

Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The Consolidated Plan is a requirement of the U.S. Department of Housing and Urban Development (HUD) that cities must prepare in order to receive federal monetary assistance from HUD programs. The Consolidated Plan is a comprehensive strategy developed by the community addressing the affordable housing and community development needs present within the community. Ultimately, the Consolidated Plan will be used to implement the Community Development Block Grant (CDBG) program.

This document is the Consolidated Plan for the next five-year period (2015-2019). The 2015 Consolidated Plan will become effective October 1, 2015. Annual Action Plans are also required. As mandated by HUD, The Consolidated Plan must contain the following elements:

1. Citizen Participation Plan
2. Housing and Homeless Needs Assessment
3. Housing Market Analysis
4. Strategic Plan with Housing and Community Development Priorities
5. One-Year Action Plan

CDBG funds must be used for eligible activities only. Eligible activities are determined by statutory and regulatory limitations. Every CDBG-funded activity must meet one of three national objectives of the program:

- benefiting low and moderate income people,
- preventing or eliminating slums or blight, or
- meet needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

Additionally, the activity must conform to a number of programmatic requirements such as meeting environmental clearance standards and labor standards.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

Citizen participation was important in establishing needs and setting goals for the 2015 - 2019 Consolidated Plan. Based on the needs analysis, the Consolidated Plan describes the following housing and community development objectives for Allen.

Objective #1: To preserve and expand the supply of decent, safe, and affordable housing through the rehabilitation of existing residential property.

Strategy #1: Provide housing rehabilitation, home repair and weatherization assistance to low for moderate income persons.

Goal: The City will provide financial assistance for rehabilitation and repair of owner-occupied units. It is anticipated that 50 dwellings will be rehabilitated or repaired at a rate of ten (10) per year.

Objective #2: To provide educational information for low and moderate persons about affordable housing, homeownership, lenders fair housing laws, and lead-based paint hazards.

Strategy #2: Provide housing assistance and education to low to moderate income persons.

Goal: The City will provide workshops to educate the community about housing by availability/accessibility of a suitable living environment. It is anticipated that 100 people will attend workshops at a rate of twenty (20) persons per year.

Objective #3: To encourage the expansion and accessibility of human services for low to moderate income persons.

Strategy #3: Assist public service agencies who serve all categories of very low to moderate income persons.

Goal: Provide support to public service agencies for all classifications of very low to moderate income persons. The City plans to fund public service activities from CDBG funds and alternative sources. Services may include job placement / counseling, food and clothing, interim assistance, homeless prevention, transportation services, youth services, and child care services.

3. Evaluation of past performance

Evaluation of Past Performance

The 2014 – 2015 program year will be the 11th year for the City of Allen as a participant in the CDBG program. It is also the fifth year under the previous Consolidated Plan. Previous activities implemented generally met the goals established in the previous Consolidated Plan. Overall, the activities have been very successful and in some cases have exceeded expectations. Funds are being spent in a timely manner with the majority of funds being spent prior to the end of each program year.

Applications for these housing programs will be accepted year round as funds become available. For complete details and program requirements, contact the Planning and Development Department at (214) 509-4164, or email pblaydes@cityofallen.org.

4. Summary of citizen participation process and consultation process

Public input was sought through neighborhood meetings, surveys, consultations and public hearings in accordance with the Citizen Participation Plan. An additional summary of public participation can be found in Attachment B. The draft Annual Action Plan was advertised in the local newspaper and made available on the City's website with a public comment period beginning June 15, 2015.

5. Summary of public comments

A summary of public comments and input can be found in "Attachment B Citizen Engagement."

6. Summary of comments or views not accepted and the reasons for not accepting them

N/A

7. Summary

This section is optional and intentionally left blank.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	ALLEN	
CDBG Administrator	ALLEN	

Table 1 – Responsible Agencies

Narrative

Lead Agency

The City of Allen is the lead agency for development and implementation of the 2015 – 2019 Consolidated Plan. The City will monitor the subrecipient agency for compliance with federal, state and local requirements and to ensure performance. The City will also coordinate with other agencies including Collin County Community on Aging, Allen Community Outreach, The Samaritan Inn, Family Promise, Hope’s Door, CITY House, Collin County Homeless Coalition, Metro Dallas Homeless Alliance, City of McKinney, City of Frisco, McKinney Housing Authority, City of Plano, and the Plano Housing Authority as necessary during development and implementation of the plan.

The City of Allen expects to receive funds through the CDBG program only and is not a participant in the HOME, ESG or HOPWA programs. The City of Allen’s Community Development Block Grant Program Year will be October 1, 2015 through September 30, 2016. The Consolidated Plan period will be October 1, 2015 through September 31, 2020. Any major revisions will be made by formal amendment to the Consolidated Plan.

Consolidated Plan Public Contact Information

City of Allen

Community Development Department

305 Century

Allen, Texas 75013

214.509.4060

www.cityoffallen.org

PR-10 Consultation - 91.100, 91.200(b), 91.215(I)

1. Introduction

Along with City staff and department directors, a number of housing, community, social service providers, and public agencies were consulted for the preparation of the Plan.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

In preparing the ConPlan and the Action Plan, the City consulted with and collected information from other departments and outside agencies that have responsibility for administering programs covered by or affected by the Consolidated Plan, most notably the Collin County Homeless Coalition.

The City also conducted informal consultation with the social service agencies, housing developers and other City Departments also happened throughout the development of the Consolidated Plan and contributed to the selection of the overall strategies presented. The city maintains regular contact and receives constant input from the business community through its economic development activities.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The City coordinates with the local Continuum of Care (COC) through regular attendance, executive leadership committee membership, and coordination with both the COC and Collin County Homeless Coalition (CCHC). The City executes its own annual Point In Time Count and coordinates with the COC and CCHC in finalizing results and utilizing data. Homeless prevention activities in the City include a variety of agency partnerships to address housing, education, employment, health, and other human service needs. In addition, alternative sources of homeless prevention information can be obtained through the state sponsored 211 system and Collin County Cares, a 24-hour Community Information and Referral Service.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

Although the Allen does not receive an allocation of Emergency Solutions Grant funding, the City coordinates with the local COC and Collin County Homeless Coalition (CCHC).

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	HOPE'S DOOR INC.
	Agency/Group/Organization Type	Services-Children Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
2	Agency/Group/Organization	ALLEN COMMUNITY OUTREACH
	Agency/Group/Organization Type	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-homeless Services-Health Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Families with children Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence

3	Agency/Group/Organization	PLANO HOUSING AUTHORITY
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-homeless Services-Education Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
4	Agency/Group/Organization	CASA OF COLLIN COUNTY
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
5	Agency/Group/Organization	SAMARITAN INN
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
6	Agency/Group/Organization	McKinney Housing Authority
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
7	Agency/Group/Organization	MCKINNEY
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs HOPWA Strategy Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
8	Agency/Group/Organization	LIFEPATH SYSTEMS
	Agency/Group/Organization Type	Services-Education Services-Employment

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
9	Agency/Group/Organization	COLLIN COUNTY COMMITTEE ON AGING
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
10	Agency/Group/Organization	COLLIN COUNTY CHILDREN'S ADVOCACY CENTER
	Agency/Group/Organization Type	Services-Children Services - Victims
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
11	Agency/Group/Organization	ASSISTANCE CENTER OF COLLIN COUNTY
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Market Analysis

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
12	Agency/Group/Organization	Collin County Homeless Coalition
	Agency/Group/Organization Type	Planning organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
13	Agency/Group/Organization	PLANO
	Agency/Group/Organization Type	Other government - Local

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
14	Agency/Group/Organization	Family Promise of Collin County
	Agency/Group/Organization Type	Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy

How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings and correspondence
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Identify any Agency Types not consulted and provide rationale for not consulting

The City made every effort to consult all agency types and did not specifically exclude any particular agency or agency type.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care		

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))

To ensure coordination, the City published newspaper of all public and neighborhood meetings, routinely updated social and public services agencies, and continually consulted with interested parties.

Narrative (optional):

PR-15 Citizen Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

As a CDBG grantee, the City is required to provide an opportunity for citizens to participate in the planning and development phases of the Consolidated Plan and Annual Action Plans. The Citizen Participation Plan may be found in Attachment A.

It is the goal of the City of Allen to encourage:

- Citizen input in the development of the 5-Year Consolidated Plan and each Annual Action Plan;
- Participation by low to moderate income persons, especially in predominantly low to moderate income neighborhoods where CDBG funds are proposed to be used; and
- Participation by minorities and non-English speaking persons and persons with disabilities.

Public Input

The 2015 - 2019 Consolidated Plan was based on the input received from a community participation effort under the direction of the City of Allen's Planning and Development Department. The developmental phase for the Consolidated Plan entailed participation from citizens and the above mentioned agencies; as well as City of Allen municipal departments.

The citizen participation process included:

- .. A survey of residents and property owners in targeted neighborhoods.
- .. Three neighborhood meetings for targeted neighborhoods and the community at- large.
- .. Distribution of the draft plan via internet and City facilities.
- .. Two public hearings and a Workshop before City Council.
- .. Publicity via local media/newspaper and the City’s website.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper Ad	Non-targeted/broad community	No Responses	No Comments Received	N/A	
2	Direct Mail for Neighborhood Meetings	Targeted Neighborhoods	No Responses	No Comments Received	N/A	
3	Direct Mail for Neighborhood Meetings	Targeted Neighborhoods	181 responses	Summary of Comments in Attachmend B	All comments were accepted	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Public Meeting	Targeted Neighborhoods	6 attendees	Summary in Attachment B	All accepted	3/16/2015 at Anderson Elm.
5	Public Meeting	Targeted Neighborhood	25 attendees	Summary found in attachment B	All accepted	3/23/2015 at Boyd Elm.
6	Public Meeting	Targeted Neighborhood	30 attendees	Summary Found in Attachment B	All accepted	3/26/15 at Roundtree Elm.
7	Public Hearing	Non-targeted/broad community	No Responses	No Public Comments	N/A	
8	Public Hearing	Non-targeted/broad community	No Responses	No Public Comments	N/A	
9	Public Meeting	Non-targeted/broad community	No Responses	No Public Comments	N/A	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Needs Assessment is a study of the housing needs, homeless needs, and non-housing needs. Housing and homeless needs are determined by: 1) affordability; 2) age and condition of units; and 3) occupancy or overcrowding. Non-housing needs are determined by need for social services.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

With the increasing demand for housing in the City of Allen, it is likely that the cost burden of housing will increase for low to moderate-income persons, the elderly, and persons with disabilities. A review of the 2011 Housing Affordability Data shows that there are no housing units in Allen that are affordable to families below 30% of the area median family income. There is a limited number of housing units affordable for households with incomes below 50% or below 80% of the area median. According to the 2011 HSD, approximately 18% of Allen's households fall below the 80% area median income. According to the 2011 ACS, the median household income for Allen is \$98,745.

