

# 2018 UTAH ANNUAL ACTION PLAN

Prepared for the FY 2018 Program year for the HOME, HTF, CDBG, ESG, &  
HOPWA Federal Grant Programs. For comments contact Elias Wise at  
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# Executive Summary

## AP-05 Executive Summary

### 1. Summarize the objectives and outcomes identified in the Plan

The Utah Housing and Community Development Division (HCD) has completed this 2018 Annual Action Plan as required by the U.S. Department of Housing and Urban Development (HUD). This plan and its accompanying priorities and goals are based on the quantitative data produced by HUD and reviewed by HCD Staff. This plan is an update to the five year Consolidated Plan completed for the years 2015-2020 and approved by HUD in 2015. Within are the policies and goals of Utah's HOME, CDBG, ESG and HOPWA Programs. HCD coordinated the creation of this document with Utah's seven regional Associations of Governments (AOGs) which are: Bear River AOG, Five County AOG, Mountainland AOG, Six County AOG, Southeastern Utah ALG, Uintah Basin AOG, and the Wasatch Front Regional Council.

### 2. Evaluation of past performance

The programs within HCD are continually evolving and improving. The focus of efforts has remained consistent for the last few years, and while yearly outcomes vary year by year, outputs are fairly consistent in relation to funding.

The State of Utah HOME program has consistently assisted in the construction of about 650 units of affordable multi-family units, and 150 units of affordable single family units. The HOME program has improved its leveraging and the prospects of the program are steadily improving.

The CDBG program has seen its outputs decrease as Utah and Davis Counties have become entitlement jurisdictions resulting in the loss of funds for the state Small Cities CDBG program. Also federal cuts to the CDBG program threaten the viability of CDBG's funding allocation model through regional Associations of Governments. Nevertheless, the CDBG program continues to emphasize public infrastructure and housing programs. The CDBG program plays a critical role in promoting the continued sustainability of rural Utah communities.

The ESG program supports Utah's goal in funding projects, services and interventions that focus on making episodes of homelessness rare, brief and non-recurring. . State ESG is focusing its efforts on rapid-rehousing, emergency shelter, street outreach and HMIS In addition, Utah has successfully aligned goals and priorities to coordinate other federal and state funding sources that support homelessness diversion, permanent supportive case management, employment, job training, and stabilization services.

The NHTF program is still in its infancy. HCD has allocated its 2017 funds and so far the program has enjoyed great interest from Utah affordable housing developers. However, this program is also

threatened by federal cuts. Moving forward, HCD continues to look at leveraging funds and improving partnerships in order to continue increasing productivity.

### **3. Summary of Citizen Participation Process and consultation process**

HCD proactively solicits public participation in the process of developing its Annual Action Plan. Throughout the program year HCD is in constant communication with local government and private community partners regarding both their needs and HCD's performance. Evaluation of performance is incorporated into the development of subsequent plans. Upon completion of the FY 2018 Annual Action Plan, HCD shared that plan to staff, government partners, social services agency staff and clientele, elected officials, and the general public. The Annual Action Plan itself is prominently listed on HCD's website and is noticed on the Utah Public Notice Website.

The advertisement of the completed plan begins a thirty day public comment period. The advertisement indicates where to find the plan, who to contact for comment, as well as when and where the public comment meeting will take place. HCD staff attends the public comment meetings and record and responds to any and all public comment.

Much of the public outreach is conducted at the local level by Utah's seven regional Associations of Governments (AOGs). The AOGs, in cooperation with the state, write and publicize their own plans and efforts for the various counties and cities in Utah. This allows the general public to study, appreciate and comment on plans which are more specific to their communities. As part of their efforts, the AOGs advertise 30-day public comment periods and hold public meetings to gather input on their Annual Action Plans. The AOGs also work with local Public Housing Agencies in creating their plans. After completing this process the AOGs submit their plans to HCD. These regional plans influence the statewide plan.

This year, the 30 day public comment period began on April 2nd and extended to May 2nd culminating in a public hearing at HCD's main office, 1385 S State Street, Salt Lake City.

### **4. Summary of public comments**

No public comments were received.

### **5. Summary of comments or views not accepted and the reasons for not accepting them**

Not Applicable

### **6. Summary**

The State of Utah Housing and Community Development Division (HCD) has chosen to focus on providing affordable rental housing, the creation of public facilities and infrastructure in rural Utah, and to providing street outreach and rapid rehousing to individuals and families experiencing homelessness.

## PR-05 Lead & Responsible Agencies

### 1. Agency/entity responsible for preparing/administering the Consolidated Plan

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	UTAH	
CDBG Administrator	UTAH	Housing and Community Development Division
HOPWA Administrator	UTAH	Housing and Community Development Division
HOME Administrator	UTAH	Housing and Community Development Division
ESG Administrator	UTAH	Housing and Community Development Division
HTF Administrator	UTAH	Housing and Community Development Division

Table 1 – Responsible Agencies

### Narrative

The Utah Division of Housing and Community Development Division houses the four HUD State programs as well as the National Housing Trust Fund Program.

### Consolidated Plan Public Contact Information

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## **AP-10 Consultation**

### **1. Introduction**

#### **Provide a concise summary of the state's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies**

The various programs within HCD interact in diverse and unique ways with public and private housing organizations, health agencies, service agencies, and the general public. In these interactions the state's relationship with the regional Associations of Governments (AOGs) play a critical role. Utah works closely with the AOGs to gain local public input on the various programs HCD operates. As part of our funding assistance to the AOGs, HCD requires that they consult with private and public service agencies in their regions. The AOGs efforts are catalogued in their Consolidated Plans and Annual Action Plan which HCD requires them to complete on an annual basis.

Recently HCD has made efforts to ensure that all types of service agencies are being consulted as part of the AOGs process of completing their Annual Action Plans. Based on HUDs online template, HCD has developed a "Consultation Tracking Form". The AOGs report each consultation they make with the various organizations in their service area. The agencies, groups, and organizations that the AOGs consult with include housing, disability, health, financial, employment, elderly, child welfare, planning, education, victims of domestic violence, civic leaders, neighborhood organizations and other nonprofit service agencies. In consulting with these organizations, HCD asks the AOGs to indicate which part of their annual action plan was addressed, and what the intended result and actual result of the consultation were. The AOGs have strong relationships with the communities and service organizations in their various regions and are constantly in contact with them regarding their needs and priorities.

These agencies are each governed by a tri-partite board. This tri-partite board is composed of government officials, low income local citizens, and public community partners. The community partners are frequently members of government health, mental health, and service agency providers. In completing these assessments, the Community Action Agencies and other agencies conduct surveys, and host community forums in order to engage the public.

The ESG program has an especially extensive network of service providers with which it coordinates and administers its program. Homeless efforts in Utah are overseen by the State Homeless Coordinating Committee (SHCC). SHCC is chaired by the Lt. Governor and is comprised of voting members representing the Department of Workforce Services, Housing and Community Development, Department of Human Services, Utah State Board of Education, Utah Housing Corporation, Department of Health, Department of Corrections, Governor's Office of Management and Budget, as well as Mayors from Midvale, Ogden, Salt Lake City, Salt Lake County, South Salt Lake and St. George. SHCC Advisory members include individuals from private for-profit business, non-profit organizations, homeless service

providers, Veterans Administration, community advocates and representatives from Utah's three Continuum of Care areas. SHCC oversees the funding allocation and processes for state ESG, Temporary Assistance for Needy Families (TANF) for homelessness, and state appropriated Pamela Atkinson Homeless Trust funds, Critical Needs Housing and the Homeless to Housing Restricted account. Funding is coordinated through one competitive grant process, reviewed by the Allocation Committee, a sub-committee of SHCC, and recommendations are presented before the SHCC. The Allocation Committee includes CoC leadership and a representative from the Collaborative Applicant lead agency, city ESG and TANF representatives, private business and investors, Utah Domestic Violence Coalition, Utah Housing Coalition, Association for Utah Community Health, and Shelter the Homeless.

**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 State coordinates directly with all three Continuums of Care (CoC) on an ongoing basis by participating in Continuum meetings, leading strategic planning efforts, and supporting the Homeless Management Information System (HMIS) and CoC funding priorities. State staff are very active in CoC meetings and attend regularly to stay connected to community needs and offer information and support as needed. This often informs gaps in strategic planning that then direct State efforts to fund specific initiatives or identify national experts that can be consulted or brought in to train to the issue. Some examples of these include support around coordinated entry, new shelter planning, and training. Where the State houses HMIS, it is in a unique position to facilitate information sharing. This includes the creation of performance measure reports and opportunities for data warehousing with other agencies. In January, 2018 the Homelessness Programs Office released the [HMIS] Homelessness Data Dashboard (<https://jobs.utah.gov/housing/homelessness/homelessdata.html>). Such efforts allow communities to focus on making data-driven decisions about how to most effectively deliver services and to whom. Staff are consistently identifying best practice to serve these target populations through national conferences and web-based materials.

Utah has a robust plan for ending chronic homelessness and has directed several resources to this end. In addition to supporting housing subsidy, supportive service gaps are increasingly supported in light of CoC funding being directed away from supportive services and toward housing. Through the efforts of the state engaging national leaders, Utah has implemented a point in time count method whereby homeless persons are not only counted, but named and surveyed for services. This applies to all sub-populations of homeless persons and allows for a more direct matching of resource to need. The state specifically supports homeless families in innovative ways through utilization of the Temporary Assistance for Needy Families (TANF) program and through coordinating rapid rehousing dollars from both the CoC and ESG programs. Veterans have also been a special area of emphasis in recent years with the VA Boot Camp push and participation in subsequent goals to end chronic homelessness among veterans and implement structural supports to more rapidly identify and connect veterans to services. Both veterans and unaccompanied youth will be addressed as part of a strategic planning effort among

CoCs and the Homelessness Programs Office. Collaborations with the VA Homeless Services Office and youth services providers facilitate better identification and assessment of both of these subpopulations.

Finally, the state directly coordinates with, and supports, various homeless prevention efforts for persons at imminent risk of homelessness. Coordination and supports are facilitated through the Community Services Block Grant (CSBG) and TANF and state Homeless to Housing programs. In order to better ground these programs in evidence-based practices, the State has led an initiative to create a coordinated assessment tool among homeless prevention providers

**Describe consultation with the Continuum(s) of Care that serves the State in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

State ESG funds are allocated through the State’s “Unified Funding” process, which includes allocation recommendations from the State Homeless Coordinating Committee’s Allocation Committee and approval by the State Homeless Coordinating Committee (SHCC). The SHCC is chaired by the Lt. Governor and is representative of homelessness stakeholders state-wide. Each CoC Chair (or designated representative) and a representative from the CoC Collaborative Applicant lead agency holds a seat on the Allocation Committee, a sub-committee of SHCC. This provides the CoCs opportunity for direct consultation, funding coordination, determination for priorities and the ability to provide recommendations for the allocation of state ESG funding. In addition to ESG, the Unified Funding process includes state ESG funds, Temporary Assistance for Needy Families (TANF) for homelessness; state appropriated Pamela Atkinson Homeless Trust funds (PAHTF), and Critical Needs Housing and the Homeless to Housing Restricted account. Funding is coordinated through one competitive grant process, All three of these funds are, with few exceptions, dedicated to those who are literally homeless. The Allocation Committee’s final recommendations are presented for approval in a public meeting to the State Homeless Coordinating Committee.

