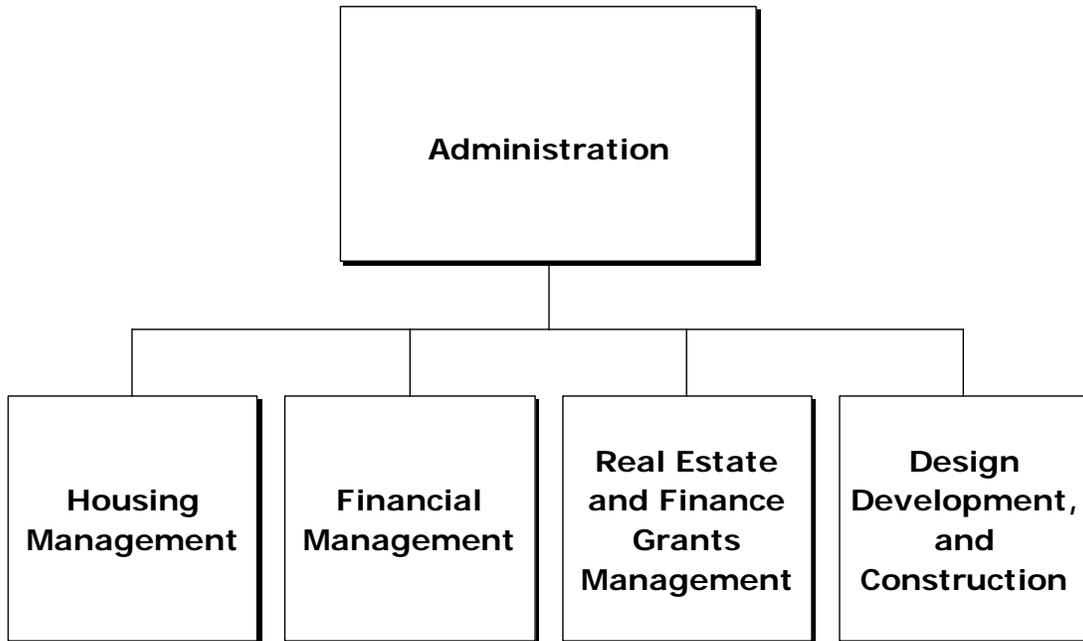


# Fund 142

## Community Development Block Grant

---



### **Mission**

To conserve and upgrade low- and moderate-income neighborhoods through the provision of public facilities, home improvements, public services, and economic development, and to stimulate the development and preservation of low- and moderate-income housing.

### **Focus**

Fund 142, Community Development Block Grant (CDBG), seeks to stimulate the development and preservation of low- and moderate-income housing and the provision of loans, public facilities, and improvements directed toward conserving and upgrading low- and moderate-income neighborhoods. It also supports the provision of special outreach and assistance services to low- and moderate-income households. Fairfax County receives an annual Community Development Block Grant through the U.S. Department of Housing and Urban Development (HUD). The use of these funds is subject to eligibility criteria established by Congress for the program and must meet one of three national objectives: (1) benefit to the low- and moderate-income population of the County; (2) elimination of slums and blight; and (3) meet urgent needs. Specific uses of each annual grant are outlined in the Consolidated Plan One-Year Action Plan. The Board of Supervisors has designated the Consolidated Community Funding Advisory Committee, (CCFAC) as the citizen advisory group charged with overseeing the Consolidated Plan process. The Consolidated Plan also incorporates the recommendations of the Fairfax County Redevelopment and Housing Authority (FCRHA) concerning the use of CDBG funds. The CCFAC forwards the Plan to the Board of Supervisors for a public hearing and adoption. The Plan is then forwarded to HUD for approval and final grant award.

## Fund 142

### Community Development Block Grant

---

Historically, CDBG funds have been used for:

- development and preservation of affordable housing;
- neighborhood improvements in communities designated as Conservation or Redevelopment Areas by the Board of Supervisors;
- programs providing needed services to the low- and moderate-income population;
- financial and technical assistance to homeowners for housing rehabilitation and repair;
- payments on loans used for affordable housing development; and
- costs to administer this grant and related programs.

Funding in the amount of \$1,610,504 was received during FY 2010 as part of the American Recovery and Reinvestment Act of 2009. The grant program was a supplemental appropriation and is commonly referred to as the CDBG Recovery Program (CDBG-R). More than 77 percent of the funding has been used to rehabilitate FCRHA rental, group homes, and elderly properties. Any balance of the funding will be carried over and expended on these properties during FY 2013.