Demographics	Base Year: 2000	Most Recent Year: 2011	% Change
Population	43,580	81,326	87%
Households	14,225	26,959	90%
Median Income	\$78,924.00	\$98,745.00	25%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	1,040	1,425	2,355	1,630	20,505
Small Family Households *	605	605	1,275	830	13,255
Large Family Households *	50	155	150	135	3,050
Household contains at least one person 62-74 years of age	150	255	425	210	1,820
Household contains at least one person age 75 or older	65	215	170	155	485
Households with one or more children 6 years old or younger *	259	310	485	385	5,640
* the highest income category for these family types is >80% HAMFI					

Table 6 - Total Households Table

Data Source: 2007-2011 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	0	0	0	0	0	0	0	10	0	10
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	0	0	10	0	10	0	0	15	0	15
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	35	70	0	0	105	0	0	0	0	0
Housing cost burden greater than 50% of income (and none of the above problems)	385	520	215	0	1,120	410	460	340	105	1,315
Housing cost burden greater than 30% of income (and none of the above problems)	10	125	585	130	850	25	140	675	410	1,250

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Zero/negative Income (and none of the above problems)	75	0	0	0	75	25	0	0	0	25

Table 7 – Housing Problems Table

Data 2007-2011 CHAS

Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	420	595	220	0	1,235	410	460	365	105	1,340
Having none of four housing problems	90	155	875	715	1,835	25	215	895	810	1,945
Household has negative income, but none of the other housing problems	75	0	0	0	75	25	0	0	0	25

Table 8 – Housing Problems 2

Data 2007-2011 CHAS

Source:

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	225	335	480	1,040	260	230	460	950
Large Related	50	70	10	130	0	55	125	180
Elderly	25	140	125	290	95	270	280	645
Other	130	175	190	495	80	45	155	280
Total need by income	430	720	805	1,955	435	600	1,020	2,055

Table 9 – Cost Burden > 30%

Data 2007-2011 CHAS
Source:

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	215	310	120	645	250	230	45	525
Large Related	50	70	10	130	0	55	65	120
Elderly	25	130	40	195	80	145	95	320
Other	130	70	45	245	80	35	135	250
Total need by income	420	580	215	1,215	410	465	340	1,215

Table 10 – Cost Burden > 50%

Data 2007-2011 CHAS
Source:

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	35	70	0	0	105	0	0	0	0	0
Multiple, unrelated family households	0	0	0	0	0	0	0	15	0	15
Other, non-family households	0	0	10	0	10	0	0	0	0	0
Total need by income	35	70	10	0	115	0	0	15	0	15

Table 11 – Crowding Information – 1/2

Data 2007-2011 CHAS
Source:

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

Table 12 – Crowding Information – 2/2

Data Source
Comments:

Describe the number and type of single person households in need of housing assistance.

The main need of single person households in Allen is consistent with the main need of large family households in Allen; cost burden of housing.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

This section is optional and intentionally left blank.

What are the most common housing problems?

The most common housing problem Allen faces is cost burden.

Are any populations/household types more affected than others by these problems?

Extremely Low Income Families

Extremely low income families are defined as those earning less than 30% of the area annual median family income. According to the 2007-2011 HAD, 2% of the homeowner households and 11% of the renter households in Allen are extremely low income. Of these, 74% of the renters had housing problems and 72% had a > 50% cost burden. Ninety-Four percent (94%) of homeowners reported housing problems and 89% had a >50% cost burden.

Low Income Families

Low-income families are defined as those earning from 30% to 50% of the area annual median family income. According to the 2007-2011 HAD, 3% of the homeowner households and 15% of the renter households in Allen are low income. Of these, 96% of the renters had housing problems with 81% having a > 50% cost burden. Eighty-Eight percent (88%) of homeowners reported housing problems with 68% having a > 50% cost burden.

Moderate Income Families

Moderate-income families are defined as those earning from 51% to 80% of the area annual median family income. According to the 2007-2011 HAD, 6% of the homeowner households and 21% of the renter households in Allen are moderate-income. Of these, 74% of the renters had housing problems with 0% having a > 50% cost burden. Eighty-Two percent 82% of homeowners reported housing problems with 27% having a > 50% cost burden.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

This section is optional and intentionally left blank.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The jurisdiction does not provide an estimate of at-risk populations.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

This section is optional and intentionally left blank.

Discussion

Allen's housing needs assessment indicates that goals and priorities of the ConPlan should focus on the cost burden related to the physical condition of single family owner-occupied houses of lower and moderate income households.

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

In the City of Allen, 85% of all low-moderate income households experience one or more of housing problems. With one exception, all racial and ethnic groups are no more than 10 percentage points higher than 85%. The one exception, the American Indian-Alaska Native group is such a small sample size (15) that drawing conclusions from it is unreliable.

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	865	80	95
White	460	25	30
Black / African American	165	20	0
Asian	100	0	70
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	65	0	0

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,315	110	0
White	845	35	0
Black / African American	155	10	0
Asian	40	30	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	270	30	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,845	515	0
White	1,115	455	0
Black / African American	310	0	0
Asian	160	4	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	205	55	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	650	985	0
White	505	690	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Black / African American	40	60	0
Asian	75	90	0
American Indian, Alaska Native	0	10	0
Pacific Islander	0	0	0
Hispanic	30	115	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

Discussion

This section is optional and intentionally left blank.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

In the City of Allen, 52% of all low-moderate income households experience one or more of severe housing problems. With one reliable exception, the Asian group, all other all racial and ethnic groups no more than 10 percentage points higher than 52%. As discussed in previous sections of the needs assessment, the most common housing or serve housing problem is cost burden as a result of high housing costs. The relatively small difference in severe housing problems for the Asian group is most likely a result of high housing costs in the community as a whole and not a result or racial or ethnic issues.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	830	115	95
White	430	50	30
Black / African American	165	20	0
Asian	95	10	70
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	65	0	0

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,055	370	0
White	600	280	0
Black / African American	155	10	0
Asian	30	40	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	270	30	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	585	1,770	0
White	330	1,240	0
Black / African American	80	230	0
Asian	105	60	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	55	200	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	105	1,525	0
White	70	1,120	0
Black / African American	0	100	0
Asian	25	145	0
American Indian, Alaska Native	0	10	0
Pacific Islander	0	0	0
Hispanic	10	135	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

This section is optional and intentionally left blank.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

In the City of Allen, 16% of all low-moderate income households pay 30%-50% of their income to housing costs and 10% pay more than 50% of their income to housing costs. The respective percentages for all racial and ethnic groups are no more than 10% higher than the City's overall average with one exception. The one exception is for the African American group where the percentage paying 30-50% of their income is only 12% higher than Allen's percentage as a whole.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	1,700	2,130	2,530	95
White	14,420	2,965	1,665	29
Black / African American	1,235	655	420	0
Asian	2,210	380	235	70
American Indian, Alaska Native	120	0	15	0
Pacific Islander	15	0	0	0
Hispanic	1,465	215	380	0

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2007-2011 CHAS

Discussion:

This section is optional and intentionally left blank.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

The cost burden for all racial and ethnic low-moderate income groups is high throughout Allen. There does not appear to be any one group where there is a disproportionate need.

If they have needs not identified above, what are those needs?

This section is optional and intentionally left blank.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

This section is optional and intentionally left blank.

NA-35 Public Housing – 91.205(b)

Introduction

The City of Allen works in cooperation and in conjunction with both the McKinney and the Plano Housing Authorities to provide affordable housing in the City of Allen.

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	24	1,445	0	1,403	0	1	1

Table 22 - Public Housing by Program Type

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	
# Homeless at admission	0	0	0	0	0	0	0	0	0

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
# of Elderly Program Participants (>62)	0	0	2	417	0	415	0	0
# of Disabled Families	0	0	1	340	0	327	0	0
# of Families requesting accessibility features	0	0	24	1,445	0	1,403	0	1
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	3	576	0	551	0	1	1
Black/African American	0	0	20	828	0	815	0	0	0
Asian	0	0	0	36	0	32	0	0	0

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
American Indian/Alaska Native	0	0	1	3	0	3	0	0	0
Pacific Islander	0	0	0	2	0	2	0	0	0
Other	0	0	0	0	0	0	0	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 24 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	1	63	0	60	0	0	0
Not Hispanic	0	0	23	1,382	0	1,343	0	1	1

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 25 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Though the City of Allen does not keep a waiting list for affordable housing, the needs of those on the lists of the Plano and McKinney Authorities is reflective of the needs of the community at large, namely increased access and availability to affordable housing

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

This section is optional and intentionally left blank.

How do these needs compare to the housing needs of the population at large

This section is optional and intentionally left blank.

Discussion

This section is optional and intentionally left blank.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

The proximity of the City of Allen to a large metropolitan city provides a potential to generate a homeless problem. However due to the transient nature of Collin County’s homeless population and the lack of service in Allen available for homeless individuals, Allen’s homeless population is both small and difficult to locate. This past year the City documented 9 individuals in danger of being unsheltered during the annual point in time homeless count. Those nine individuals were all sheltered and living within the one transitional housing shelter in the City.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	0	0	0	0	0	0
Chronically Homeless Individuals	0	0	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	0	0	0	0	0	0
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 26 - Homeless Needs Assessment

Data Source Comments: Annual Point In Time Homeless Count

Year	Number
2015	9
2014	0
2013	1
2012	0
2011	0
2010	1

Table 27 - Number of Documented Homeless in the Point in Time Count

Indicate if the homeless population is: Has No Rural Homeless

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

This section is optional and intentionally left blank.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	0	0
Black or African American	0	0
Asian	0	0
American Indian or Alaska Native	0	0
Pacific Islander	0	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	0	0
Not Hispanic	0	0

Data Source
Comments:

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

This section is optional and intentionally left blank.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

This section is optional and intentionally left blank.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

With few exceptions, all of Allen's homeless are sheltered at the Family Promise shelter.

Discussion:

In Allen there are no homeless shelters and one transitional living facility, Family Promise. The closest emergency shelter is located in McKinney, the Samaritan Inn. It is the only emergency homeless shelter in Collin County. The Samaritan Inn turns away approximately 30 people a week. These individuals or families are referred to other Dallas County for assistance.

Current local public services are focused on homeless prevention. Homeless individuals currently seek services in McKinney, Plano or Dallas where shelters exist if they do not qualify for Family Promise or if Family Promise is full. The City has taken a more active role in the Collin County Homeless Coalition by serving as an executive leadership board member, participating in monthly meetings and conducting the annual survey. In 2004, the City of Allen assisted with the development of the Collin County Plan to End

Homelessness. The City will take appropriate measures to provide necessary services to homeless persons as the need arises.