The State office that receives ESG funding is also the designated HMIS and Balance of State CoC Collaborative Applicant lead agency and has developed a set of performance measures for all state funded programs. These performance measures focus heavily on the long-term successes of the program participants and are directly in line with HUD’s system level performance measures. Reports include system-wide measures that can be reviewed on the local community, CoC, or State level. Reports may also be crafted to isolate funding sources, such as ESG, and all ESG and CoC leads are given access to HMIS where this data is stored. CoCs have also teamed up with the ESG State agency to participate in monitoring efforts of all ESG recipients within their respective geographic area.

The CoCs are responsible for HMIS project oversight and implementation, which encompasses planning, administration, software selection, managing of HMIS data compliance with HMIS standards, and reviewing and approving all policies, procedures and data management plans governing Contributing

HMIS Organizations (CHOs). The CoCs oversight and governance responsibilities are carried out by its Steering Committee, which includes representation from all three CoCs in the state as well as ESG representation, Runaway Homeless Youth (RHY) provider, HOPWA provider, PATH, Utah Domestic Violence Coalition, Veterans Administration, local leaders and the Lead Agency HMIS staff. The steering committee reviews and updates all HMIS policies and procedures.

**2. Agencies, groups, organizations and others who participated in the process and consultations**

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	FIVE COUNTY ASSOCIATION OF GOVERNMENTS
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Elderly Persons Services-Persons with Disabilities Services-homeless Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Five County Association of Governments works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.
2	<b>Agency/Group/Organization</b>	SIX COUNTY ASSOCIATION OF GOVERNMENT
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Six County Association of Government works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.
3	<b>Agency/Group/Organization</b>	BEAR RIVER ASSOCIATION OF GOVERNMENTS
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Bear River Association of Government works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.
4	<b>Agency/Group/Organization</b>	Mountainland Association of Governments
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Regional organization Planning organization

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Mountainland Association of Governments works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.
5	<b>Agency/Group/Organization</b>	SOUTHEASTERN UTAH ASSOCIATION OF LOCAL GOVERNMENTS
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Southeastern Utah Association of Local Government works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.

6	<b>Agency/Group/Organization</b>	UINTAH BASIN ASSOCIATION OF GOVERNMENTS
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Planning organization Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Uintah Basin Association of Governments works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.
7	<b>Agency/Group/Organization</b>	Wasatch Front Regional Council
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Economic Development

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The Wasatch Front Regional Council works with the State of Utah in conducting needs assessments of local governments and administering the CDBG program in rural Utah. They are also required by HCD to complete their own annual action plans which include most of the same elements found on the State Annual Action Plan.</p>
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**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	State Homelessness Coordinating Committee	The State Homelessness Coordinating Committee helps determine the strategies and priorities of homeless prevention in Utah. The ESG program is part of this committee.
Low Income Housing Corporation Plan	Utah Housing Corporation	The Utah Housing Corporation is the Utah Tax Credit Entity and many of the projects the HOME Program supports depend on Tax Credits for success.
AOG Plans	7 Regional Associations of Governments	The 7 regional Associations of Governments are each required by the state to write Consolidated Plans. These plans are reviewed and considered during the state planning process. These organizations are listed in the above section.
Collective Impact on Homelessness	Shelter the Homeless	The state, Salt Lake City and Salt Lake County have aligned funding and projects that focus on making episodes of homelessness rare, brief and non-recurring. These projects focus on rapid-rehousing, emergency shelter, street outreach homelessness diversion, permanent supportive case management, employment, job training, and stabilization services.

**Table 3 - Other local / regional / federal planning efforts**

## **AP-12 Participation**

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

HCD works with seven regional Association of Governments (AOGs) to conduct citizen outreach and gather information for the state Consolidated Plan. Each AOG's Consolidated Plan details a process for outreach and citizen participation. A review of these plans show that each of the seven local planning agencies has made a concerted effort to seek public input into their planning, priority, and funding processes through mailings, questionnaires, forums, web posting, and public noticed hearings. A 30-day comment period has been adhered to by each agency. Those public comment periods (for regional plans) ended by April 2nd, 2018 and comments were forwarded to HCD with each area's Consolidated Plan update and action plan for 2018.

Workshops intended to explain the application process and how to successfully apply for CDBG funds, are held in October of each year in order to give applicants sufficient time to complete their application for the next funding cycle. Also, CDBG applicants hold public hearings to solicit input from local residents regarding projects in their area per program regulations. So every project has been presented to local citizens.

At the state level, HCD has adopted a Public Participation Plan. In adherence to this plan, the process and scheduled meetings for public input and comment have been advertised and were held in accordance with Utah's Open Public Meeting Law and have been posted to the Utah Public Notice Website (<http://www.utah.gov/pmn/index.html>). Concurrent to that posting, the draft is posted to the HCD website (<http://jobs.utah.gov/housing>), and citizens and other public and private entities were invited to contact staff with comments and questions. The state 30-day comment period began April 2nd and the state has submitted the 2018 Annual Action Plan on May 2nd 2018. The formal public hearing was held at the HCD offices on May 2 at our location at 1385 S State Street, Salt Lake City, Utah. This meeting was publicized in accordance with Utah's Open Public Meeting Law (UT Code § 52-4-101). This meeting is noticed statewide each year with electronic access to rural and remote areas upon request. Comments received at the hearings are posted and incorporated into the final draft plan. The State will provide a timely, substantive written response to every citizen complaint, within 15 days, were practicable.

**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
1	Public Meeting	Non-targeted/broad community	No response	No comments	Not applicable
2	Internet Outreach	Non-targeted/broad community	No response	No comments	Not applicable
3	Newspaper Ad	Non-targeted/broad community	No response	No comments	Not applicable

**Table 4 – Citizen Participation Outreach**

## Expected Resources

### AP-15 Expected Resources

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder 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	5,273,958	0	0	5,273,958	5,273,958	The expected remaining amount is assuming level funding for the remainder of the Consolidated Plan Period.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	3,466,001	4,500,000	0	7,966,001	7,966,001	The expected remaining amount assumes level funding for the remainder of the Consolidated Plan Period

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	197,972	0	0	197,972	197,972	The expected remaining amount assumes level funding for the remainder of the Consolidated Plan Period
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	1,259,495	0	0	1,259,495	1,259,495	The expected remaining amount assumes level funding for the remainder of the Consolidated Plan Period

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HTF	public - federal	Acquisition Admin and Planning Homebuyer assistance Multifamily rental new construction Multifamily rental rehab New construction for ownership	3,000,000	0	0	3,000,000	3,000,000	The expected remaining amount assumes level funding for the remainder of the Consolidated Plan Period
Other	public - federal	Housing	0	0	0	0	0	

Table 5 - 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**

The State HOME Program promotes leveraging through its rating and ranking system. This has proven successful. In the last program year HOME funds were leveraged at \$19.49 to \$1 and over the course of the last 5 year period leveraging averaged over \$15 to \$1. Although the state CDBG program does not have a match requirement in its method of distribution, the seven regional rating and ranking committees award points to applications that include leveraged funds. In this highly competitive program, this motivates applicants to pursue other funding sources. Smaller communities with fewer resources are given more points for leveraged funds than larger communities which levels the playing field. NHTF Funds are highly leveraged.

The State of Utah matches its ESG funds through the state funds allocated through the Unified Funding Process (Process described in AP-10). The Pamela Atkinson Homeless Trust Fund (PAHTF) and the Critical Needs Housing (CNH) totals exceeded the match amount requirement for the State ESG’s award.

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

There is no publically owned land or property located within the state that may be used to address the needs identified in the plan.

## 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	New Affordable Housing	2015	2019	Affordable Housing Non-Homeless Special Needs	State of Utah	Rapid Rehousing of Homeless Individuals Increase Availability of Affordable Housing for Persons with HIV/AIDS	CDBG: \$2,636,979 HOPWA: \$98,986 HOME: \$7,966,001 HTF: \$3,000,000	Rental units constructed: 800 Household Housing Unit Rental units rehabilitated: 300 Household Housing Unit Tenant-based rental assistance / Rapid Rehousing: 35 Households Assisted HIV/AIDS Housing Operations: 46 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Increase Sustainability of Rural Utah	2015	2019	Non-Housing Community Development	Five County Association of Governments Mountainland Association of Governments Southeastern Utah Association of Local Governments Wasatch Front Regional Council Six County Association of Governments Bear River Association of Governments Uintah Basin Association of Governments	Improving Public Infrastructure Economic Development	CDBG: \$2,636,979	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 4000 Households Assisted Public service activities for Low/Moderate Income Housing Benefit: 1000 Households Assisted Jobs created/retained: 10 Jobs Businesses assisted: 3 Businesses Assisted
3	Prioritize Rapid Rehousing	2015	2019	Homeless	State of Utah	Provide Case Management and Supportive Services Emergency Shelter	HOPWA: \$98,976 ESG: \$692,722	Tenant-based rental assistance / Rapid Rehousing: 1750 Households Assisted Homeless Person Overnight Shelter: 35750 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Decrease tenure of Homelessness	2015	2019	Homeless	State of Utah	Rapid Rehousing of Homeless Individuals	ESG: \$566,773	Other: 30 Other

Table 6 – Goals Summary

**Goal Descriptions**

1	Goal Name	New Affordable Housing
2	Goal Name	Increase Sustainability of Rural Utah
3	Goal Name	Prioritize Rapid Rehousing
4	Goal Name	Decrease tenure of Homelessness

## AP-25 Allocation Priorities

### Introduction:

These Allocation Priorities are based off of the priorities identified in the 2015 5-year Consolidated Plan.

### Funding Allocation Priorities

	New Affordable Housing (%)	Increase Sustainability of Rural Utah (%)	Prioritize Rapid Rehousing (%)	Decrease tenure of Homelessness (%)	Total (%)
CDBG	50	50	0	0	100
HOME	100	0	0	0	100
HOPWA	50	0	50	0	100
ESG	0	0	55	45	100
HTF	100	0	0	0	100

Table 7 – Funding Allocation Priorities

### Reason for Allocation Priorities

These priorities have been identified through the experience and research of HCD staff. ESG has prioritized rapid rehousing because as an organization it has adopted a housing first model which it believes to be the most effective model to end chronic homelessness. The HOME and NHTF program has chosen to prioritize the creation of new affordable rental housing in order to address the huge deficit of affordable housing stock. For this reason the NHTF program will not be using NHTF funds to fund administrative costs or single family housing. The CDBG priorities are identified through extensive outreach to rural communities. This outreach is conducted on a yearly basis by AOG staff and these regional rating and tankings systems are updated.

### How will the proposed distribution of funds will address the priority needs and specific objectives described in the Consolidated Plan?

The proposed distribution of funds addresses the priorities and objectives of the Consolidated Plan by funding the programs that accomplish these objectives.

# AP-30 Methods of Distribution

## Distribution Methods

**Table 8 - Distribution Methods by State Program**

<b>1</b>	<b>State Program Name:</b>	National Housing Trust Fund
	<b>Funding Sources:</b>	National Housing Trust Fund
	<b>Describe the state program addressed by the Method of Distribution.</b>	The National Housing Trust Fund is designed to address to the lack of affordable housing for extremely low income households.
	<b>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</b>	As long as a need is identified in the applicants' market study and the project is funding low income units then the applicant becomes eligible to have units bought down to the 30% AMI level through the use of NHTF funds. Applicants must demonstrate financial feasibility and commit to the 30 year affordability period.