Family Promise was created in 2009 to help alleviate some of the overcrowding in the nearby shelters. Family Promise Network is made up of 10-15 churches or faith-based organizations. Family Promise provides a way for religious congregations to work together to assist homeless families. The plan is modeled after the Interfaith Hospitality Network that has been around for over 20 years. Their mission is to provide shelter, food and support services to Collin County families with children as they regain sustainable independence. They currently operate one transitional housing shelter within the City of Allen for families. The City works closely with Family Promise and provides funding to the organization to help with the homeless needs in the City.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

No other special needs have been identified in Allen with respect to non-homeless including frail elderly, disabled persons, persons with alcohol or drug addiction, and persons with HIV/AIDS. According to the available information the unmet need for people who are not homeless but require supportive housing in order to live independently is low. Some services are available for these special needs through nonprofit agencies, mostly outside the City of Allen. The City will continue to work with social service agencies to monitor and address these needs.

Describe the characteristics of special needs populations in your community:

This section is optional and intentionally left blank.

What are the housing and supportive service needs of these populations and how are these needs determined?

This section is optional and intentionally left blank.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

This section is optional and intentionally left blank.

Discussion:

This section is optional and intentionally left blank.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

Public facilities help create a pleasant and suitable living environment for the residents of Allen. The City supports various public facilities and continues to fund them. The City recently developed an update to its Comprehensive Plan in which the various needs for improved or additional Public Facilities was discussed. At that time, no funding for the facilities from CDBG sources was identified.

How were these needs determined?

The needs were determined through the process above.

Describe the jurisdiction's need for Public Improvements:

As part of the ConPlan process the need for Public Improvements were discussed. Though surveys from residents indicated that there was a need for street lights and street repairs, the scattered nature of those responses and the limited nature of the small allocation of CDBG funds made implementation of a street repair program infeasible.

How were these needs determined?

The needs were determined through the process above.

Describe the jurisdiction's need for Public Services:

Though consultations with service providers and with public service agencies a number of public service needs were identified. Three needs in particular were identified: Housing, Transportation and Medical Care.

How were these needs determined?

Though consultations with public service agencies.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

Allen's continued growth added more than 13,000 households since 2000, a 76% increase. Allen's older neighborhoods are generally 30 years old, with smaller residential units typical of a suburban bedroom community where housing was most affordable. More recent developments and increases in disposable income have resulted in single-family detached housing catering to a relatively affluent population.

Allen's residential neighborhoods are generally centered around neighborhood elementary schools, and are often combined with neighborhood parks. Linkages between neighborhoods, parks and schools by both local streets and a system of trails and greenbelts are prevalent. These amenities are sometimes lacking in the older subdivisions.

Allen's development as a newer and affluent community is at odds with the community's desire to provide a wide range of housing types, including "affordable" housing. It is for this reason that the preservation of the older neighborhoods, characterized by smaller homes and lots, is considered a high priority. These neighborhoods provide the best housing opportunities for low income persons and persons with special needs. It will be necessary to continue to upgrade infrastructure in several of these neighborhoods. The City continues to implement programs to increase the levels of homeownership, encourage the establishment of neighborhood associations and to continue an emphasis on code compliance and property maintenance.

Attached and multi-family housing is a clear alternative to expensive single-family detached housing. To the extent that the supply of this type of housing is market-driven based on a regional demand, the City may encourage the preservation of existing units and the creation of new units in higher density mixed-use developments.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

Many factors such as population growth, demographic changes, market forces, and the economy determine the housing supply needed within the City. While population growth often results in increased demand for goods and services, the type and number of households is a more important factor in driving the demand for housing because a larger number of households create more competition for the available units.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	24,296	86%
1-unit, attached structure	536	2%
2-4 units	371	1%
5-19 units	1,721	6%
20 or more units	1,413	5%
Mobile Home, boat, RV, van, etc	0	0%
Total	28,337	100%

Table 28 – Residential Properties by Unit Number

Data Source: 2007-2011 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	0	0%	8	0%
1 bedroom	30	0%	1,094	21%
2 bedrooms	453	2%	1,705	33%
3 or more bedrooms	21,298	98%	2,371	46%
Total	21,781	100%	5,178	100%

Table 29 – Unit Size by Tenure

Data Source: 2007-2011 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The Plano Housing Authority and McKinney Housing Authority operate their programs to target the needs identified in their perspective communities; however there is a limited amount of assistance provided to households in Allen. Both provide housing choice vouchers which are sometimes used in Allen. A majority of these units are older multi-family complexes. Both housing authorities also maintain a waiting list for residents currently living in Allen.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

This section is optional and was intentionally left blank.

Does the availability of housing units meet the needs of the population?

Though population growth has slowed recently in Allen from the historic levels of the 1990's and 2000's, Allen still remains a growing community. The current population is 91,157; however, in the next five years, the City of Allen projects the population will increase to approximately 104,624 by the year 2019. This represents a 14% increase in the population. Allen will need an estimated 4,288 additional housing units to accommodate the growth. Based on current trends, it is expected that the majority of this construction will be new housing units targeted to the middle and upper income groups. The projected population increase and the resulting additional demand for housing could increase the costs of purchasing a home as well as the cost of renting during the next five years.

Ninety-one percent (91%) of the housing in Allen has been constructed since 1980 and seventy-five percent (75%) of the housing in Allen has been constructed since 1990. However, there are some older areas within the community where housing is showing initial signs of decline and these are generally located in low to moderate income areas.

With the increasing demand for housing in the City of Allen, it is likely that the cost burden of housing will increase for low to moderate-income persons, the elderly, and persons with disabilities. A review of the 2011 Housing Affordability Data shows that there are no housing units in Allen that are affordable to families below 30% of the area median family income. There is a limited number of housing units affordable for households with incomes below 50% or below 80% of the area median. According to the 2011 HSD, approximately 18% of Allen's households fall below the 80% area median income. According to the 2010 Census, the median household income for Allen is \$102,904.

Describe the need for specific types of housing:

The continues to be a need for additional housing for low and moderate income households in Allen. The affordability for lower income first-time homebuyers is a continuing challenge, particularly as supply of affordable properties continues to be limited, transportation options remain limited, and HUD funding declines.

Discussion

See discussion above.

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

The data below shows that the cost of housing in Allen has increased over the past years.

Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	142,200	194,700	37%
Median Contract Rent	744	973	31%

Table 30 – Cost of Housing

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	302	5.8%
\$500-999	2,591	50.1%
\$1,000-1,499	1,623	31.3%
\$1,500-1,999	601	11.6%
\$2,000 or more	61	1.2%
Total	5,178	100.0%

Table 31 - Rent Paid

Data Source: 2007-2011 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	140	No Data
50% HAMFI	305	245
80% HAMFI	2,035	1,730
100% HAMFI	No Data	3,065
Total	2,480	5,040

Table 32 – Housing Affordability

Data Source: 2007-2011 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	0	0	0	0	0
High HOME Rent	0	0	0	0	0
Low HOME Rent	0	0	0	0	0

Table 33 – Monthly Rent

Data Source Comments:

Is there sufficient housing for households at all income levels?

With the increasing demand for housing in the City of Allen, it is likely that the cost burden of housing will increase for low to moderate-income persons, the elderly, and persons with disabilities. A review of the 2011 Housing Affordability Data shows that there are no housing units in Allen that are affordable to families below 30% of the area median family income. There is a limited number of housing units affordable for households with incomes below 50% or below 80% of the area median. According to the 2011 HSD, approximately 18% of Allen’s households fall below the 80% area median income. According to the 2010 Census, the median household income for Allen is \$102,904.

How is affordability of housing likely to change considering changes to home values and/or rents?

Housing values in Allen have increased since 2000. In 2010 the median value of a home was \$194,700. This is up from \$142,400 in 2000 and \$84,100 in 1990, a 130% increase over 20 years. Similarly, monthly rents have increased from \$643 to \$1069, a 66% increase. Values tend to be higher in the new subdivisions located on the west side of Highway 75. The relatively high cost of housing in Allen may be traced to market demand for relatively low density housing, a dwindling supply of land and the desirability of public schools in Allen.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

This section is optional and was intentionally left blank.

Discussion

This section is optional and was intentionally left blank.

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

In 2013, the Code Compliance Division of the Community Development Department conducted a property conditions survey of older neighborhoods. The survey was used to rate the exterior conditions of the structures on each property. The results showed that out of the 6,894 structures surveyed, 5,426 structures or 78% of the houses surveyed are in excellent condition.

Definitions

Substandard housing is defined in City of Allen codes as “a building which is dilapidated, structurally unsound or dangerous and unfit for human habitation...”

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	4,820	22%	2,237	43%
With two selected Conditions	40	0%	113	2%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	16,921	78%	2,828	55%
Total	21,781	100%	5,178	100%

Table 34 - Condition of Units

Data Source: 2007-2011 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	9,903	45%	2,307	45%
1980-1999	10,329	47%	2,324	45%
1950-1979	1,487	7%	529	10%
Before 1950	62	0%	18	0%
Total	21,781	99%	5,178	100%

Table 35 – Year Unit Built

Data Source: 2007-2011 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	1,549	7%	547	11%

Housing Units build before 1980 with children present	5,720	26%	1,035	20%
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Table 36 – Risk of Lead-Based Paint

Data Source: 2007-2011 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 37 - Vacant Units

Data Source: 2005-2009 CHAS

Need for Owner and Rental Rehabilitation

Ninety-one percent (91%) of the housing in Allen has been constructed since 1980 and seventy-five percent (75%) of the housing in Allen has been constructed since 1990. However, there are some older areas within the community where housing is showing initial signs of decline. Existing substandard housing is not a problem, but the aging housing stock will require attention as they become older and less functional.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

The number of housing units in the City that contain lead based paint hazards is unknown. Ninety-one percent (91%) of the housing in Allen was built after 1980. Most of the housing stock in the targeted neighborhoods was built around the time that lead-based paint became illegal. Fifty-five percent (55%) of all the houses that have been rehabilitated through the Owner-Occupied Housing Rehabilitation Program were built before 1978. In the ten years of the Owner Occupied Housing Rehabilitation Program, only five homes out of over 90 tested positive for any identifiable lead and in very limited areas. Therefore, the number of housing units occupied by LMI families with lead-based paint hazards is very minimal. The City will continue required lead-based paint testing and abatement when necessary.

Discussion

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

The Plano Housing Authority and McKinney Housing Authority operate their programs to target the needs identified in their perspective communities; however there is a limited amount of assistance provided to households in Allen. Both provide housing choice vouchers which are sometimes used in Allen. A majority of these units are older multi-family complexes. Both housing authorities also maintain a waiting list for residents currently living in Allen.

Totals Number of Units

	Certificate	Mod-Rehab	Public Housing	Program Type					
				Total	Project -based	Tenant -based	Vouchers		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available			50	1,262			0	0	0
# of accessible units									
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 38 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

This section is optional and was intentionally left blank.

Public Housing Condition

Public Housing Development	Average Inspection Score

Table 39 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

This section is optional and was intentionally left blank.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

This section is optional and was intentionally left blank.