<p><b>Describe how resources will be allocated among funding categories.</b></p>	<p>All resources will be used to address the need for additional funding for new affordable housing.</p>
<p><b>Describe threshold factors and grant size limits.</b></p>	<p>The threshold factors and grant size limits are being determined by the Utah Preservation Model. According to this model the maximum per unit subsidy will be determined by calculating the difference of up 120% of HUD Fair Market Rent and the 30% Area Median Income maximum rent and then calculating a present value of that difference based on a 30-year amortization and the current market interest rate. Current market interest rate will be determined by OWHLF staff and reviewed by the OWHLF Board on a regular basis. Unit subsidy cannot exceed 75% of the total per unit development cost.</p>

	<p><b>What are the outcome measures expected as a result of the method of distribution?</b></p>	<p>We expect to be able to fund the creation of new affordable housing for very low income housing.</p>
<p><b>2</b></p>	<p><b>State Program Name:</b></p>	<p>Olene Walker Housing Loan Fund</p>
	<p><b>Funding Sources:</b></p>	<p>HOME</p>
	<p><b>Describe the state program addressed by the Method of Distribution.</b></p>	<p>The Olene Walker Housing Loan Fund (OWHLF) is the HOME grantee for the state of Utah. This fund is part of the Utah Housing and Community Development (HCD) Division. OWHLF partners with public and private organizations to create and preserve quality affordable housing for Utah's very low -income, low-income and moderate-income community. To achieve this goal, OWHLF supports the construction, rehabilitation and purchase of affordable multi-family and single-family housing units throughout Utah. These programs are based on fair, open and competitive processes for applicant proposals that create and preserve low-income housing units.</p>

<p><b>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</b></p>	<p>The Olene Walker Housing Loan Fund has a system in place for rating funding applications. For multi-family housing applications there are eight criteria each which has a maximum possible score associated with it. A perfect application would have a score of 100 points. The most important criteria are new capacity and loan leveraging, both of which have a possible value of twenty-five points. More new affordable units, and a higher leveraging ratio will earn an applicant more points. AMI targeting, worth a maximum of 10 points, is the next most valuable criteria. Projects which target a lower income population receive higher scores. Rehabilitation, community support and county population are all worth a possible ten points. Rural areas receive additional points. For rehab projects staff reviews which building systems will be replaced and awards points accordingly. Scoring for the "community support" criteria reviews whether project is consistent with identified needs and goals of local affordable housing plans. Unit size is worth 5 points. This criteria awards additional points to applications which are providing units with more bedrooms to accommodate larger families. The final category is a bonus category in which projects can receive up to 5 points for incorporating green energy efficiency elements into their projects.</p>
<p><b>Describe how resources will be allocated among funding categories.</b></p>	<p>HCD uses federal HOME funds specifically to support our multi-family housing program.</p>

	<p><b>Describe threshold factors and grant size limits.</b></p>	<p>OWHLF does not award more than one million to any one applicant. Applicants which are building multi-stage projects are allowed to submit for more funds upon initiation of a new phase of their construction. The OWHLF board has discretion to award more than one million to a single project if they so choose. This is an extremely rare occurrence.</p>
	<p><b>What are the outcome measures expected as a result of the method of distribution?</b></p>	<p>OWHLF has chosen to promote the creation of new affordable multifamily units for very low income, low-income and moderate income households. Our method of distribution reflects this priority. Funds are also distributed to support HCD's goal to end chronic homelessness. We expect applicants to promote green building standards, large unit sizes and large leveraging as a result of our rating system.</p>
<p><b>3</b></p>	<p><b>State Program Name:</b></p>	<p>State of Utah HOPWA Program</p>
	<p><b>Funding Sources:</b></p>	<p>HOPWA</p>

<p><b>Describe the state program addressed by the Method of Distribution.</b></p>	<p>The Housing Opportunities for Persons with AIDS (HOPWA) Program is the only Federal program dedicated to the housing needs of persons living with HIV/AIDS and their families. The HOPWA funds are appropriated annually through the U.S. Department of Housing and Urban Development (HUD) by formula to eligible states that meet the minimum number of cumulative AIDS cases. As an eligible state (grantee), the State of Utah receives a HOPWA formula grant, administered by the State Community Services Office (SCSO), Housing and Community Development Division, Department of Workforce Services. The HOPWA Program aims to assist HOPWA eligible households to: (1) Increase access to healthcare and other supportive services necessary to focus on managing their disease, (2) Avoid becoming homeless while facing severe challenges in meeting personal and medical needs in addition to their housing costs, (3) Gain more stability, continue case management and have better health options.</p>
<p><b>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</b></p>	<p>The selection criteria for awarding of HOPWA funds are based on an analysis of the number of households living with HIV/AIDS and the location of available services. SCSO released a request for proposal to non-profits across the state of Utah. Agencies are awarded funds based upon their demonstrated capacity to achieve the following: (1) Identify people living with HIV/AIDS, (2) Increase inventory of affordable units for people living with HIV/AIDS, (3) Provide direct client support to obtain or maintain housing and prevent homelessness, (4) Identify resources for people living with HIV/AIDS. In order to ensure that households being served with HOPWA funds will avoid the threat of homelessness, particular consideration will be given to those agencies that were funded in the previous program year and demonstrated effective use of funds. An HIV/AIDS Housing Steering Committee (a committee of medical care providers, housing agencies and HOPWA project sponsors) remains in direct contact with people living with HIV/AIDS. Their combined knowledge of the medical and supportive services providers ensures that distribution of funds is equitable among the providers and client needs throughout the state.</p>

<p><b>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</b></p>	<p>Project sponsors are non-profits (including faith-based organizations) or government agencies targeting services to individuals living within the State's metropolitan statistical areas. Project sponsors must demonstrate the ability to manage the HOPWA program and all applicable State and Federal policies and procedures including compliance with Federal and State non-discrimination laws. Project sponsors must have established internal control and fiscal accounting procedures. Project sponsors should demonstrate the ability to coordinate, where appropriate, client services with other services providers and leverage, where possible, other resources toward meeting overall client needs and program goals. Program Sponsors must demonstrate the ability to meet all reporting and record keeping requirements including maintaining the confidentiality of client records. Project Sponsors must demonstrate that they can and will make third party payments without identifying clients as HOPWA recipients or as having AIDS or HIV.</p> <p>The funding allocation is a competitive process that begins with a Request for Proposal (RFP). This competitive process includes the review of proposals and funding recommendations offered by a diverse group of stakeholders: State HOPWA Allocation Committee, Grantee staff, Other State and/or local government representatives, Continuum of Care representatives, Other service providers, Community members. The HOPWA Allocation Committee reviews and assesses against desired program criteria, and awards are made to individual organizations.</p> <p>The State HOPWA program posts public notice for RFP in the local newspaper and online to apply for HOPWA funding two months before the contract fiscal year. Application workshops are held to educate and inform applicants on how to apply for funding. The deadline for application submissions is set before the workshop.</p>
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<p><b>Describe how resources will be allocated among funding categories.</b></p>	<p>HCD will only use the authorized administrative cost limit of 3% to manage the program. Project sponsors will be limited to the authorized administrative cost of 7%. This will be monitored when HCD processes requests for funds. Other than administration funds, HOPWA has emphasized rental assistance for persons with HIV/AIDS. HUD provides HOPWA grantees the flexibility to determine how best to apportion recipients.</p>
<p><b>Describe threshold factors and grant size limits.</b></p>	<p>There are no limits or threshold factors in the awarding of HOPWA funds.</p>

	<p><b>What are the outcome measures expected as a result of the method of distribution?</b></p>	<p>As a result of HOPWA’s method of distribution HOPWA expects to; (1) increase inventory of affordable units for people living with HIV/AIDS, (2) provide direct client support to obtain or maintain housing and prevent homelessness, and (3) identify resources for people living with HIV/AIDS.</p>
4	<p><b>State Program Name:</b></p>	<p>The State of Utah Emergency Solutions Grant Program</p>
	<p><b>Funding Sources:</b></p>	<p>ESG</p>
	<p><b>Describe the state program addressed by the Method of Distribution.</b></p>	<p>The Emergency Solutions Grant (ESG) Program provides financial assistance and essential services to homeless individuals and families. ESG provides housing relocation services to align homeless households with affordable housing and activities that promote self-sufficiency and stability.</p>

<p><b>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</b></p>	<p>The state of Utah ESG program awards grants through a competitive grant process. We have created a Unified Funding application process that includes ESG, TANF, and four state appropriations in order to coordinate priorities and to meet the match requirement for ESG funding. The State Homeless Coordinating Committee (SHCC) sets state priorities for the competitive grant process based on HUD Hearth Act, HUD priorities in regard the chronic, veterans, families and youth as well as the specific needs identified in collaboration with partners and CoCs. HCD looks to fund agencies' applications with ESG that support HUD goals and objectives. HCD coordinates the review process with Allocation Committee which includes CoC leadership and the Collaborative Applicant Lead Agency in order , to align goals and resources. The Allocation Committee is given scoring criteria in the areas of: Community and CoC participation, client prioritization and assessment, coordinated entry, SHCC priorities, HMIS participation (or comparable database if applicable), Point-in-time participation, budget, match, outcomes and performance measures, community need, leveraging and capacity. HCD follows HUD direction to allocate no more that 60% of ESG funds for shelter and outreach. Our primary focus is Rapid Rehousing dollars for those staying in shelters who are literally homeless and street outreach to identify unsheltered households and offer services and housing.</p>
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<p><b>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</b></p>	<p>The State of Utah, Housing and Community Development (HCD), has consolidated both state and federal sources of homelessness program grants into a single application process, Unified Funding. A statewide allocation plan was developed by an allocation committee and approved by an interagency council on homelessness (the State Homeless Coordinating Committee (SHCC)). The Unified Funding competitive grant application is open to Public or private not-for-profit organizations, faith-based organizations, state departments and agencies, units of local governments and Indian tribal governments. The HCD Homelessness Programs Office oversees the funding process for proposals from programs statewide that serve homeless persons according to HUD’s definition of homelessness. All agencies that serve households experiencing homelessness with services that fall within state and federal goals are encouraged to apply. Training is provided for the application process as well as training of ESG regulations and requirements. The SHCC , Allocation Committee scores the funding proposals and creates recommendations regarding the distribution of ESG. The recommendations are presented to the SHCC for final approval.</p>
<p><b>Describe how resources will be allocated among funding categories.</b></p>	<p>As per HUD’s guidelines: no more than 60% will be allocated to Street Outreach and Emergency Shelter activities. The remaining 40%+ will be allocated to Rapid Re-housing and HMIS. No ESG funds are allocated to homeless prevention.</p>

	<p><b>Describe threshold factors and grant size limits.</b></p>	<p>The ESG Program has no threshold factors or grant size limits.</p>
	<p><b>What are the outcome measures expected as a result of the method of distribution?</b></p>	<p>The expectation is that by 1) targeting only literally homeless and those who are most vulnerable 2) reducing the number of people living on the streets through street outreach or emergency shelters by rapidly rehousing them, 3) shortening the time people spend homeless, and 4) reducing each program participant’s housing barriers and/or housing; Utah will create a systemic approach to meet federal goals on ending homelessness.</p>
<p>5</p>	<p><b>State Program Name:</b></p>	<p>Utah Small Cities Community Development Block Grant Program</p>
	<p><b>Funding Sources:</b></p>	<p>CDBG</p>