Discussion:

This section is optional and was intentionally left blank.

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Homelessness has been a problem in the City of Dallas and more limited in Collin County where there are other agencies which provide assistance to homeless persons.

Homelessness was recently documented in the City of Allen during this year’s Homeless “Point-In-Time” Count. Even though volunteers only found nine individuals the Collin County Homeless Coalition suspects there are more individuals and families in Allen needing assistance with shelter. There are no homeless shelters however, there is one transitional housing shelter recently opened in Allen to assist the homeless. Family Promise was created in 2009 to help alleviate some of the overcrowding in the nearby shelters. Involvement in the Collin County Homeless Coalition and consultations with the various shelters assist with identifying homeless needs in Allen. Data from the shelter shows that it rarely provides services to people that are chronically homeless. It is a low priority need

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	0	0	0	0	0
Households with Only Adults	0	0	0	0	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

Table 40 - Facilities and Housing Targeted to Homeless Households

Data Source Comments:

Describe mainstream services, such as health, mental health, and employment services to the extent those services are use to complement services targeted to homeless persons

This section is optional and was intentionally left blank.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

This section is optional and was intentionally left blank.

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

No other special needs have been identified for facilities and services that assist persons who are not homeless but who require supportive housing. According to the available information there are few, if any, people who are not homeless but require supportive housing in order to live independently. The City will continue to consult with agencies serving special needs populations to identify housing needs.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

This section is optional and was intentionally left blank.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

This section is optional and was intentionally left blank.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

The City will fund other types of public services to special needs populations, such as mental health services, senior services, job training and educational services for special needs populations, case management and emergency services for homeless persons, emergency rental assistance for persons at risk of homelessness, special needs transportation services, and after school programs for children and youth.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

The City will fund other types of public services to special needs populations, such as mental health services, senior services, job training and educational services for special needs populations, case management and emergency services for homeless persons, emergency rental assistance for persons at risk of homelessness, special needs transportation services, and after school programs for children and youth.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

The major barrier to affordable housing is a limited supply of affordable housing. Relatively few low cost homes are for sale in Allen. Some of the homes that are available at lower prices are in poor condition. Lower priced homes have historically also sold very quickly, pointing to a possible demand for affordable housing, although that trend may be changing due to the current changes in the economy, market conditions and lending practices.

Land and development costs also discourage the construction of new lower priced homes. The housing market combined with the current economic situation, development standards and regulations make new affordable housing difficult to provide. This contributes to a lack of interest by most developers and builders to construct lower priced housing. Additionally, no new multi-family dwellings are currently being developed that would be considered affordably priced housing for low to moderate income residents.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	510	19	1	0	-1
Arts, Entertainment, Accommodations	4,403	3,848	11	21	10
Construction	1,563	657	4	4	0
Education and Health Care Services	5,385	3,162	14	17	3
Finance, Insurance, and Real Estate	4,470	1,037	11	6	-5
Information	2,065	301	5	2	-3
Manufacturing	4,769	1,534	12	8	-4
Other Services	1,267	719	3	4	1
Professional, Scientific, Management Services	5,444	1,915	14	11	-3
Public Administration	0	0	0	0	0
Retail Trade	5,655	4,353	14	24	10
Transportation and Warehousing	1,180	69	3	0	-3
Wholesale Trade	2,795	567	7	3	-4
Total	39,506	18,181	--	--	--

Table 41 - Business Activity

Data Source: 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	43,967
Civilian Employed Population 16 years and over	41,591
Unemployment Rate	5.40
Unemployment Rate for Ages 16-24	20.98
Unemployment Rate for Ages 25-65	3.05

Table 42 - Labor Force

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	16,198
Farming, fisheries and forestry occupations	1,345
Service	2,552
Sales and office	10,957
Construction, extraction, maintenance and repair	1,773
Production, transportation and material moving	1,199

Table 43 – Occupations by Sector

Data Source: 2007-2011 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	21,271	56%
30-59 Minutes	13,654	36%
60 or More Minutes	2,865	8%
Total	37,790	100%

Table 44 - Travel Time

Data Source: 2007-2011 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	1,272	142	613
High school graduate (includes equivalency)	4,412	188	1,103
Some college or Associate's degree	11,699	540	2,311

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Bachelor's degree or higher	19,896	530	3,192

Table 45 - Educational Attainment by Employment Status

Data Source: 2007-2011 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	52	276	138	538	272
9th to 12th grade, no diploma	526	396	142	537	161
High school graduate, GED, or alternative	1,387	1,509	1,296	2,898	1,074
Some college, no degree	1,816	2,678	2,958	4,673	1,098
Associate's degree	216	892	1,332	2,017	206
Bachelor's degree	377	3,590	6,143	5,676	856
Graduate or professional degree	29	1,505	3,393	3,333	503

Table 46 - Educational Attainment by Age

Data Source: 2007-2011 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,723
High school graduate (includes equivalency)	33,716
Some college or Associate's degree	41,268
Bachelor's degree	66,919
Graduate or professional degree	83,802

Table 47 – Median Earnings in the Past 12 Months

Data Source: 2007-2011 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

Based on local information available, the major job sectors within the City of Allen are:

Arts, Entertainment, Accommodations,

Education and Health Care Services,

Professional, Scientific, Management Services,

Retail Trade,

Finance, Insurance, and Real Estate

Describe the workforce and infrastructure needs of the business community:

A key workforce and infrastructure need in Collin County is ensuring that employees are able to get to their employers. Transportation availability, public in particular, is limited which may hinder potential employees from working in any area.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The eventually development of the SH-121 (Sam Rayburn Toll way) Corridor will likely bring a number of additional jobs to the area. But as that area's future is yet to be determined, the employment needs and workforce needs are difficult to predict at this time.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

Many of the jobs in area require advanced education, and Allen's educational attainment percentages match well with those needs.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

The North Central Texas Workforce Development Board serves 14 counties in the DFW metroplex including Collin County. Their 2013 annual report indicates about 18,500 people in Collin County served with 200 people receiving job training. For those who qualify, they provide child care to families to help heads of households improve their skills and find jobs as well as education and certificate programs. Finally, the Board partners with the Collin County Community College District to provide a supply chain logistics certification program.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

No

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

This section is optional and was intentionally left blank.

Discussion

This section is optional and was intentionally left blank.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

The City did not identify any specific areas has having a multitude of housing problems.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

The City did not identify any specific areas has having a concentration of racial or ethnic minorities or low income families.

What are the characteristics of the market in these areas/neighborhoods?

The City identified no such neighborhoods.

Are there any community assets in these areas/neighborhoods?

The City identified no such neighborhoods.

Are there other strategic opportunities in any of these areas?

The City identified no such neighborhoods.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The national goal of the Community Development Block Grant (CDBG) program is the development of viable urban communities, by providing decent housing, a suitable living environment and the expansion of economic opportunities, principally for persons of low- and moderate-income. It is the intent of the City of Allen to pursue the national goal through implementation of this Strategic Plan.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 48 - Geographic Priority Areas

1	Area Name:	Citywide
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	For the Public Service Agencies - Citywide For the Homebuyer Education Program - Citywide For the Home Repair Program - the Windridge, Hillside Village, Collin Square, Timberbend, and Oakhill Neighborhoods
	Include specific housing and commercial characteristics of this target area.	In these focused neighborhoods the housing stock is typically older, often in need of repair or renovation.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	These areas have been areas of concern in the past and emerged in the course of examining the data. It was also mentioned in the course of the Public Hearing discussions and included in the neighborhood surveys and neighborhood meetings. These discussions and meetings confirmed the already known needs of these areas, complementing or corroborating the data.
	Identify the needs in this target area.	The needs for the area housing repairs and rehabilitation for owner occupied housing, home buyer assistance, and public service programs for local and moderate income households.
What are the opportunities for improvement in this target area?	The City can improve the quality of life by revitalizing these neighborhoods economically and in their appearance.	
Are there barriers to improvement in this target area?	The main barrier is the amount of effort and resources needed to provide the necessary assistance.	

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The City has not designated any general target areas for the overall CDBG program because low to moderate income individuals and families reside in most areas of the city. However, CDBG Home Repair activities will be focused, but not limited to five different neighborhoods in Allen. Those Neighborhoods are the Windridge, Hillside Village, Oakhill, Timberbend and Collin Square Neighborhoods.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 49 – Priority Needs Summary

1	Priority Need Name	Housing
	Priority Level	High
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	Citywide
	Associated Goals	Home Rehabilitation Program
	Description	<p style="text-align: justify; margin-left: 0.5in;">Provide housing rehabilitation, home repair and weatherization assistance to low to moderate-income persons.</p>
	Basis for Relative Priority	Increase supply of affordable units, reduce cost burden
2	Priority Need Name	Homebuyer Education
	Priority Level	Low
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	Citywide
	Associated Goals	Homebuyer Education
	Description	To provide educational information to low and moderate persons about affordable housing, homeownership, lenders, fair housing laws, and lead-based paint hazards.
	Basis for Relative Priority	<p style="margin-bottom: 10pt;" class="Default">Assist low/moderate income homebuyers with housing</p>
3	Priority Need Name	Human Services

Priority Level	Low
Population	Extremely Low Low Moderate
Geographic Areas Affected	Citywide
Associated Goals	Human Services
Description	To encourage the expansion and accessibility of human services for very low to moderate-income persons.
Basis for Relative Priority	Provide rental and utility assistance to prevent homelessness

Narrative (Optional)

Priorities were developed based on the needs assessments, public input and in accordance with the City’s programmatic goals and objectives as adopted in the five year Consolidated Plan. The priorities are compatible with findings in the Allen Comprehensive Plan. A Neighborhood Task Force completed a study to determine geographic areas of need. Priority for CDBG programs will be given to targeted neighborhoods.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The City does not anticipate funding TBRA in the near future.
TBRA for Non-Homeless Special Needs	The City does not anticipate funding TBRA for Non-Homeless Special Needs in the near future.
New Unit Production	The City does not anticipate funding any new unit production in the near future.
Rehabilitation	Housing Rehabilitation uses HUD funds to provide rehabilitation and repairs for low/moderate income homeowners.
Acquisition, including preservation	The City does not anticipate funding any acquisition, including preservation in the near future.

Table 50 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

The City of Allen expects to receive a annual allocation between \$250,000 and \$300,000 per year for the 2015-2019 program years. At the end of this year, the City expects to have roughly \$100,000 in prior year resources. It is expected that the majority of the prior year funds as well as the 2015 program year funds will be spent in the 2015 program year.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	293,250	0	100,000	393,250	0	

Table 51 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

In addition to CDBG funds, the City will be contributing local funds to infrastructure projects implemented in Target Neighborhoods in coordination with CDBG activities. Funding for public service agencies will also be made available by the City.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

This section is optional and was intentionally left blank.

Discussion

This section is optional and was intentionally left blank.

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
ALLEN	Government		Jurisdiction

Table 52 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The Community Development Block Grant will provide the funding for Owner-Occupied Housing Rehabilitation program and the Public service agencies to provide services. The institutional structure of public, non-profit, and private organizations generally function well in meeting the needs of families and individuals in the community. The lack of funding for serving those in need is the only identified gap in the institutional structure.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	
Legal Assistance		X	
Mortgage Assistance	X	X	
Rental Assistance	X	X	
Utilities Assistance	X	X	
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics			
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X	X	
Education	X		
Employment and Employment Training	X	X	
Healthcare	X		
HIV/AIDS	X		
Life Skills	X	X	
Mental Health Counseling	X		

Transportation	X		
Other			
	X		

Table 53 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The service delivery system aims to meet the needs of homeless and special needs populations through membership, participation, and coordination with the Collin County Homeless Coalition (CCHC). CCHC conducts general monthly meetings and is attended by representatives from area cities, service providers, and faith-based groups. The meetings provide a forum for problem solving, information sharing, and referral services. Agencies that serve a wide variety of special needs in locations throughout Plano and Collin County regularly attend and participate. Finally, CCHC along with the City of Allen coordinate an annual point-in-time homeless count in Collin County. Results are reported and shared in the area as well as with Metro Dallas Homeless Alliance, the area’s Continuum of Care.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The wide variety of social and public service agencies in Allen and Collin that provide services is a strength. This network of organizations leverages the services each is able to provide within its limited resources, assuring that distinct needs are addressed.

A gap in the delivery system is the number of homeless shelter beds in the area available to or set aside for homeless persons and families from Allen especially since approximately 40% of the homeless population at any time in Collin County are children.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The City will schedule meetings with the service providers on an as-needed basis to coordinate activities of the Community Development Block Grant Program. The City of Allen does not have a Housing Authority. The City continues to be involved in county wide efforts to coordinate services including the Collin County Homeless Coalition and the Metro Dallas Homeless Alliance (Continuum of Care) program initiated to address chronic homelessness.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Home Rehabilitation Program	2015	2019	Affordable Housing	Citywide	Housing	CDBG: \$339,750	Homeowner Housing Rehabilitated: 50 Household Housing Unit
2	Homebuyer Education	2015	2019	Affordable Housing	Citywide	Homebuyer Education	CDBG: \$0	Other: 100 Other
3	Human Services	2015	2019		Citywide	Human Services	CDBG: \$43,500	Public service activities for Low/Moderate Income Housing Benefit: 750 Households Assisted

Table 54 – Goals Summary

Goal Descriptions

1	Goal Name	Home Rehabilitation Program
	Goal Description	<p style="text-align: justify; margin-left: 0.5in;">The City will provide financial assistance for rehabilitation and repair of owner-occupied units. It is anticipated that 50 dwellings will be rehabbed or repaired at a rate of nine per year.</p>
2	Goal Name	Homebuyer Education
	Goal Description	The City will partner with other CDBG communities in Collin County to hold educational workshops on the home buying process, a resource guide, financial institutions, fair housing laws, and lead-based paint hazards to low to moderate-income families. It is anticipated that 20 families will receive assistance at a rate of twenty per year.

3	Goal Name	Human Services
	Goal Description	Provide support to public service agencies for all classifications of very low to moderate-income persons. The City plans to fund public service activities from CDBG funds and alternative sources. Services may include job placement / counseling, food and clothing, interim assistance, homeless prevention, transportation services, youth services and child care services.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

Through the 2019 Program Year, the City of Allen estimates that 50 homes will be repaired or rehabilitated, 100 residents will receive home buyer education and 750 households will receive public service agency assistance.

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

Activities to Increase Resident Involvements

Is the public housing agency designated as troubled under 24 CFR part 902?

N/A

Plan to remove the ‘troubled’ designation

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

The major barrier to affordable housing is a limited supply of affordable housing. Relatively few low cost homes are for sale in Allen. Some of the homes that are available at lower prices are in poor condition. Lower priced homes have historically also sold very quickly, pointing to a possible demand for affordable housing, although that trend may be changing due to the current changes in the economy, market conditions and lending practices.

Land and development costs also discourage the construction of new lower priced homes. The housing market combined with the current economic situation, development standards and regulations make new affordable housing difficult to provide. This contributes to a lack of interest by most developers and builders to construct lower priced housing. Additionally, no new multi-family dwellings are currently being developed that would be considered affordably priced housing for low to moderate income residents.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The CDBG programs for the 2013-2014 year will assist low-income residents in overcoming the affordability barriers. In addition, through the planning and development processes, the Community Development Department continues to advocate a balance of new housing types. Results can be seen in an increase in discussions regarding new housing developments that include townhomes, small lot developments, senior lot developments and mixed-use lofts. Additional actions include: distribution of fair housing information to program participants, public service agencies and other groups, promotion of home ownership programs, assistance for and enforcement of property and house maintenance and improvements, neighborhood clean-up projects and ongoing discussions on public transit.

SP-60 Homelessness Strategy – 91.215(d)

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City in collaboration with the Collin County Homeless Coalition (CCHC) and Metro Dallas Homeless Alliance Continuum of Care (CoC) will continue striving to end chronic homelessness by partnering with service providers to address the underlying financial, medical and behavioral health barriers of individuals and families which led them to homelessness.

Addressing the emergency and transitional housing needs of homeless persons

The City's strategy for addressing the emergency shelter and transitional housing needs of people who are homeless includes working regularly with the CoC, the CCHC and the members of those organizations to address the needs of Allen.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

The City regularly attends general meetings and is active with the CCHC. The City and CCHC also maintain regular attendance and involvement with the CoC. Allen also coordinates its annual point-in-time homeless count and coordinates with CCHC and CoC in reporting and compiling results.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

The City has made it a goal and priority under this ConPlan to provide for financial assistance to eligible families to avoid eviction and retain their housing.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

Homes built before 1978 are at risk of having lead-based paint in them. Homes built before 1960 have an eighty percent (80%) probability of having lead paint in them. It is estimated that as many as 1000 houses in Allen may contain lead paint; although very few are in a condition that is an immediate hazard to residents.

No information is available to determine how many of these dwelling units are occupied by low to moderate-income households. For most, this poses no hazard, but for those where the paint is peeling or cracking, or where painted surfaces rub together and create dust, lead-based paint particles may be ingested by people. In these situations, mitigation of the paint is necessary. In addition, there is no documentation of any lead poisoning in the City of Allen. Therefore it is not perceived to be a significant threat.

How are the actions listed above related to the extent of lead poisoning and hazards?

In carrying out all activities under this ConPlan over the next five years, the City will ensure that all regulatory requirements regarding lead-based paint are met throughout any housing rehabilitation and repair activity performed by the City on homes constructed prior to 1978.

How are the actions listed above integrated into housing policies and procedures?

Through recent housing programs, lead hazard testing has been conducted where required. The results of this testing have indicating very few cases of lead-based paint hazards. Mitigation measures will be taken when necessary on structures that are found to contain lead-based paint and will be rehabilitated with Community Development Block Grant funds

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

The City of Allen will work with public service programs in meeting these needs and assist public service agencies where possible in efforts to work with low income, homeless and special needs populations. Local agencies providing assistance include Allen Community Outreach, Allen Food Pantry, and Allen Headstart Program

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

These programs will work in conjunction with the City's policies of improving the living environment for low to moderate-income persons and encouraging the preservation and development of affordable housing. Through this coordinated effort low to moderate-income persons will have more opportunities for gainful employment and affordable housing.

SP-80 Monitoring – 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

All programs and projects will be monitored by the CDBG Planner to ensure compliance with CDBG rules and regulations. The City will also monitor the performance of all programs to ensure that the activities are being performed and goals are being met, and all requirements of the programs are being fulfilled according to regulations and the goals and objectives stated in the Consolidated Plan. Accomplishments will be entered in IDIS on a quarterly basis and progress reviewed by staff. Any lapses in performance or timeliness will be identified and staff will work with the subrecipient to take the necessary corrective action.

The City will monitor the performance of all CDBG recipients and all entities receiving funds from the City by reviewing program agreements and requirements with grant recipients prior to project start, monitoring project through project completion, and obtaining required paperwork prior to paying out full grant funds. All public service programs funded with CDBG funds will be required to submit quarterly reports regarding the accomplishments made in relation to their request for reimbursement of expenditures. The City will conduct an annual site visit to public service agencies receiving funds to review accomplishments, program requirements and ensure compliance. The monitoring process consists of scheduling the visit, an entrance conference with agency staff, review documents and eligibility requirements, an exit conference, and written follow up with correction if necessary. All programs providing housing assistance include mandatory inspections to ensure compliance with minimum housing standards and lead based hazard requirements.

As part of the City's annual auditing process, an outside accounting firm audits the expenditure of CDBG grant funds. Third party public service programs receiving CDBG funds also complete annual audits as required by HUD and City of Allen program guidelines.

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

The City of Allen expects to receive a annual allocation between \$250,000 and \$300,000 per year for the 2015-2019 program years. At the end of this year, the City expects to have roughly \$100,000 in prior year resources. It is expected that the majority of the prior year funds as well as the 2015 program year funds will be spent in the 2015 program year.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	293,250	0	100,000	393,250	0	

Table 55 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

In addition to CDBG funds, the City will be contributing local funds to infrastructure projects implemented in Target Neighborhoods in

coordination with CDBG activities. Funding for public service agencies will also be made available by the City.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

This section is optional and was intentionally left blank.

Discussion

This section is optional and was intentionally left blank.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Home Rehabilitation Program	2015	2019	Affordable Housing	Citywide	Housing	CDBG: \$237,750	Homeowner Housing Rehabilitated: 10 Household Housing Unit
2	Homebuyer Education	2015	2019	Affordable Housing	Citywide	Homebuyer Education	CDBG: \$0	Other: 20 Other
3	Human Services	2015	2019		Citywide	Human Services	CDBG: \$43,500	Public service activities for Low/Moderate Income Housing Benefit: 150 Households Assisted

Table 56 – Goals Summary

Goal Descriptions

1	Goal Name	Home Rehabilitation Program
	Goal Description	To preserve and expand the supply of decent, safe, and affordable housing through the rehabilitation of existing residential property.

2	Goal Name	Homebuyer Education
	Goal Description	To provide educational information to low and moderate persons about affordable housing, homeownership, fair housing laws, and lead-based paint hazards.
3	Goal Name	Human Services
	Goal Description	To encourage the expansion and accessibility of human services for low to moderate-income persons.

Projects

AP-35 Projects – 91.220(d)

Introduction

The City will undertake activities that will address priority needs and objectives established and adopted by City Council. This will include a summary of proposed activities including local objectives and priority needs, and proposed accomplishments.

Projects

#	Project Name
1	2015-2016 Public Service Agency
2	2015-2016 Home Rehabilitation Program

Table 57 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

Results of citizen input strongly supported housing stock rehabilitation and homeownership, as well as social and supportive services for low to moderate income individuals and families.