<p><b>Describe the state program addressed by the Method of Distribution.</b></p>	<p>The Utah Small Cities Community Development Block Grant Program is dedicated to the promotion of local community development in rural Utah. The CDBG program funds activities such as infrastructure development, affordable housing, public services, and economic development. This program is an essential part of promoting sustainability in Utah’s rural communities.</p>
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<p><b>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</b></p>	<p>Annually, Utah provides an allocation to each of the regional associations of governments AOGs who then score applications based on approved rating and ranking systems. The 2018 State allocation will be divided 7 ways. Cities over 50,000 and counties over 200,000 in population receive their own allocations of federal CDBG funds directly from HUD and are not factored into this calculation. Each AOG has developed its own rating and ranking system to determine how to award CDBG funds to applicants.</p> <p>The 8 mandated criteria are as follows:</p> <ol style="list-style-type: none"> <li>1) "Capacity to carry out the grant". In other words the grantee must have a history of successful grant administration in order to receive full points in this category.</li> <li>2) "Job creation". Points are given to projects that create or retain jobs.</li> <li>3) "Housing stock". Housing is a state priority. Housing projects that improve or expand affordable housing stock are given additional points.</li> <li>4) is "Affordable housing plan". Utah House Bill 295 requires all cities and counties to address the problems associated with the availability of affordable housing in their community's plan.</li> <li>5) "Extent of Poverty". Points are given for the percentage of low-income, and very low-income persons benefiting either from the project or carried out in a low-income community.</li> <li>6) "Financial commitment to community development". Points are given to communities who show commitment based on criteria select by the regional AOGs.</li> <li>7) "Project Maturity". Each application must contain a specific and detailed scope of work that contains a narrative description and a detailed engineer's cost estimate. The AOG should determine the immediate viability of the project. Leveraging is also considered as part of this criteria.</li> <li>8) "Planning". The AOGs review the 5-year consolidated plan, as well as more recent annual updates to the consolidated plan, when available, and then establish regional priorities and award points accordingly.</li> </ol> <p>Additional criteria chosen by each AOG can be added to the criteria listed above.</p>
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<p><b>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</b></p>	<p>The Utah Small Cities CDBG program in Utah goes to great lengths to ensure that all eligible applicants are well notified and prepared to apply for CDBG funds. On an annual basis the State holds 12 How-to-Apply workshops throughout the state. Counties, cities, towns, and private and public service providers are invited to attend. In this workshop State staff and AOG representatives present and review the annually updated Application Policies and Procedures. This manual clearly outlines the procedures for applying for CDBG funds. It explains the CDBG rating and ranking systems, important deadlines, and all other information needed to successfully apply for funds. These workshops are well attended. State and AOG Staff are all made available to applicants. The application policies and procedures manual is also on CDBGs website at <a href="https://jobs.utah.gov/housing/community/cdbg/publications.html">https://jobs.utah.gov/housing/community/cdbg/publications.html</a></p>
<p><b>Describe how resources will be allocated among funding categories.</b></p>	<p>CDBG funding categories include admin, planning, and technical assistance, economic development, housing, public facilities, public services, and “other”. Each AOG has developed their own rating and ranking system according to the needs of their regions. The rating and ranking systems promote certain project types over others. However, funding priorities are determined in response to the types of projects which come before the various AOGs. The state has final approval authority over these systems, and they must include the state’s mandatory elements (Capacity to Carry Out the Grant, Job Creation, Housing Stock, Affordable Housing Plan, Extent of Poverty, Financial Commitment to Community Development, Project Maturity, Planning. The rating and ranking systems are evaluated each year and modifications are made. Special efforts continue to eliminate subjectivity and create clearer scoring criteria.</p>

<p><b>Describe threshold factors and grant size limits.</b></p>	<p>The State Small Cities CDBG program does not fund less than \$30,000 to any one project. Some AOGs have chosen to limit the maximum grant size. However, this varies by region.</p>
<p><b>What are the outcome measures expected as a result of the method of distribution?</b></p>	<p>As a result of this method of distribution Utah is improving the sustainability of rural communities throughout the state. Local community needs are being adequately evaluated due to the local and regional expertise of the AOGs through which the State Small Cities CDBG program operates. These needs are being addressed according to the priorities the local AOGs are outlining.</p>

## AP-35 Projects – (Optional)

### Introduction:

HCD does not have a list of projects which will be funded in the coming program year. Program priorities and needs have been identified, but specific projects to be funded are always subject to change up until the actual applications are received and the regional rating and ranking committees and program boards deliberate on their merits.

#	Project Name
1	NHS- Self Help Home-Miller
2	NHS-Taylor Holmes
3	NHS- Self Help Home-Pitcher
4	CDBG Grantee Administration
5	American Covenant Summerhill I, LLC
6	American Covenant Summerhill II, LLC
7	Castle Country Associates of Price, LLC/Castle Country Apts
8	Ribbon Properties, LLC/Pamela's Place Apts
9	Hampstead Lakeview Partners, LP/Lakeview Heights Apts
10	Liberty Uptown Associates, LLC/Liberty Uptown Apts
11	JF Union Partners, LLC/Moda Union Apts
12	STH Magnolia, LLC/The Magnolia
13	Murray Depot, LLC/Murray Depot Apts
14	Downtown SLC B, LLC/The Exchange B
15	Escalante SLC III, LLC/Escalante Park III Apartments
16	Eagle Heights Village, LLC/Eagle Heights Village Townhomes
17	Jordan Bluffs Holdings, LP/Jordan Bluffs Apartments
18	Grand Vista Associates of Payson, LLC/Grand Vista Senior Apartments
19	Willow Creek IV-V Associates of Grantsville, LLC/Willow Creek IV-V Senior Apartments
20	NHS- Self Help Home-Williams
21	NHS-Self Help Home Tsosie
22	NHS-Self Help Home Daniel Miller
23	NHS-Self Help Home Jessica Aguirre
24	NHS-Self Help Jordan Nelson
25	NHS- Self Help Nicholas Hatch
26	NHS- Self Help Tyke Cowdin
27	NHS- Self Help Home-Freidenberger
28	HOPWA FY18-Utah State Homeless Program (HP)
29	2018-2021 Housing Authority of County of SL UTH18F999 (HA-County SL)
30	Housing Trust Fund - 2018 Administrative

#	Project Name
31	State Administration
32	2018-2021 TBRA Activity: HA Salt Lake City
33	2018-2021 Salt Lake CAP UTH18F999 (SLCAP)
34	2018-2021 Ogden City Housing Authority UTH18F999 (OCHA)
35	HESG FY18-Utah State Homeless Program (HP)
36	CDBG Planning
37	CDBG Housing - Home Ownership
38	CDBG Housing - Rehabilitation
39	CDBG Housing - New Construction
40	CDBG Infrastructure - New
41	CDBG Infrastructure - Rehabilitation
42	CDBG Public Facilities - New
43	CDBG Public Facilities - Rehabilitation
44	CDBG Public Service

**Table 9 – Project Information**

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

HOME has prioritized the creation of new affordable housing. CDBG has prioritized public infrastructure and other community needs in rural areas. ESG has prioritized programs that serve the literally homeless with interventions that are tailored to participant’s needs and result in housing stability. HOPWA is dedicated to providing affordable housing for persons with HIV/AIDS.

These priorities are the same priorities identified in the five year consolidated plan. These priorities were identified by HCD after careful consultation with local leaders, public representatives, and a thorough analysis of housing, demographic, and economic information provided by the Census and other legitimate data sources. HCD has found that increasing the number of affordable housing and the rapid rehousing of homeless to be the most effective means of providing stable housing to underprivileged Utahans. CDBG’s partnership with regional AOGs has allowed extensive consultation with local leaders to take place and has proven effective in ensuring that the greatest needs in rural Utah are the needs being addressed by the CDBG program.

Obstacles to addressing underserved needs are found in poor census information, onerous regulations attached to federal funds, and a lack of advocacy in rural areas.

Poor census information is an impediment to the carrying out of HCD programs. Rural areas in particular suffer from extreme unreliability. This is due to the elimination of the long form of the census and the increased use of the American Community Survey. The survey, while effective in highly populated regions, does not accurately reflect the demographic, housing, and economic situation of rural areas.

This discourages a good understanding of the housing market and the individual needs which exist in Rural Utah. Poor information regarding disability, the existence of dilapidated housing, the number of minorities, homelessness, and single parent or large households have all been barriers to addressing underserved needs.

Regulations attached to federal funds have been another obstacle. This has been especially true for the CDBG program which operate primarily in rural Utah. Applicants from rural areas often do not have expertise to ensure compliance with the various regulations imposed by HUD.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	NHS- Self Help Home-Miller
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Mutual Self Help participant Daniel and Carlie Miller
	<b>Target Date</b>	6/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One household will be benefited by this project.
	<b>Location Description</b>	This project is located at 552 S 1430 E Hyrum UT
	<b>Planned Activities</b>	Construction of Self Help Home
2	<b>Project Name</b>	NHS-Taylor Holmes
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Mutual Self Help Homes
	<b>Target Date</b>	6/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One household will be benefitted by this project.
	<b>Location Description</b>	The property is located at 1345 E 500 S Hyrum UT 84319.
	<b>Planned Activities</b>	Construction of one Self Help Home.

3	<b>Project Name</b>	NHS- Self Help Home-Pitcher
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Mutual Self Help Home
	<b>Target Date</b>	6/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One household will be benefitted by this project
	<b>Location Description</b>	This project is located at 523 S 1330 E Hyrum UT 84319
	<b>Planned Activities</b>	Construction of one Self Help Home.
4	<b>Project Name</b>	CDBG Grantee Administration
	<b>Target Area</b>	Five County Association of Governments Mountainland Association of Governments Southeastern Utah Association of Local Governments Wasatch Front Regional Council Six County Association of Governments Bear River Association of Governments Uintah Basin Association of Governments
	<b>Goals Supported</b>	Increase Sustainability of Rural Utah
	<b>Needs Addressed</b>	Improving Public Infrastructure
	<b>Funding</b>	CDBG: \$350,000
	<b>Description</b>	Administration cost to operate the CDBG program and projects throughout the state's 7 regions. Bear River AOG - \$35,000 Wasatch Front (via Tooele County) - \$35,000 Mountainland AOG - \$35,000 Six County AOG - \$35,000 Uintah Basin AOG - \$35,000 Southeastern Utah AOG - \$35,000 Five County AOG - \$35,000 Bear River AOG (Housing Program) - \$5,250 Uintah Basin (Housing Program) - \$5,400 Heber City (ADA) - \$7,000 Brigham City - \$6,904 Hyrum City - \$1,497 City of Wendover - \$28
	<b>Target Date</b>	

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	NA
	<b>Location Description</b>	NA
	<b>Planned Activities</b>	These funds are for program delivery for the CDBG program.
5	<b>Project Name</b>	American Covenant Summerhill I, LLC
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$441,672 HTF: \$200,000
	<b>Description</b>	Acquisition and rehabilitation of 24 units of RD 515 family multifamily housing
	<b>Target Date</b>	5/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	4 HOME-assisted units, 3 HTF-assisted units
	<b>Location Description</b>	1279 West 360 North, St George, UT 84770
	<b>Planned Activities</b>	Acquisition and rehabilitation of 24 units of RD 515 family housing
6	<b>Project Name</b>	American Covenant Summerhill II, LLC
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$406,000 HTF: \$200,000
	<b>Description</b>	Acquisition and rehabilitation of second phase of 24 units of RD 515 multifamily housing
	<b>Target Date</b>	5/30/2019