AP-38 Project Summary
Project Summary Information

1	Project Name	2015-2016 Public Service Agency
	Target Area	Citywide
	Goals Supported	Human Services
	Needs Addressed	Human Services
	Funding	CDBG: \$43,500
	Description	The emergency assistance program provides one-time or short term, a maximum of three months, subsistence payments to eligible families to bridge a financial crisis. The assistance includes payments of rent mortgage payment to prevent eviction and utilities to prevent loss of service.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	150 Households will receive rent and utility assistance.
	Location Description	
	Planned Activities	Public Service Agency Program
2	Project Name	2015-2016 Home Rehabilitation Program
	Target Area	Citywide
	Goals Supported	Home Rehabilitation Program
	Needs Addressed	Housing
	Funding	CDBG: \$337,750
	Description	Provide for repair, rehabilitation and weatherization of owner-occupied units through this program at a maximum of \$25,000 each. It is anticipated that 9 dwellings will be rehabilitated.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	10 Homes will receive repairs and rehabilitations.
	Location Description	
	Planned Activities	Home Repairs Program

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Geographic Distribution

Target Area	Percentage of Funds
Citywide	

Table 58 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The table below shows the one-year goals for number of households to be provided affordable housing through all programs.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	0
Special-Needs	0
Total	0

Table 59 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	10
Acquisition of Existing Units	0
Total	10

Table 60 - One Year Goals for Affordable Housing by Support Type

Discussion

This section is optional and was intentionally left blank.

AP-60 Public Housing – 91.220(h)

Introduction

The City of Allen does not have a Public Housing Authority. Although the Plano Housing Authority and McKinney Housing Authority do on occasion coordinate assistance for residents in Allen, they do not actively promote housing assistance programs in the community. The City will continue to coordinate activities with them.

Actions planned during the next year to address the needs to public housing

This section is optional and was intentionally left blank.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

This section is optional and was intentionally left blank.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

This section is optional and was intentionally left blank.

Discussion

This section is optional and was intentionally left blank.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City is not a direct recipient of ESG, HOPWA or other similar funds. However, the City will consider providing assistance to social service organizations that provide assistance to the homeless and other special needs populations. Funds may be awarded to one or more social service organizations that provide services to low to moderate-income Allen citizens for expanded or new services/programs. The City of Allen continues to be a participant in the Collin County Plan to End Chronic Homelessness.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City in collaboration with the Collin County Homeless Coalition and Dallas Continuum of Care will continue striving to reach out to and assess the needs of homeless persons.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City in collaboration with the Collin County Homeless Coalition and Dallas Continuum of Care will continue to address situations in which emergency shelter and transitional housing is needed.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Collaboration with service providers ensures that families seeking shelter or housing have appropriate referrals available to them and that those families are not denied admission to housing opportunities or separated when entering emergency and transitional shelter programs. The City actively funds grants for rent and utility assistance to prevent situations of homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The City actively funds grants for rent and utility assistance to prevent situations of homelessness, and works with the CoC and the CCHC to pursue long term solutions to homelessness.

Discussion

This section is optional and was intentionally left blank.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The major barrier to affordable housing is a limited supply of affordable housing and limited housing choice. Relatively few low cost homes are for sale in Allen. What homes are available at lower prices are typically in poor condition or sell very quickly, pointing to a possible demand for that priced housing.

Land and development costs also discourage the construction of new lower priced homes. The current housing market, combined with City land use regulations and impact fees for residential development, make new affordable housing difficult. This contributes to a lack of interest by most developers and builders to construct lower priced housing. Additionally, no new multi-family dwellings are being developed that would be considered affordably priced housing for low income residents.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The CDBG programs for the 2015-2016 year will assist low-income residents in overcoming the affordability barriers. In addition, through the planning and development processes, the Community Development Department continues to advocate a balance of new housing types. Results can be seen in an increase in discussions regarding new housing developments that include townhomes, small lot developments, senior lot developments and mixed-use lofts. Additional actions include: distribution of fair housing information to program participants, public service agencies and other groups, promotion of home ownership programs, assistance for and enforcement of property and house maintenance and improvements, neighborhood clean-up projects and ongoing discussions on public transit.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

A description of actions the City plans to undertake during the next year will consist of the following:

Actions planned to address obstacles to meeting underserved needs

The City plans to provide funding for public service organizations in an effort to provide more assistance for needy families.

Actions planned to foster and maintain affordable housing

The City plans to continue to enforce property maintenance and building codes in low to moderate-income areas in an effort to reduce housing costs in these areas. The City will also, provide assistance to low to moderate-income persons for rehabilitation of existing homes.

Actions planned to reduce lead-based paint hazards

Homes built before 1978 are at risk of having lead-based paint in them. Homes built before 1960 have an eighty percent (80%) probability of having lead paint in them. It is estimated that as many as 1000 houses in Allen may contain lead paint; although very few are in a condition that is an immediate hazard to residents. No information is available to determine how many of these dwelling units are occupied by low to moderate-income households. For most, this poses no hazard, but for those where the paint is peeling or cracking, or where painted surfaces rub together and create dust, lead-based paint particles may be ingested by people. In these situations, mitigation of the paint is necessary. In addition, there is no documentation of any lead poisoning in the City of Allen. Therefore it is not perceived to be a significant threat. Through recent housing programs, lead hazard testing has been conducted where required. The results of this testing have indicating very few cases of lead-based paint hazards. Mitigation measures will be taken when necessary on structures that are found to contain lead-based paint and will be rehabilitated with Community Development Block Grant funds.

Actions planned to reduce the number of poverty-level families

The City of Allen will use Community Development Block Grant funds to assist public service programs in meeting these goals. The City will provide assistance to public service agencies for low to moderate-income, homeless and special needs populations.

The above programs will work in conjunction with the City's policies of improving the living environment for low to moderate-income persons and encouraging the private development of affordable housing. Through this coordinated effort low to moderate-income persons will have more opportunities

for gainful employment and affordable housing.

Actions planned to develop institutional structure

Federal and state agencies along with financial institutions, realtors, and credit counseling agencies will provide information for the Housing Educational Program. Public service agencies may also receive funds to provide services. The institutional structure of public, non-profit, and private organizations generally function well in meeting the needs of families and individuals in the community. The lack of funding for serving those in need is the only identified gap in the institutional structure. The City will schedule meetings with the service providers on an as-needed basis to coordinate activities of the Community Development Block Grant Program.

Actions planned to enhance coordination between public and private housing and social service agencies

To enhance coordination between public and private housing and social service agencies, the City works closely with a number of agencies and strives to promote high level working relationships between those agencies.

Discussion:

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	0.00%

Discussion:

Attachments

Neighborhood and Meeting Results Attachment B

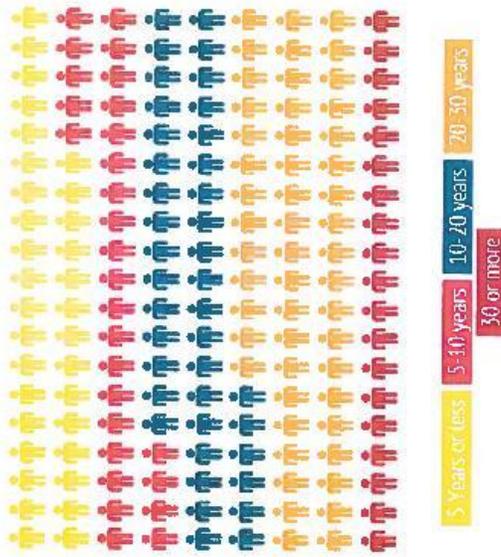


Neighborhood Surveys

- **Surveys sent to all 2,264 residents**
- **Three basic questions**
 1. **How long you've lived there?**
 2. **What do you like about your Neighborhood?**
 3. **What can be done to improve your Neighborhood?**

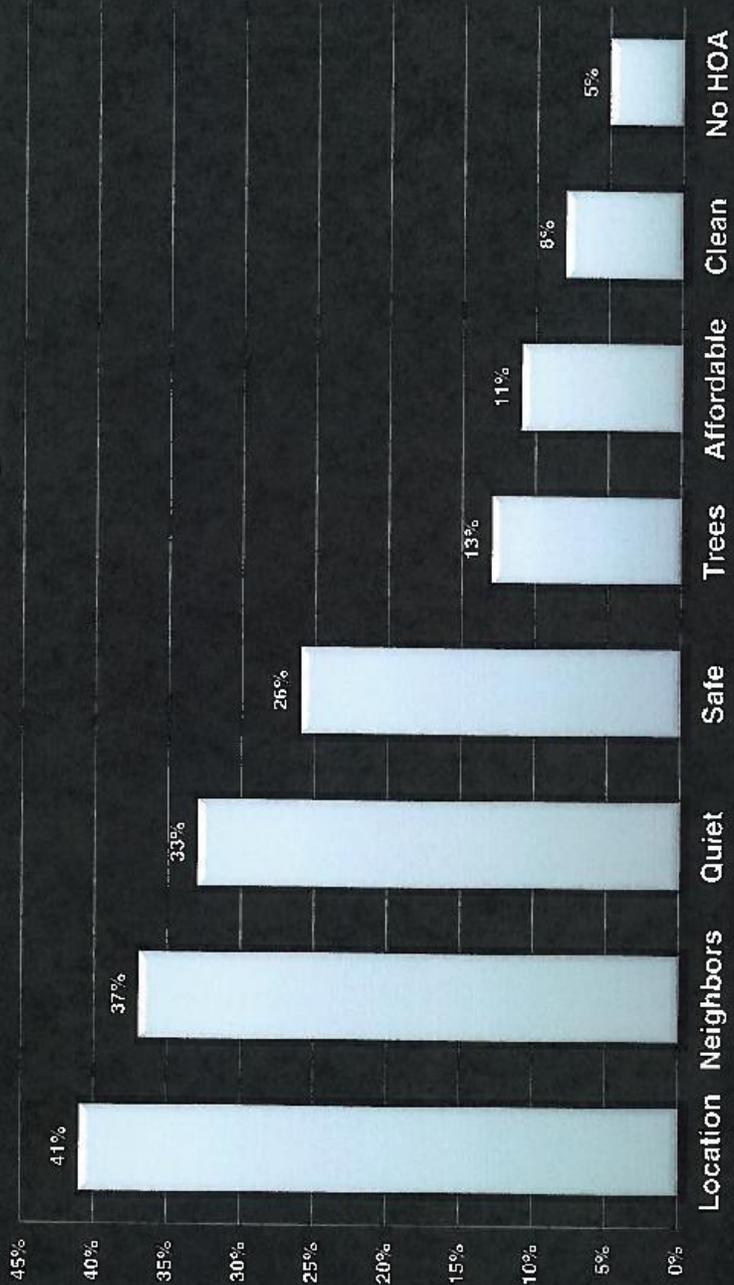
Neighborhood Surveys

How Long have you lived in your Neighborhood



Neighborhood Surveys

What do you like about your Neighborhood?