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	4 HOME-assisted units, 3 HTF-assisted units
	<b>Location Description</b>	1279 West 360 North, St George, UT 84770
	<b>Planned Activities</b>	Acquisition and rehabilitation of 24 units of RD 515 family housing
7	<b>Project Name</b>	Castle Country Associates of Price, LLC/Castle Country Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$405,000 HTF: \$100,000
	<b>Description</b>	Acquisition and rehabilitation of 24-unit RD 515 family multifamily housing project in Price
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 HOME-assisted units, 2 HTF-assisted units
	<b>Location Description</b>	275 South 1600 East, Price, UT 84501
	<b>Planned Activities</b>	Acquisition and rehabilitation of 24 units of RD 515 family housing
8	<b>Project Name</b>	Ribbon Properties, LLC/Pamela's Place Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000 HTF: \$823,274
	<b>Description</b>	New construction of 100 units of multifamily housing for homeless with housing vouchers
	<b>Target Date</b>	

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	8 HOME-assisted units, 14 HTF-assisted units
	<b>Location Description</b>	525 South 500 West, Salt Lake City, UT 84101
	<b>Planned Activities</b>	New construction of 100 units of affordable housing - 100 studio units targeting homeless
9	<b>Project Name</b>	Hampstead Lakeview Partners, LP/Lakeview Heights Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$500,000
	<b>Description</b>	Acquisition and rehabilitation of 84 units of HUD Project-Based Section 8 townhome units
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	4 HOME-assisted units
	<b>Location Description</b>	1755 South 200 East, Clearfield, UT 84015
	<b>Planned Activities</b>	Acquisition and rehabilitation of 84 units of project-based Section 8 housing
10	<b>Project Name</b>	Liberty Uptown Associates, LLC/Liberty Uptown Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$740,000 HTF: \$595,000
	<b>Description</b>	New construction of 109 units of multifamily housing targeted to homeless with Permanent Supportive Housing vouchers
	<b>Target Date</b>	

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	5 HOME-assisted units, 7 HTF-assisted units
	<b>Location Description</b>	340 East 200 South, Salt Lake City, UT 84111
	<b>Planned Activities</b>	New construction of 109 total units with 46 affordable units
<b>11</b>	<b>Project Name</b>	JF Union Partners, LLC/Moda Union Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000
	<b>Description</b>	New construction of 206 units of multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	8 HOME-assisted units
	<b>Location Description</b>	7304 South 300 West, Midvale, UT 84047
<b>Planned Activities</b>	New construction of 206 units of affordable multifamily housing	
<b>12</b>	<b>Project Name</b>	STH Magnolia, LLC/The Magnolia
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000
	<b>Description</b>	New construction of 65 units of multifamily Permanent Supportive Housing
	<b>Target Date</b>	

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	8 HOME-assisted units, 25 HTF-assisted units
	<b>Location Description</b>	175 South 300 East, Salt Lake City, UT 84111
	<b>Planned Activities</b>	New construction of 65 units of Permanent Supportive Housing
<b>13</b>	<b>Project Name</b>	Murray Depot, LLC/Murray Depot Apts
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000
	<b>Description</b>	New construction of 93 units of multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	7 HOME-assisted units
	<b>Location Description</b>	4274 South Birkhill Blvd, Murray, UT 84107
	<b>Planned Activities</b>	New construction of 93 total units with 65 affordable units
<b>14</b>	<b>Project Name</b>	Downtown SLC B, LLC/The Exchange B
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000
	<b>Description</b>	New construction of 126 units of multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	8 HOME-assisted units

	<b>Location Description</b>	350 East 400 South, Salt Lake City, UT 84111
	<b>Planned Activities</b>	New construction of 126 total units with 80 affordable units
15	<b>Project Name</b>	Escalante SLC III, LLC/Escalante Park III Apartments
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$700,000
	<b>Description</b>	Acquisition and rehabilitation of 80 units of project-based HUD Section 8 multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6 HOME-assisted units
	<b>Location Description</b>	1040 North Redwood Road, Salt Lake City, UT 84116
	<b>Planned Activities</b>	Acquisition and rehabilitation of 80 units of project-based Section 8 for elderly
16	<b>Project Name</b>	Eagle Heights Village, LLC/Eagle Heights Village Townhomes
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$460,000 HTF: \$540,000
	<b>Description</b>	New construction of 80 units of multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 HOME-assisted units, 5 HTF-assisted units
	<b>Location Description</b>	Appx 2600 East Eagle Mountain Blvd, Eagle Mountain, UT 84005
	<b>Planned Activities</b>	New construction of 80 total units with 60 affordable units

17	<b>Project Name</b>	Jordan Bluffs Holdings, LP/Jordan Bluffs Apartments
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$1,000,000
	<b>Description</b>	New construction of 190 units of multifamily housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	7 HOME-assisted units
	<b>Location Description</b>	8120 South 700 West, Midvale, UT 84047
	<b>Planned Activities</b>	New construction of 190 units of affordable housing
18	<b>Project Name</b>	Grand Vista Associates of Payson, LLC/Grand Vista Senior Apartments
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HTF: \$206,400
	<b>Description</b>	Acquisition and rehabilitation of 25 units of RD 515 elderly housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 HTF-assisted units
	<b>Location Description</b>	650 East 100 North, Payson, UT 84651
	<b>Planned Activities</b>	Acquisition and rehabilitation of 25 units of RD 515 elderly housing
19	<b>Project Name</b>	Willow Creek IV-V Associates of Grantsville, LLC/Willow Creek IV-V Senior Apartments
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	

	<b>Needs Addressed</b>	
	<b>Funding</b>	HTF: \$206,400
	<b>Description</b>	Acquisition and rehabilitation of 21 units of RD 515 elderly housing
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 HTF-assisted units
	<b>Location Description</b>	290 West Plum Street, Grantsville, UT 84029
	<b>Planned Activities</b>	Acquisition and rehabilitation of 21 units of RD 515 elderly housing
<b>20</b>	<b>Project Name</b>	NHS- Self Help Home-Williams
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Home
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project will benefit one household
	<b>Location Description</b>	1442 E 540 S Hyrum UT
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>21</b>	<b>Project Name</b>	NHS-Self Help Home Tsosie
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Mutual Self Help Home
	<b>Target Date</b>	7/1/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one household
	<b>Location Description</b>	1390 E 500 S Hyrum UT 84319
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>22</b>	<b>Project Name</b>	NHS-Self Help Home Daniel Miller
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Mutual Self Help Home
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one household
	<b>Location Description</b>	552 S 1430 E Hyrum UT 84319
<b>Planned Activities</b>	Construction of one Self Help Home	
<b>23</b>	<b>Project Name</b>	NHS-Self Help Home Jessica Aguirre
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Home
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one Self Help Home

	<b>Location Description</b>	698 E 720 N SMithfield UT 84335
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>24</b>	<b>Project Name</b>	NHS-Self Help Jordan Nelson
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Home
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one household
	<b>Location Description</b>	700 E 680 N Smithfield UT 84335
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>25</b>	<b>Project Name</b>	NHS- Self Help Nicholas Hatch
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Home
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one household.
	<b>Location Description</b>	640 E 720 N Smithfield UT 84335
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>26</b>	<b>Project Name</b>	NHS- Self Help Tyke Cowdin
	<b>Target Area</b>	State of Utah

	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Home
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project will benefit one household
	<b>Location Description</b>	634 E 680 N Smithfield UT 84335
	<b>Planned Activities</b>	Construction of one self help home.
<b>27</b>	<b>Project Name</b>	NHS- Self Help Home-Freidenberger
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HOME: \$15,000
	<b>Description</b>	Construction of Self Help Homes
	<b>Target Date</b>	7/1/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will benefit one household
	<b>Location Description</b>	728 E 680 N Smithfield UT 84335
	<b>Planned Activities</b>	Construction of one Self Help Home
<b>28</b>	<b>Project Name</b>	HOPWA FY18-Utah State Homeless Program (HP)
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Housing for Persons with HIV/AIDS
	<b>Funding</b>	HOPWA: \$5,939

	<b>Description</b>	Utah State Homeless Program awards HOPWA funds to statewide HOPWA eligible households to live independently in safe affordable & permanent housing & access healthcare and other supportive services to increase self-sufficiency and prevent homelessness.
	<b>Target Date</b>	6/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This is 3% Grantee Administration of HOPWA grant
	<b>Location Description</b>	
	<b>Planned Activities</b>	HOPWA State Admin
<b>29</b>	<b>Project Name</b>	2018-2021 Housing Authority of County of SL UTH18F999 (HA-County SL)
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Housing for Persons with HIV/AIDS
	<b>Funding</b>	HOPWA: \$61,150
	<b>Description</b>	Housing Authority of County Salt Lake was awarded \$61,150 to assist HOPWA eligible households with Tenent Based Rental Assistance.
	<b>Target Date</b>	9/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Clients served FY18 13. Low income individuals and families with documented HIV/AIDS status.
	<b>Location Description</b>	Salt Lake County
	<b>Planned Activities</b>	Provide permanent housing and coordinated delivery of support services, assessment and case management, substance abuse treatment, mental health treatment, nutritional services, job training and placement assistance with daily living.
<b>30</b>	<b>Project Name</b>	Housing Trust Fund - 2018 Administrative
	<b>Target Area</b>	State of Utah

	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	HTF: \$300,000
	<b>Description</b>	10% of HTF grant funds set aside for administrative expenses
	<b>Target Date</b>	7/1/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This is an administration activity no families will be directly benefited.
	<b>Location Description</b>	Utah Housing and Community Development Offices are located at 1385 S State St. SLC 84115
	<b>Planned Activities</b>	Administration of the Housing Trust Fund Program
<b>31</b>	<b>Project Name</b>	State Administration
	<b>Target Area</b>	
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	:
	<b>Description</b>	State of Utah Administration Cost to Operate the CDBG Program.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	
<b>32</b>	<b>Project Name</b>	2018-2021 TBRA Activity: HA Salt Lake City
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Provide Case Management and Supportive Services Housing for Persons with HIV/AIDS

	<b>Funding</b>	HOPWA: \$32,625
	<b>Description</b>	\$32,625 HOPWA funds awarded to HA of Salt Lake City to provide TBRA to low-income households with documented HIV/AIDS status.
	<b>Target Date</b>	6/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Clients Served FY18 17. Low income individuals and families with documented HIV/AIDS status.
	<b>Location Description</b>	Salt Lake City
	<b>Planned Activities</b>	Provide permanent housing and coordinated delivery of support services, assessment and case management, substance abuse treatment, mental health treatment, nutritional services, job training and placement assistance with daily living.
<b>33</b>	<b>Project Name</b>	2018-2021 Salt Lake CAP UTH18F999 (SLCAP)
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Housing for Persons with HIV/AIDS
	<b>Funding</b>	HOPWA: \$32,000
	<b>Description</b>	
	<b>Target Date</b>	6/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Clients served FY18 23. This contract shall serve those persons whose income is at or below 80% of area median income; and are medically diagnosed with HIV/AIDS and their families.
	<b>Location Description</b>	Salt Lake County