Neighborhood Surveys

What would improve your Neighborhood?



Neighborhood Meetings

- 60+ residents
- Discussion reflected surveys



Grantee SF-424's and Certification(s)

OMB Number: 4046-0004
Expiration Date: 01/31/2009

Application for Federal Assistance SF-424		Version 02
*1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		*2. Type of Application * If Revision, select appropriate letter(s) <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation *Other (Specify) _____ <input type="checkbox"/> Revision
3. Date Received:		4. Applicant Identifier:
5a. Federal Entity Identifier: B-15-MC-48-0044		*5b. Federal Award Identifier:
State Use Only:		
6. Date Received by State: N/A		7. State Application Identifier: N/A
8. APPLICANT INFORMATION:		
*a. Legal Name: City of Allen		
*b. Employer/Taxpayer Identification Number (EIN/TIN): 75-6004912		*c. Organizational DUNS: 051169977
d. Address:		
*Street 1:	305 Century Parkway	
Street 2:	_____	
*City:	Allen	
County:	Collin	
*State:	Texas	
Province:	_____	
*Country:	_____	
*Zip / Postal Code	75013	
e. Organizational Unit:		
Department Name: Community Development Department		Division Name: Planning
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix:	Mr.	*First Name: Peter
Middle Name:	H.	
*Last Name:	Vargas	
Suffix:	_____	
Title:	City Manager	
Organizational Affiliation:		
*Telephone Number: (214) 509-4109		Fax Number: (214) 509-4118
*Email: pvargas@cityofallen.org		

Application for Federal Assistance SF-424	Version 02
<p>*9. Type of Applicant 1: Select Applicant Type: C. City or Township Government</p> <p>Type of Applicant 2: Select Applicant Type:</p> <p>Type of Applicant 3: Select Applicant Type.</p> <p>*Other (Specify)</p>	
<p>*10 Name of Federal Agency: US Department of Housing and Urban Development</p>	
<p>11. Catalog of Federal Domestic Assistance Number: 14.218</p> <p>CFDA Title: Community Development Block Grant</p>	
<p>*12 Funding Opportunity Number: N/A</p> <p>*Title:</p>	
<p>13. Competition Identification Number:</p> <p>Title:</p>	
<p>14. Areas Affected by Project (Cities, Counties, States, etc.): The City of Allen</p>	
<p>*15. Descriptive Title of Applicant's Project:</p> <p>The Owner-Occupied Housing Rehabilitation Program is designed to assist low to moderate income households with small and major repairs along with weatherization improvements. The Homebuyers education assistance program will educate individuals on the buying process and other related housing topics to low and moderate income persons. The Public Service Agencies - Allen Community Outreach will provide emergency financial assistance to low income person to help them pay their rent/mortgage and utilities.</p>	

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OMB Number: 4040-0004
Expiration Date: 01/31/2009

Application for Federal Assistance SF-424		Version 02
16. Congressional Districts Of:		
*a. Applicant: 3rd and 4th	*b. Program/Project:	
17. Proposed Project:		
*a. Start Date: October 1, 2015	*b. End Date: September 30, 2018	
18. Estimated Funding (\$):		
*a. Federal	\$293,250	
*b. Applicant		
*c. State		
*d. Local		
*e. Other		
*f. Program Income		
*g. TOTAL	\$293,250	
*19. Is Application Subject to Review By State Under Executive Order 12372 Process?		
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on _____. <input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review. <input checked="" type="checkbox"/> c. Program is not covered by E. O. 12372		
*20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes", provide explanation.)		
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U. S. Code, Title 218, Section 1001) <input checked="" type="checkbox"/> ** I AGREE ** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions		
Authorized Representative:		
Prefix: Mr.	*First Name: Peter	
Middle Name: H.		
*Last Name: Vargas		
Suffix:		
*Title: City Manager		
*Telephone Number: 214-509-4109		Fax Number: 214-509-4118
* Email: pvargas@cityofallen.org		
*Signature of Authorized Representative: 		*Date Signed: 08/06/15

Authorized for Local Reproduction

Standard Form 424 (Revised 10/2005)

Application for Federal Assistance SF-424	Version 02
*Applicant Federal Debt Delinquency Explanation	
The following should contain an explanation if the Applicant organization is delinquent of any Federal Debt	
N/A	

INSTRUCTIONS FOR THE SF-424

Public reporting burden for this collection of information is estimated to average 60 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0545-0043), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

This is a standard form (including the continuation sheet) required for use as a cover sheet for submission of preapplications and applications and related information under discretionary programs. Some of the items are required and some are optional at the discretion of the applicant or the Federal agency (agency). Required items are identified with an asterisk on the form, and are specified in the instructions below. In addition to the instructions provided below, applicants must consult agency instructions to determine specific requirements.

Item	Entry	Item	Entry
1	Type of Submission: (Required) Select one type of submission in accordance with agency instructions. <ul style="list-style-type: none"> • Preapplication • Application • Changed/Corrected Application - If requested by the agency, check if this submission is a change or correct a previously submitted application. Unless requested by the agency, additions may not be used to submit changes after the closing date. 	10	Name Of Federal Agency: (Required) Enter the name of the Federal agency from which assistance is being requested with this application.
2	Type of Application: (Required) Select one type of application in accordance with agency instructions. <ul style="list-style-type: none"> • New - An application that is being submitted to an agency for the first time. • Continuation - An extension for an approved funding/budget period for a project with a projected completion date. This can include renewals. • Revision - Any change in the Federal Government's financial obligation or contingent liability from an existing obligation. If a revision, enter the appropriate element. More than one may be selected. If "Other" is selected, please specify in text box provided. <ul style="list-style-type: none"> A. Increase Award B. Decrease Award C. Increase Duration D. Decrease Duration E. Other (specify) 	11	Catalog Of Federal Domestic Assistance Number/Title: Enter the Catalog of Federal Domestic Assistance number and title of the program under which assistance is requested, as found in the program announcement, if applicable.
		12	Funding Opportunity Number/Title: (Required) Enter the Funding Opportunity Number and title of the opportunity under which assistance is requested, as found in the program announcement.
		13	Competition Identification Number/Title: Enter the Competition Identification Number and title of the competition under which assistance is requested, if applicable.
3	Date Received: Leave this field blank. This date will be assigned by the Federal agency.	14	Areas Affected By Project: List the areas or entities using the categories (e.g., cities, counties, states, etc.) specified in agency instructions. Use the continuation sheet to enter additional areas, if needed.
		15	Descriptive Title of Applicant's Project: (Required) Enter a brief descriptive title of the project. If appropriate, attach a map showing project location (e.g., construction or real property projects). For preapplications, attach a summary description of the project.
4	Applicant Identifier: Enter the entity identifier assigned by the Federal agency, if any, or applicant's control number, if applicable.	16	Congressional Districts Of: (Required) 16a. Enter the applicant's Congressional District; and 16c. Enter all Districts affected by the program or project. Enter in the format: 2 characters State Abbreviation + 3 characters District Number, e.g., CA-08 for California 8 th district, CA-010 for California 10 th district, NC-122 for North Carolina's 122 nd district. <ul style="list-style-type: none"> • If all congressional districts in a state are affected, enter "All" for the district number (e.g., MD-All for all congressional districts in Maryland). • If nationwide, i.e., all districts within all states are affected, enter "US-All". • If the program/project is outside the US, enter 00-000.
5a	Federal Entity Identifier: Enter the number assigned to your organization by the Federal Agency, if any.		
5b	Federal Award Identifier: For new applications leave blank. For a continuation or revision to an existing award, enter the previously assigned Federal award identifier number. For changed/corrected application, enter the Federal number in accordance with agency instructions.		
6	Date Received by State: Leave this field blank. This date will be assigned by the State, if applicable.		
7	State Application Identifier: Leave this field blank. This identifier will be assigned by the State, if applicable.		
8	Applicant Information: Enter the following in accordance with agency instructions. <ul style="list-style-type: none"> a. Legal Name: (Required) Enter the legal name of applicant that will undertake the assistance activity. This is the name that the organization has registered with the Central Contractor Registry. Information on registering with OIG may be obtained by visiting the Grants.gov website. b. Employer/Taxpayer Number (EIN/TIN): (Required) Enter the Employer or Taxpayer identification number (EIN or TIN) as assigned by the Internal Revenue Service. If your organization is not in the US, enter 44-4444444. c. Organizational DUNS: (Required) Enter the organization's DUNS or DUNS+4 number received from Dun and Bradstreet. Information on obtaining a DUNS number may be obtained by visiting the Grants.gov website. d. Address: Enter the complete address as follows: Street address (Use 1 street), City (Required), County, State (Required), Country (US), Province, Country (Required), Zip/Postal Code (Required, if country is US). e. Organizational Unit: Enter the name of the primary organizational unit and department or division (if applicable) that will undertake the 	17	Proposed Project Start and End Dates: (Required) Enter the proposed start and end date of the project.
		18	Estimated Funding: (Required) Enter the amount requested or to be contributed during the first funding/budget period by each contributor. Value of in-kind contributions should be included on appropriate lines, as applicable. If the action will result in a dollar change to an existing award, indicate only the amount of the change. For decreases, enclose the amounts in parentheses.
		19	Is Application Subject to Review by State Under Executive Order 12072 Process? Applicants should contact the State Single Point of Contact (SPOC) for Federal Executive Order 12072 to determine whether the application is subject to the