	<b>Planned Activities</b>	Stabilization services by assisting individuals, families and seniors and the disabled in obtaining/maintaining safe and affordable housing, facilitate timely social and financial intervention by way of case-management, direct client services and community referrals. Activities also include Coordination and delivery of support services, assessment and case management, substance abuse treatment, mental health treatment, nutritional services, job training and placement assistance with daily living.
<b>34</b>	<b>Project Name</b>	2018-2021 Ogden City Housing Authority UTH18F999 (OCHA)
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Housing for Persons with HIV/AIDS
	<b>Funding</b>	HOPWA: \$29,400
	<b>Description</b>	Ogden City Housing Authority was awarded \$29000 to assist HOPWA eligible households with Tenent Based Rental Assistance.
	<b>Target Date</b>	6/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Clients Served FY18 5. Low income individuals and families with documented HIV/AIDS status.
	<b>Location Description</b>	Ogden Utah
<b>Planned Activities</b>	Provide permanent housing and coordinated delivery of support services, assessment and case management, substance abuse treatment, mental health treatment, nutritional services, job training and placement assistance with daily living.	
<b>35</b>	<b>Project Name</b>	HESG FY18-Utah State Homeless Program (HP)
	<b>Target Area</b>	State of Utah
	<b>Goals Supported</b>	Prioritize Rapid Rehousing Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Rapid Rehousing of Homeless Individuals Emergency Shelter
	<b>Funding</b>	ESG: \$1,259,495

	<b>Description</b>	Utah Homeless Program awards HESG funds to statewide homeless service providers to assist homeless households to prevent from being homeless and move toward self-sufficiency.
	<b>Target Date</b>	6/30/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	
<b>36</b>	<b>Project Name</b>	CDBG Planning
	<b>Target Area</b>	Five County Association of Governments Mountainland Association of Governments Southeastern Utah Association of Local Governments Wasatch Front Regional Council Six County Association of Governments Bear River Association of Governments Uintah Basin Association of Governments
	<b>Goals Supported</b>	New Affordable Housing Increase Sustainability of Rural Utah Prioritize Rapid Rehousing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing Improving Public Infrastructure
	<b>Funding</b>	:
	<b>Description</b>	Planning activities carried out by Association of Governments for their jurisdictions throughout the state of Utah. Bear River AOG - \$15,000 Wasatch Front Regional Council (via Tooele County) - \$15,000 Mountainland AOG - \$15,000 Six County AOG - \$15,000 Uintah Basin AOG - \$15,000 Five County AOG - \$55,000
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	

	<b>Location Description</b>	Planning activities are carried out by the Association of Governments' staff throughout their respective regions.
	<b>Planned Activities</b>	
<b>37</b>	<b>Project Name</b>	CDBG Housing - Home Ownership
	<b>Target Area</b>	Bear River Association of Governments Uintah Basin Association of Governments
	<b>Goals Supported</b>	Increase Sustainability of Rural Utah Decrease tenure of Homelessness
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	:
	<b>Description</b>	Funds to help with home buyer assistance in the Bear River and Uintah Basin regions of the state of Utah. Bear River AOG - \$55,000 Uintah Basin AOG - \$36,000
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	About 20 households in the Bear River region and approximately 9 households in Uintah Basin received homebuyer assistance funds.
	<b>Location Description</b>	Households assisted were in the Bear River and Uintah Basin regions.
	<b>Planned Activities</b>	
<b>38</b>	<b>Project Name</b>	CDBG Housing - Rehabilitation
	<b>Target Area</b>	Five County Association of Governments Mountainland Association of Governments Southeastern Utah Association of Local Governments Six County Association of Governments Bear River Association of Governments Uintah Basin Association of Governments
	<b>Goals Supported</b>	Increase Sustainability of Rural Utah
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	:
	<b>Description</b>	Funds for housing rehabilitation in the 7 regions in the state of Utah. Cedar City - \$300,708 Bear River AOG - \$54,000 Southeastern Utah - \$277,097 Uintah Basin AOG - \$415,600 Six County AOG - \$110,064

	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	41 Low-Moderate Income housing units.
	<b>Location Description</b>	The areas that benefit from housing rehabilitation are located in throughout the rural areas of the state of Utah except for the Wasatch Front region.
	<b>Planned Activities</b>	Housing rehabilitation activities.
<b>39</b>	<b>Project Name</b>	CDBG Housing - New Construction
	<b>Target Area</b>	Bear River Association of Governments
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	:
	<b>Description</b>	Funds for new construction infrastructure in the 7 regions in the state of Utah.Brigham City - \$65,000
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1 Low Moderate Income family in Brigham City.
	<b>Location Description</b>	Housing activity will be in Brigham City.
<b>Planned Activities</b>	Acquisition of property for construction of a new home in Brigham City.	
<b>40</b>	<b>Project Name</b>	CDBG Infrastructure - New
	<b>Target Area</b>	Bear River Association of Governments
	<b>Goals Supported</b>	New Affordable Housing
	<b>Needs Addressed</b>	Increase Availability of Affordable Housing
	<b>Funding</b>	:
	<b>Description</b>	New infrastructure built for towns and municipalities in the CDBG small cities program throughout the 7 regions in the state of Utah.Hyrum City - \$200,000

	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	183 Low Moderate Income housing units will benefit from the sewer lift station.
	<b>Location Description</b>	The area of the Mountain View Estates is located in Hyrum City.
	<b>Planned Activities</b>	Installation of a new sewer lift station in the new Mountain View housing subdivision.
<b>41</b>	<b>Project Name</b>	CDBG Infrastructure - Rehabilitation
	<b>Target Area</b>	Mountainland Association of Governments Southeastern Utah Association of Local Governments Wasatch Front Regional Council Six County Association of Governments
	<b>Goals Supported</b>	Increase Sustainability of Rural Utah
	<b>Needs Addressed</b>	Improving Public Infrastructure
	<b>Funding</b>	:
	<b>Description</b>	Construction to improve infrastructure for small towns and municipalities in the small cities CDBG program throughout the 7 regions in the state of Utah. Spring City - \$250,000 Grand County - \$354,625 City of Wendover - \$439,984 City of Washington Terrace - \$232,503 Kamas City - \$295,228 Town of Daniel - \$304,680 Tooele County - \$37,777
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	12,164 total people benefitting of which 8,231 are Low Moderate Income individuals.
	<b>Location Description</b>	Activities are in Spring City, Moab, City of Wendover, City of Washington Terrace, Kamas City and the Town of Daniel.
	<b>Planned Activities</b>	Activities are for sewer improvements and waterline and water tank upgrades.
<b>42</b>	<b>Project Name</b>	CDBG Public Facilities - New
	<b>Target Area</b>	Five County Association of Governments Six County Association of Governments

	<b>Goals Supported</b>	Increase Sustainability of Rural Utah
	<b>Needs Addressed</b>	Provide Case Management and Supportive Services
	<b>Funding</b>	:
	<b>Description</b>	Construction of new public facilities for towns and municipalities in the small cities CDBG program throughout the 7 regions of the state of Utah.Kane County - \$51,259Richfield City - \$275,000
	<b>Target Date</b>	12/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	110 people (children) will benefit from the Kane Children's Justice Center while 7600 people of which 4028 are low moderate income will benefit from Richfield City's new park development project.
	<b>Location Description</b>	Activities are located in the Town of Kanab, 500 North, 50 West for the Children's Justice Center and in Richfield City for the park development.
	<b>Planned Activities</b>	Building the Kane County Children's Justice Center and Richfield City is developing a new city park.
<b>43</b>	<b>Project Name</b>	CDBG Public Facilities - Rehabilitation
	<b>Target Area</b>	Mountainland Association of Governments Southeastern Utah Association of Local Governments Six County Association of Governments Bear River Association of Governments
	<b>Goals Supported</b>	Increase Sustainability of Rural Utah
	<b>Needs Addressed</b>	Improving Public Infrastructure
	<b>Funding</b>	:
	<b>Description</b>	Improvements/Rehabilitation construction for public facilities in small cities and municipalities in the small cities CDBG program throughout the 7 regions of the state of Utah.Brigham City - \$106,890Redmond Town - \$77,632Southeastern Utah - \$50,000Castle Dale City - \$30,974Hyrum City - \$155,003Heber City - \$105,788
	<b>Target Date</b>	12/31/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	There are 4408 people benefitting from the activities of which 2679 are low moderate income.

	<b>Location Description</b>	Those benefitting from the rehabilitation activities are located in the Bear River, Mountainland, Six County and Southeastern regions of the state.
	<b>Planned Activities</b>	Construction activities which include rehabilitation of health centers, senior centers and an ADA project.
44	<b>Project Name</b>	CDBG Public Service
	<b>Target Area</b>	Bear River Association of Governments Uintah Basin Association of Governments
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	:
	<b>Description</b>	Public services carried out in small towns and municipalities of the small cities CDBG program throughout the 7 regions in the state of Utah. Brigham City - \$63,152 Uintah Basin AOG - \$255,696
	<b>Target Date</b>	12/31/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	30 people will benefit from the Para-Transit vehicle...those benefitting from the health equipment purchase for the Box Elder Community Health Center are already counted in project ID #13
	<b>Location Description</b>	Brigham City for the Box Elder Community Health Center and Roosevelt City for the Uintah Basin AOG Para-Transit vehicle.
	<b>Planned Activities</b>	Purchase of para-transit vehicle to serve disabled individuals within the Uintah Basin region. Brigham City activities include purchase and installation of dental equipment for the Box Elder Health Center.

**AP-40 Section 108 Loan Guarantee**

**Will the state help non-entitlement units of general local government to apply for Section 108 loan funds?**

No

**Available Grant Amounts**

Not Applicable

**Acceptance process of applications**

Not Applicable

**AP-45 Community Revitalization Strategies**

**Will the state allow units of general local government to carry out community revitalization strategies?**

No

**State's Process and Criteria for approving local government revitalization strategies**

Not Applicable

## AP-50 Geographic Distribution

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

HOME, HOPWA and ESG funds are not distributed geographically. CDBG funds are distributed to the seven regional associations of government. The percentage of funds which they receive in relation to the total funds the four State programs receive is listed above in table 10. As stated earlier in the “Method of Distribution” section of this document those funds are allocated on a per capita basis.

### Geographic Distribution

Target Area	Percentage of Funds
Five County Association of Governments	4
Mountainland Association of Governments	4
Southeastern Utah Association of Local Governments	4
Wasatch Front Regional Council	4
Six County Association of Governments	4
Bear River Association of Governments	4
Uintah Basin Association of Governments	4
State of Utah	70

Table 10 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

HOME, HOPWA and ESG funds are not distributed geographically. CDBG funds are distributed to the seven regional associations of government. The percentage of funds which they receive in relation to the total funds the four State programs receive is listed above in table 10. As stated earlier in the “Method of Distribution” section of this document CDBG funds are divided equally between the regions. NHTF funds prioritize rural areas in their project scoring methodology. However, the NHTF allocation plan does not have a set aside for specific rural areas.

# Affordable Housing

## AP-55 Affordable Housing

### Introduction:

HCD has made great progress towards providing affordable housing. The creation of new affordable units is the primary focus of the Olene Walker Housing Loan Fund and the National Housing Trust Fund, and is also supported by the other programs at HCD. The NHTF will award special points for elderly, disabled and/or homeless individuals. Rental assistance is common in helping both the homeless and HIV/AIDS populations. Rehab of existing units is also supported by HCD funds.

One Year Goals for the Number of Households to be Supported	
Homeless	300
Non-Homeless	1,145
Special-Needs	0
Total	1,445

**Table 11 - One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance	350
The Production of New Units	750
Rehab of Existing Units	350
Acquisition of Existing Units	75
Total	1,525

**Table 12 - One Year Goals for Affordable Housing by Support Type**

### Discussion:

HCD has chosen to focus on the creation of affordable housing and on ending chronic homelessness. Special needs groups such as veterans, youth aging out of foster care, single mothers, victims of domestic violence, the elderly, and disable households all add value to the application process for the HOME program. HCD will award special points for elderly, disabled and/or homeless individuals. The NHTF awards extra value to project targeting elderly and rural populations. The reason this is not reflected in HCD's goals is that funds are designated for affordability and not set-aside or earmarked for any of these special needs populations.