	<p>assistance activity, if applicable.</p> <p>f. Name and contact information of person to be contacted on matters involving this application. Enter the name (First and last name required), organizational affiliation (if affiliated with an organization other than the applicant organization), telephone number (Required), fax number, and email address (Required) of the person to contact on matters related to this application.</p>	<p>State intergovernmental review process. Select the appropriate box. If "A" is selected, enter the date the application was submitted to the State.</p> <p>20. Is the Applicant Delinquent on any Federal Debt? (Required) Select the appropriate box. This question applies to the applicant organization, not the person who signs as the authorized representative. Categories of delinquency include delinquent audits, advances, loans and to res.</p> <p>If yes, include an explanation on the continuation sheet.</p>																								
g.	<p>Type of Applicant (Required) Select up to three applicant types in accordance with agency instructions.</p> <table border="1" data-bbox="337 525 857 957"> <tr> <td data-bbox="337 525 600 556">A State Government</td> <td data-bbox="600 525 857 556">M Nonprofit with 501(c)(3) IRG Status (Other than Institution of Higher Education)</td> </tr> <tr> <td data-bbox="337 556 600 588">B County Government</td> <td data-bbox="600 556 857 588">N Nonprofit without 501(c)(3) IRG Status (Other than Institution of Higher Education)</td> </tr> <tr> <td data-bbox="337 588 600 619">C City or Township Government</td> <td data-bbox="600 588 857 619">O Private Institution of Higher Education</td> </tr> <tr> <td data-bbox="337 619 600 651">D Special District Government</td> <td data-bbox="600 619 857 651">P Individual</td> </tr> <tr> <td data-bbox="337 651 600 682">E Regional Organization</td> <td data-bbox="600 651 857 682">Q For-Profit Organization (Other than Small Business)</td> </tr> <tr> <td data-bbox="337 682 600 714">F Territory or Possession</td> <td data-bbox="600 682 857 714">R Small Business</td> </tr> <tr> <td data-bbox="337 714 600 745">G Independent School District</td> <td data-bbox="600 714 857 745">S Hispanic-serving institution</td> </tr> <tr> <td data-bbox="337 745 600 777">H Public/State Controlled Institution of Higher Education</td> <td data-bbox="600 745 857 777">T Historically Black Colleges and Universities (HBCUs)</td> </tr> <tr> <td data-bbox="337 777 600 808">I Indian/Native American Tribal Government (Federally Recognized)</td> <td data-bbox="600 777 857 808">U Tribally Controlled Colleges and Universities (TCCUs)</td> </tr> <tr> <td data-bbox="337 808 600 840">J Indian/Native American Tribal Government (Other than Federally Recognized)</td> <td data-bbox="600 808 857 840">V Alaska Native and Native Hawaiian Serving Institutions</td> </tr> <tr> <td data-bbox="337 840 600 871">K Indian/Native American Tribal Designated Organization</td> <td data-bbox="600 840 857 871">W Non-domestic non-501(c)(3) Entity</td> </tr> <tr> <td data-bbox="337 871 600 903">L Public Housing Authority</td> <td data-bbox="600 871 857 903">X Other (specify)</td> </tr> </table>	A State Government	M Nonprofit with 501(c)(3) IRG Status (Other than Institution of Higher Education)	B County Government	N Nonprofit without 501(c)(3) IRG Status (Other than Institution of Higher Education)	C City or Township Government	O Private Institution of Higher Education	D Special District Government	P Individual	E Regional Organization	Q For-Profit Organization (Other than Small Business)	F Territory or Possession	R Small Business	G Independent School District	S Hispanic-serving institution	H Public/State Controlled Institution of Higher Education	T Historically Black Colleges and Universities (HBCUs)	I Indian/Native American Tribal Government (Federally Recognized)	U Tribally Controlled Colleges and Universities (TCCUs)	J Indian/Native American Tribal Government (Other than Federally Recognized)	V Alaska Native and Native Hawaiian Serving Institutions	K Indian/Native American Tribal Designated Organization	W Non-domestic non-501(c)(3) Entity	L Public Housing Authority	X Other (specify)	<p>21. Authorized Representative (Required) To be signed and dated by the authorized representative of the applicant organization. Enter the name (First and last name required) title (Required), telephone number (Required), fax number and email address (Required) of the person authorized to sign for the applicant.</p> <p>A copy of the governing body's authorization for you to sign this application as the official representative must be on file in the applicant's office. (Certain Federal agencies may require that this authorization be submitted as part of the application.)</p>
A State Government	M Nonprofit with 501(c)(3) IRG Status (Other than Institution of Higher Education)																									
B County Government	N Nonprofit without 501(c)(3) IRG Status (Other than Institution of Higher Education)																									
C City or Township Government	O Private Institution of Higher Education																									
D Special District Government	P Individual																									
E Regional Organization	Q For-Profit Organization (Other than Small Business)																									
F Territory or Possession	R Small Business																									
G Independent School District	S Hispanic-serving institution																									
H Public/State Controlled Institution of Higher Education	T Historically Black Colleges and Universities (HBCUs)																									
I Indian/Native American Tribal Government (Federally Recognized)	U Tribally Controlled Colleges and Universities (TCCUs)																									
J Indian/Native American Tribal Government (Other than Federally Recognized)	V Alaska Native and Native Hawaiian Serving Institutions																									
K Indian/Native American Tribal Designated Organization	W Non-domestic non-501(c)(3) Entity																									
L Public Housing Authority	X Other (specify)																									

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing -- The jurisdiction will affirmatively further fair housing, which means it will conduct an analysis of impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting that analysis and actions in this regard.

Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR 24; and it has in effect and is following a residential antidisplacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs.

Drug Free Workplace -- It will or will continue to provide a drug-free workplace by:

1. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
2. Establishing an ongoing drug-free awareness program to inform employees about --
 - (a) The dangers of drug abuse in the workplace;
 - (b) The grantee's policy of maintaining a drug-free workplace;
 - (c) Any available drug counseling, rehabilitation, and employee assistance programs; and
 - (d) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
3. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph 1;
4. Notifying the employee in the statement required by paragraph 1 that, as a condition of employment under the grant, the employee will --
 - (a) Abide by the terms of the statement; and
 - (b) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;
5. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph 4(b) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

6. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph 4(b), with respect to any employee who is so convicted:
- (a) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
 - (b) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
7. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs 1, 2, 3, 4, 5 and 6.

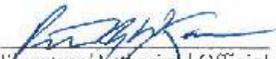
Anti-Lobbying -- To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-L.L.L., "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction -- The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan -- The housing activities to be undertaken with CDBG, HOME, ESG, and HOPWA funds are consistent with the strategic plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968, and implementing regulations at 24 CFR Part 135.


 Signature/Authorized Official 08/06/15
 Date
 City Manager
 Title

Specific CDBG Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing, expand economic opportunities primarily for persons of low and moderate income. (See CFR 24 570.2 and CFR 24 part 570)

Following a Plan -- It is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. **Maximum Feasible Priority.** With respect to activities expected to be assisted with CDBG funds, it certifies that it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low and moderate income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include activities which the grantee certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available;
2. **Overall Benefit.** The aggregate use of CDBG funds including section 108 guaranteed loans during program year 2014-2015 shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period;
3. **Special Assessments.** It will not attempt to recover any capital costs of public improvements assisted with CDBG funds including Section 108 loan guaranteed funds by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements. However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. Also, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction;

Compliance With Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 USC 2000d), the Fair Housing Act (42 USC 3601-3619), and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, subparts A, B, J, K and R;

Compliance with Laws -- It will comply with applicable laws.

 08/06/15
Signature/Authorized Official Date
City Manager
Title

**OPTIONAL CERTIFICATION
CDBG**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having a particular urgency as specified in 24 CFR 570.208(e):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

Signature/Authorized Official Date

Title

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If the participating jurisdiction intends to provide tenant-based rental assistance:

The use of HOME funds for tenant-based rental assistance is an essential element of the participating jurisdiction's consolidated plan for expanding the supply, affordability, and availability of decent, safe, sanitary, and affordable housing.

Eligible Activities and Costs -- it is using and will use HOME funds for eligible activities and costs, as described in 24 CFR § 92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in § 92.214.

Appropriate Financial Assistance -- before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing.

Signature/Authorized Official Date

Title

ESG Certifications

The Emergency Shelter Grantee certifies that:

Major rehabilitation/conversion -- It will maintain any building for which assistance is used under the ESG program as a shelter for homeless individuals and families for at least 10 years. If the jurisdiction plans to use funds for rehabilitation (other than major rehabilitation or conversion), the applicant will maintain any building for which assistance is used under the ESG program as a shelter for homeless individuals and families for at least 3 years.

Essential Services and Operating Costs -- Where assistance involves essential services or maintenance, operation, insurance, utilities and furnishings, it will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure as long as the same general population is served.

Renovation -- Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services -- It will assist homeless individuals in obtaining appropriate supportive services, including permanent housing, medical and mental health treatment, counseling, supervision, and other services essential for achieving independent living, and other Federal, State, local, and private assistance.

Matching Funds -- It will obtain matching amounts required under 24 CFR 576.51.

Confidentiality -- It will develop and implement procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement -- To the maximum extent practicable, it will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, operating facilities, and providing services assisted through this program.

Consolidated Plan -- It is following a current HUD-approved Consolidated Plan or CHAS.

Discharge Policy -- It has established a policy for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent such discharge from immediately resulting in homelessness for such persons.

HMIS -- It will comply with HUD's standards for participation in a local Homeless Management Information System and the collection and reporting of client-level information.

Signature/Authorized Official Date

Title

HOPWA Certifications

The HOPWA grantee certifies that:

Activities – Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

Building – Any building or structure assisted under that program shall be operated for the purpose specified in the plan:

1. For at least 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility.
2. For at least 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

Signature/Authorized Official Date

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING AND DRUG-FREE WORKPLACE REQUIREMENTS:

A. Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

B. Drug-Free Workplace Certification

1. By signing and/or submitting this application or grant agreement, the grantee is providing the certification.
2. The certification is a material representation of fact upon which reliance is placed when the agency awards the grant. If it is later determined that the grantee knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, HUD, in addition to any other remedies available to the Federal Government, may take action authorized under the Drug-Free Workplace Act.
3. Workplaces under grants, for grantees other than individuals, need not be identified on the certification. If known, they may be identified in the grant application. If the grantee does not identify the workplaces at the time of application, or upon award, if there is no application, the grantee must keep the identity of the workplace(s) on file in its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the grantee's drug-free workplace requirements.
4. Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g., all vehicles of a mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
5. If the workplace identified to the agency changes during the performance of the grant, the grantee shall inform the agency of the change(s), if it previously identified the workplaces in question (see paragraph three).
6. The grantee may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant:

Place of Performance (Street address, city, county, state, zip code)

Check if there are workplaces on file that are not identified here.

The certification with regard to the drug-free workplace is required by 24 CFR part 24, subpart F.

7. Definitions of terms in the Nonprocurement Suspension and Debarment common rule and Drug-Free Workplace common rule apply to this certification. Grantees' attention is called, in particular, to the following definitions from these rules:

"Controlled substance" means a controlled substance in Schedules I through V of the Controlled Substances Act (21 U.S.C. 812) and as further defined by regulation (21 CFR 1308.11 through 1308.15);

"Conviction" means a finding of guilt (including a plea of nolo contendere) or imposition of sentence, or both, by any judicial body charged with the responsibility to determine violations of the Federal or State criminal drug statutes;

"Criminal drug statute" means a Federal or non-Federal criminal statute involving the manufacture, distribution, dispensing, use, or possession of any controlled substance;

"Employee" means the employee of a grantee directly engaged in the performance of work under a grant, including: (i) All "direct charge" employees; (ii) all "indirect charge" employees unless their impact or involvement is insignificant to the performance of the grant; and (iii) temporary personnel and consultants who are directly engaged in the performance of work under the grant and who are on the grantee's payroll. This definition does not include workers not on the payroll of the grantee (e.g., volunteers, even if used to meet a matching requirement; consultants or independent contractors not on the grantee's payroll; or employees of subrecipients or subcontractors in covered workplaces).

Appendix - Alternate/Local Data Sources