## **AP-60 Public Housing**

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

The State of Utah CDBG program has historically provided funding to cities and counties that pass through grants to the following rural housing authorities that operate public housing units: Beaver City (18), Carbon County (121), Emery County (24) and Tooele (22). Most of the funding is used for multi-family housing rehabilitation. For 2017, \$100,000 has been awarded to the Cedar City HA to purchase and renovate 5 units of rental housing.

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

All public housing residents are given notice of the HA board meetings and are invited to attend. Most of the PHA's have resident meetings that are held as needed to discuss any issues. Aside from a homeownership assistance program at Weber Housing Authority, we are unaware of any homeownership assistance programs being offered by the other housing authorities.

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

There are no troubled Public Housing Authorities in Utah. CDBG does not provide assistance to troubled housing authorities.

## **AP-65 Homeless and Other Special Needs Activities**

### **Introduction**

The effort to end chronic homelessness and ensure that episodes of homelessness are rare, brief and non-recurring is a coordinated effort. Agencies throughout the state are approaching homelessness through a rapid rehousing model. The National Housing Trust Fund application process promotes the creation of affordable housing for homeless individuals. It is expected that the affordable units funded with NHTF funds will assist extremely low-income households and prevent many from experiencing bouts of 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 State of Utah's ESG funding has been specifically designated to assisting the literally homeless. As such, a large percentage of this funding has been designated to street outreach to identify unsheltered households' needs through conducting assessments and offering services ranging from basic hygiene items to permanent supportive housing contingent upon the level of supports they need. State performance measures include a measure that looks at the percentage of program participants who received a VI-SPDAT assessment and how quickly the assessment was administered. Our investment in street outreach staffing is aimed at reaching out to homeless persons and using these coordinated assessment tools designated by the CoC in an effort to align them with the services they need.

#### **Addressing the emergency shelter and transitional housing needs of homeless persons**

The State of Utah's ESG funding will continue to be allocated to emergency shelters throughout the state for case management and operations and maintenance. With Utah's weather conditions being potentially life-threatening, it is imperative that these facilities and/or emergency motel vouchers exist to ensure that no lives are lost due to inadequate sheltering. Utilizing state funds, we are also funding shelter diversion programs and bringing in nationally recognized experts to train our communities on diversion best practices. When we work to ensure that only the persons who have no other resources are the ones staying in shelter and then offer rapid housing solutions to those who would remain homeless but for our assistance we are able to maximize shelter facilities and vouchers. Housing and Community Development (HCD) encourages best practices be used in temporary sheltering or when housing individuals and families and work to ensure that training opportunities and resources are available to shelter providers. HCD has awarded emergency shelters with rapid rehousing dollars as well in order to facilitate a timely and appropriate exit from shelter and accomplish HCD's goal to reduce the length of stay in shelter. HCD does not fund transitional housing except in limited instances where

studies have shown that it is effective among certain sub-populations.

**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**

HCD is following the ESG requirement that all recipients must participate in their CoCs adopted coordinated entry system. As ESG recipients use their coordinated entry/assessment to make housing decisions, this should allocate resources to those in most need, provide the appropriate level of intervention, and decrease the amount of time a household will experience homelessness. Additionally, State of Utah ESG rapid rehousing funds are awarded to emergency shelters in an effort to facilitate moving chronically homeless individuals and families, veteran individuals and families and homeless youths into permanent housing. Additionally, we have implemented quarterly reporting for all of our state funded programs. These reports are broken into service types and focus heavily on how well we are progressing persons experiencing homelessness into housing and how well our supportive services are stabilizing their housing. For example, street outreach reports measure the percentages of chronic and vulnerable people served, exits to housing or shelter, timing and percent of those served receiving VI-SPDATS and the number of new contacts. Rapid Rehousing reports on exits to permanent housing, rates of return into homelessness, connections to income and mainstream benefits and the average length of homelessness prior to housing. There are measures for emergency shelter, transitional housing, domestic violence shelters, permanent supportive housing and any other pilot of innovative programs as well. Our goal as we track these outcomes is to have data driven conversations about how well our programs help their participants transition into permanent housing, decrease length of stay in homelessness and monitor our rates of return to inform discussions around adequate levels of service.

**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**

In many of the communities statewide there are several systems in place aimed towards homeless prevention. Community Action Programs and other non-profits provide wrap around services to address poverty and HCD is committed to supporting these efforts. TANF, HOPWA and CSBG grants are distributed state-wide to provide financial assistance to those who are extremely low-income and

require short-term assistance in order to stabilize their housing.

The Utah Department of Human Services' (DHS) Division of Child and Family Services (DCFS) Practice Guidelines require a transition plan be developed at least 90 days prior to discharge with youth exiting foster care at age 18 and prohibits discharge to homelessness. Transition discharge plan to include: support services; housing; health care/insurance; vocational/educational needs; employment/workforce support. Persons exiting foster care are routinely discharged to family members, foster parents, independent living situations such as apartments, student housing, and other supervised living conditions. They may also be discharged to group homes or community residences that include supports and supervision. HCD also supports the Homeless Youth Resource Center (HYRC) run through Volunteers of America. The HYRC provides case management, street outreach, and a drop-in center for at risk youth and homeless youth.

Utah Department of Corrections in conjunction with the Utah Board of Pardons and Parole commit to not release state inmates on parole to a homeless shelter or into a homeless situation. Paroling inmates must have a residence that has been verified by AP&P agents prior to release or be assigned to a UDC Community Corrections Center for housing. Efforts are made to ensure that the residence is suitable housing. Additionally, services are provided to inmates to reduce recidivism and housing stability including: education, substance abuse treatment, vocational training/certification, employment (job readiness and resume courses) and transitional cognitive courses. Discharge options include residential treatment, boarding homes, halfway houses, market rate apartments, and family /friends. There have been several programs implemented to provide additional layers of support as well. Women's Assistance and Reentry Mentoring (WARM) is a housing and mentoring program targeting women being released from prison run through the Housing Authority of the County of Salt Lake (HACSL), Re-Entry Assistance Program (REAP) assists those exiting jail run through Golden Spike Outreach, and Your Parole Requires Extensive Preparation (YPREP) is aimed towards furthering inmate education run through the Utah Department of Corrections are a few examples of programs that assist those transitioning from incarceration.

For a description of the programs that ensure that persons returning from mental and physical health institutions receive appropriate supportive housing see MA-35.

HCD will continue to support the efforts made by partnering agencies and provide assistance when applicable. The DWS supportive services committee continues to refine protocol to support employment for those leaving incarceration, juvenile justice, and foster care.

Set-aside housing units will be targeted during 2017-18 when DHDC conducts on-going compliance monitoring. HCD will ensure that housing units originally targeted to support discharged populations continue to target those populations. HCD will ensure that service providers are tapped into the State of Utah's affordable housing database of property and unit listings.

## AP-70 HOPWA Goals

<b>One year goals for the number of households to be provided housing through the use of HOPWA for:</b>	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	21
Tenant-based rental assistance	20
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	3
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
<b>Total</b>	<b>44</b>

## **AP-75 Barriers to affordable housing**

### **Introduction:**

Affordability is an issue which HCD takes very seriously. A large majority of HCDs funds go towards promoting affordable housing in the form of the creation of new affordable units and other methods or housing assistance. HCD works with cities to eliminate barriers to fair housing. State law requires communities to compete affordable housing plans. HCD has taken the initiative in promoting the completion of quality plans. A new affordable housing plan database and template has been created by staff, and trainings and outreach has been effective in improving the quality of plans.

In addition, the new NHTF monies are being used to create new affordable housing for extremely low income households. While this is an important part of creating new affordable housing, NHTF funds will not be used in efforts to remove barriers to affordable housing at the local level.

### **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**

In reviewing affordable housing plans which have been submitted by communities throughout the state, HCD staff has noticed improvements in the quality of the submitted plans. A template has been created with an associated scoring rubric. Scores for submitted plans have improved. This shows a renewed commitment by communities to promote affordability.

The main method through which the Housing and Community Development Division attempts to ameliorate the negative effects of public policies, that serve as barriers to affordable housing, is through the promotion of good and effective local municipal Moderate Income Housing Plans.

Utah State Law requires municipalities to write affordable housing plans which are meant to be updated every two years. HCD staff receive these plans and evaluate them. Staff provide technical training and guidance to municipalities regarding the appropriate analyses and evaluations which they are meant to undertake. Staff have recently created a sophisticated rubric and scoring mechanism for evaluating these plans and are actively giving feedback to municipalities as to how to improve their plans. Furthermore, staff have created an advanced online template which allows communities to gather pertinent data, in both text, and graphic format. This template is very easy to use and is currently in use by communities throughout the state. Trainings on this new technology are being held to educate municipalities on how to improve their affordable housing plans. These trainings are being held statewide, including at the annual Utah American Planning Association.

The affordable housing plans are supposed to evaluate land use controls, tax policies, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential

investment.

Additionally, both the HOME and CDBG programs award points in their rating and ranking systems to applicants whose communities have written a highly rated affordable housing plan. Also, one of HCD's programs, the Community Driven Housing Program, is only made available to communities which have written highly rated affordable housing plans. This encourages communities to evaluate their community needs as well as any policies which may discourage affordable housing.

## **AP-85 Other Actions**

### **Actions planned to address obstacles to meeting underserved needs**

The biggest obstacle to underserved needs in the small cities CDBG program is the lack of adequate funding. As cities and counties have grown in population and left the state program, the annual allocation has dropped from a high of \$8.2 million in 2003 to only \$4.86 million in 2017. There simply isn't enough funding to meet the community development needs of the communities. Critical infrastructure projects; water, sewer, and public safety continue to be a high priority. With only \$500,000 - \$600,000 available in most regions, only one or two of these projects can be funded in each region, and their size and scope is limited. The regional rating and ranking systems award additional points for leveraged funds and this encourages applicants to seek matching funds for their projects. This system maximizes the CDBG impact throughout the state.

### **Actions planned to foster and maintain affordable housing**

The HOME, ESG, and HOPWA programs are all focused on different segments of the housing market. These programs employ their own unique methods to fostering and maintaining affordable housing. The HOME program is dedicated to the creation of new affordable housing. Each year the HOME program is responsible for the creation of 60-750 new affordable housing units. The HOME program works with all the properties it funds to ensure that the properties are operated successfully. HOME staff study all properties to determine that they are economically viable. HOME also inspects all properties it funds to ensure that affordable housing is maintained in good condition and that all residents have submitted appropriate paperwork and are correctly placed within their units. Units approved by HOME target (and are affordable to) individuals which on average earn 40 percent of the area median income.

The ESG program is largely dependent on affordable housing for its rapid rehousing programs since it must meet all the rent reasonableness and fair market rent requirements. ESG sub-recipients work to foster and maintain affordable housing in order to place their program participants in eligible, affordable units. The state provides training, support and resources in working with landlords and making affordable units a good investment.

The HOPWA program assists the placement of persons with HIV/AIDS into affordable housing units.

The CDBG program is focused on both community needs and infrastructure. In addition, the Bear River and Uintah regions operate homebuyer assistance programs for LMI homebuyers.

The state CDBG program continues to preserve affordable housing units by supporting single family housing rehab programs in four of the seven AOG regions. Low and moderate income (LMI) families depend on the CDBG program to make critical improvements to their homes such as water/sewer lines, roof replacement, ADA modifications, and heating systems. These programs make it possible for many

elderly LMI persons to stay in their homes.

In addition, the National Housing Trust Fund will be used to create new affordable housing for extremely low income households. This is an important part of HCDs plan to foster and maintain affordable housing.

### **Actions planned to reduce lead-based paint hazards**

The State of Utah has one of the lowest rates for lead poisoning for children under the age of 6 years, just one percent. Unlike the eastern United States, the housing stock in Utah is relatively new. Most of the housing stock is located in the Wasatch Front region where 76 % of the population resides. These urban, entitlement areas have received federal grants and are served by successful lead hazard reduction programs. The balance of the state that is served by the Utah small cities CDBG program has a small population and limited funding available for such targeted programs. Instead, most lead-based paint hazards are mitigated as a by-product of the single family housing rehab programs operated in four of the rural regions in the state. We encourage partnerships between the Weatherization, CDBG HOME and NHTF programs so that, whenever possible, lead-based paint hazards can be mitigated in the homes that are being rehabilitated. NHTF funds are to be used primarily to create new housing so dealing with lead-based paint hazards through the expenditure of NHTF funds will be rare. When such instances do occur they will be treated in the same manner as rehabilitation projects using other state funding such as HOME funding.

### **Actions planned to reduce the number of poverty-level families**

By promoting affordable housing and the rapid rehousing of homeless households, HCD promotes stability and a footing for families to build the stability to earn enough to no longer be impoverished. Also case management and counseling is provided to assist households in this transition.

The small annual CDBG allocation combined with Utah's method of distribution makes it difficult to fund programs designed to reduce the number of poverty level families. By statute, the state's allocation is divided by seven regional organizations and these organizations have the authority and control over which projects will be funded. Since public service type projects are limited to 15% of the annual allocation, job training programs are uncommon. Instead, the priorities for 2018 continue to be community infrastructure improvements and affordable housing. Single family housing rehab programs throughout the state preserve the affordable housing stock in the rural areas and improve the housing conditions for poverty-level families; but do not reduce their numbers.

The creation of affordable housing relieves the housing burden on low income households. By creating affordable housing through the HOME program and NHTF program HCD is allowing poverty level households a level of stability not otherwise possible. This stability ought to allow these households to

improve their situation so as to no longer be poverty level families.

### **Actions planned to develop institutional structure**

Additionally, the Community Development Block Grant (CDBG) method of distribution (MOD) is a decentralized system. Funding is allocated to seven regional organizations, AOG's, that determine the local community needs. Points are awarded to applications through each AOG's rating and ranking system. These systems and processes are reviewed and revised annually to ensure that projects address the local priorities and make the greatest impact will be funded each year.

The addition of the NHTF in coordination with the HOME program gives HCD an additional tool to address housing needs.

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

The State ESG Program is a partner on the Utah State Homelessness Coordinating Committee (SHCC). The SHCC is committed to coordinating the efforts of public private and social service agencies in addressing homelessness. The SHCC and HCD efforts have been a valuable contribution towards federal goals to end homelessness. However, equally important, this SHCC has pioneered efforts in Utah in showing the value and feasibility of coordination between public private and social service agencies. The Olene Walker housing loan fund also reaches out to both public private and social service agencies in its efforts. HCD works with cities, non-profits, and private developers and contractors in the course of completing its work. Additionally, HCD has toured the state, offering a permanent supportive housing toolkit where communities successful in partnering private/public housing and social services can present their successes in an effort to expand these partnerships.

The CDBG program allocates funding to seven regional organizations. Application workshops are held throughout the state and the 10 housing authorities located in the non-entitlement areas are invited to apply for funding through eligible applicants (cities and counties). Decent, safe, affordable housing is a priority in Utah and CDBG funding is used by the housing authorities to acquire, retain and rehabilitate affordable housing throughout the state. Since CDBG funds cannot be used to construct housing, acquisition projects are often leveraged with HOME funds for new single and multi-family housing projects carried out by private developers. Area social service agencies are also invited to apply and in 2018 CDBG funds will be used to purchase two vehicles for an aging services program in the Uintah Basin region.

The NHTF is a new tool used in coordination with the HOME program to create affordable housing. HCD expects many of the applicants for these funds to come from private housing agencies, social service organizations, and local communities. Extensive coordination will take place as these program operate and the new NHTF funds will allow this coordination to go forward to a greater degree.

# Program Specific Requirements

## AP-90 Program Specific Requirements

### Community Development Block Grant Program (CDBG)

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
<b>Total Program Income:</b>	<b>0</b>

### 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.	90.00%

### HOME Investment Partnership Program (HOME)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

OWHLF does not engage in other forms of investment beyond those identified in Section 92.205

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

Contracts issued by the Division of Housing and Community Development for projects funded by the

Olene Walker Housing Loan Fund Board (using HOME funds and state match including program income) include language that requires adherence to recapture provisions per CFR 92.254 (a) (5). The promissory note for loans also restates the recapture requirement and the affordability period. Under the recapture option selected by HCD, the division will recover all of the HOME assistance or share in net proceeds at the time of the sale by the borrower/grantee. HCD homeownership loans are non-repercussion loans and HCD will not seek additional recompense beyond the outstanding value of the loan. Depending upon each particular project, HCD will apply one of the basic options for recapture:

1. HCD can recapture the balance remaining on the entire amount of the HOME assistance from the borrower/grantee if the property is sold during the HUD affordability period; if no payments have been made HCD will recapture the entire balance of the loan,
2. HCD can elect to reduce the amount of the HOME assistance to be repaid on a pro-rata basis according to the amount of the affordability period the borrower/grantee has owned and occupied the property,
3. HCD and the borrower/grantee can share the net proceeds of the sale of the property based upon the ratio of the HOME assistance provided to the sum of the borrowers/grantee's investment plus the HOME assistance, or
4. HCD may allow the borrower/grantee to recover his/her entire investment before any of the HOME assistance is repaid to the HCD from the remaining net proceeds of the sale of the property.

In most cases, HCD will apply option #1 above. There are no restrictions on the price of the property or an income requirement of the buyer. Upon recapture, the affordability period is terminated. HCD will identify the returned funds as program income and use the returned funds for other HOME-eligible activities.

In cases of foreclosure, HCD will recapture the amount from net proceeds available from the sale rather than the entire amount of the HOME investment. If there are no net proceeds from the foreclosure, repayment to the HOME account is not required and HOME affordability requirements are considered satisfied.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

Only rarely does HCD apply resale provisions. Resale option is typically used in areas where it is difficult to obtain affordable housing such as areas with high home prices, rapidly appreciating housing costs, shortage of affordable homes and no land available. In this case, the property must remain affordable for the length of the HUD designated affordability period. If the original

borrower/grantee sells the property, it must be sold to a buyer with an AMI between 65%-80%. Depending upon each particular project, HCD will ensure that the resale price must provide the original borrower with a “fair return on investment” which includes any initial investment by the borrower as well as any capital investment. The fair return will be based off of the percentage change in the Consumer Price Index over the period of ownership. In a declining market, a loss of investment may constitute a “fair return on investment”. Capital investments must increase the value of the home, prolong the life of the home, adapt it to new uses and last longer than one year. Capital improvements may include, but are not limited to the following: new roof, additions to the home, kitchen or bathroom modernization, landscaping, fence.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The state does not use federal funds to refinance multi-family housing projects.

### **Emergency Solutions Grant (ESG)**

1. Include written standards for providing ESG assistance (may include as attachment)

This will be included as an attachment.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

HCD works to ensure that all of the CoCs and subrecipients of ESG are participating in a coordinated assessment system. When monitoring, staff reviews these processes to ensure that subrecipients are actively participating. Additionally, the State’s three CoCs have contracted for a quick assessment system to be built within HMIS. This quick assessment was vetted through the Local Homeless Coordinating Committees (LHCCs) by way of the coordinated assessment workgroup. Below are explanations of how the three (CoC) have implemented a coordinated assessment system

Balance of State: The Balance of State (BoS) consists of 25 out of 29 counties throughout Utah. The BoS consists of 11 LHCCS. The majority of the BoS LHCCs utilize the quick assessment within HMIS. The BoS CoC is also currently experimenting with the VI-SPDAT as an initial assessment tool, which will be used in conjunction with the point in time count as a way of identifying vulnerable and chronically homeless persons that will be placed on a community-based housing wait list. Specialized service groups are being consulted for ideas to address prioritization for homeless prevention services and participation from agencies that provide services to victims of domestic violence. Each CoC is to develop a specific policy on how its particular system will address the needs of individuals and families who are fleeing, or attempting to flee, domestic violence, dating violence, sexual assault or stalking, but who are seeking shelter or services from non-victim service providers.

Mountainland: The Mountainland CoC operates the coordinated intake and assessment system through 2-1-1 in partnership with the housing and homeless service providers. A client may present for services at any CoC service provider or contact the coordinated intake and assessment system through United Way 2-1-1. Following the initial standardized assessment (including a quick assessment for emergency services), the system is consulted to give clear direction for accessing appropriate services. Persons are then tracked as they progress toward housing and/or support services. Prioritization is given to certain populations, such as vulnerable chronic homeless persons, DV survivors where housing is an element of their overall safety, and homeless families with children where family unity is essential.

Salt Lake: Salt Lake COC has developed a collaborative, Coordinated Entry and Exit plan. Consensus exists for a COC wide, multi-access entry point quick assessment method for any homeless individual or family in need of emergency shelter or service. Our 211 system, service providers, government agencies, etc. publicize all existing access points. Anyone in need has clear direction for accessing appropriate services. After entry into an appropriate emergency service, individuals are tracked as they progress toward housing and/or support interventions. A community wide housing prioritization and placement process has been in place for two years. All homeless families and those individuals prioritized for PSH placements are guided toward this centralized process and placed into one of several housing programs depending on assessment. Standardized assessments include a quick assessment for emergency services and eligibility and enrollment materials for housing placements.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The state of Utah does not offer sub-awards.

State ESG funds are allocated through the State's Unified Funding process, which includes allocation recommendations from the State Homeless Coordinating Committee's (SHCC) Allocation Committee and approval by the SHCC. The SHCC is chaired by the Lt. Governor and is representative of homeless stakeholders statewide including the CoC chair (or designee) from each of the three CoCs. Applications for funding are presented first to the SHCC's Allocation Committee which reviews and recommends a list of entities to fund. Once approved, the priorities are presented to the SHCC for approval. The Homelessness Programs Office (HPO) then issues a press release publicizing the request for proposal and a state-wide training. Any interested parties are invited to attend this training and apply for funding, including nonprofit organizations, community and faith-based organizations and local government entities. The training covers specific guidance for and presentation of funding priorities and any changes in application process. The conclusion of the training also marks the day the online application will be open. After an appropriate amount of time, the application is closed and HPO staff and the allocation committee begins reviewing the applications and score them based on past performance and strength of application. A list of recommendations is presented to the SHCC for final approval.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

As a state, Utah is not required to consult with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded. However, all state sub-recipients, are required to have homeless or previously homeless individuals on their boards.

5. Describe performance standards for evaluating ESG.

State ESG recipient is consulting with eachCoCs to develop performance standards that will provide a measure to evaluate each ESG service provider's effectiveness including how well the provider succeeded at 1) targeting those who need the assistance most, 2) reducing the number of people living on the streets or emergency shelters, 3) shortening the time people spend homeless, and 4) reducing each program participant's housing barriers or housing stability risks. HPO recognizes that performance measures will continue to evolve as we become more proficient in administering the program and better able to identify and address the underlying issues of homelessness.