#### **FY 2013 Initiatives**

Funding in the amount of \$5,418,429 is estimated for FY 2013 (Program Year 38), and is based on the actual FY 2012 award. The official award from HUD indicates there likely will be reductions from the FY 2012 funding award amount for FY 2013, and necessary project adjustments will be made as part of the *FY 2012 Carryover Review*. The following identifies some of the projected funding initiatives:

- ◆ A portion of the County's CDBG entitlement will be combined with County General Funds and the Community Services Block Grant into a Consolidated Community Funding Pool (CCFP), providing funds through a competitive process to non-profit organizations for human services and affordable housing development and preservation. In FY 2013, it is initially projected that an amount of \$1,600,678 will be available for the CCFP.
- ◆ An amount of \$57,512 is currently projected for the Fair Housing Program implementation, including conducting and reporting on fair housing tests, filing fair housing complaints, training rental agents and housing counselors in the County's rental market, establishing and staffing the Fair Housing Task Force, and continuing to study and report on the County's fair housing needs.
- ◆ An amount of \$243,424 is projected to support staff and operating costs for the Home Repair for the Elderly Program. This program provides minor home repairs to low-income elderly or disabled residents to enable these individuals to live in safe and sanitary housing.
- ◆ Funding of \$720,398 is projected to be available for payments on Section 108 Loans. These loans, approved by the Board of Supervisors and HUD, are designated for affordable housing preservation and development, the reconstruction of Washington Plaza, Strawbridge Square, Olley Glen and road and storm drainage improvements in five conservation areas: Baileys, Fairhaven, Gum Springs, James Lee, and Jefferson Manor.

# Fund 142

## Community Development Block Grant

- ◆ Also included in Fund 142 is support for staff and operating costs to provide federally-mandated relocation and advisory services to individuals affected by federally funded County and FCRHA programs. In addition, funding is provided for staff support and operating costs for overall program management and planning for Community Development Block Grant and Section 108 Loan programs. This includes preparation of the annual HUD Consolidated Plan and other program reports, administration and monitoring of non-profit contracts, evaluation of program performance, and planning of the development of affordable housing in the County. In FY 2013, funding for these services is estimated to be \$1,355,536 (Planning and Urban Design, General Administration and Housing Program Relocation projects).
- ◆ The Homeownership Assistance Program provides funding in the amount of \$351,965 for the support of staff in the Relocation Services Branch, who provide support to the First-Time Homebuyer and Moderate Income Direct Sales programs. The main duties of these positions include application data entry, waiting list maintenance, application processing, conducting lotteries, annual occupancy certifications, and counseling applicants.
- ◆ It is anticipated that funding in the amount of \$1,088,916 for Contingency Fund requirements will be available for allocation to rehabilitation, revitalization and loan programs, which is outlined in the Consolidated Plan One Year Action Plan for FY 2013.

### Budget and Staff Resources

Agency Summary					
Category	FY 2011 Actual	FY 2012 Adopted Budget Plan	FY 2012 Revised Budget Plan	FY 2013 Advertised Budget Plan	FY 2013 Adopted Budget Plan
Authorized Positions/Staff Years					
Grant	0 / 0	0 / 0	22 / 22	22 / 22	22 / 22
Regular	22 / 22	22 / 22	0 / 0	0 / 0	0 / 0
Expenditures:					
CDBG Projects	\$8,454,534	\$6,463,133	\$14,608,812	\$5,418,429	\$5,418,429
<b>Total Expenditures</b>	<b>\$8,454,534</b>	<b>\$6,463,133</b>	<b>\$14,608,812</b>	<b>\$5,418,429</b>	<b>\$5,418,429</b>

Position Summary		
<b>ADMINISTRATION</b> 1 GIS Analyst II  <b>HOUSING MANAGEMENT</b> 1 Hsg. Services Specialist IV 3 Hsg. Services Specialists II 1 Administrative Assistant IV	<b>REAL ESTATE FINANCE AND GRANTS MANAGEMENT</b> 1 HCD Division Director 3 H/C Developers IV 2 H/C Developers III 1 Senior Maintenance Supervisor 2 General Bldg. Maint. Workers I 1 Administrative Assistant IV	<b>FINANCIAL MANAGEMENT</b> 1 Accountant III 1 Administrative Assistant V 1 H/C Developer V  <b>DESIGN, DEVELOPMENT AND CONSTRUCTION</b> 2 H/C Developers IV 1 Administrative Assistant IV
<b>TOTAL POSITIONS</b> <b>22 Grant Positions / 22.0 Grant Staff Years</b>		

# Fund 142

## Community Development Block Grant

---

### **FY 2013 Funding Adjustments**

*The following funding adjustments from the FY 2012 Adopted Budget Plan are necessary to support the FY 2013 program. Included are all adjustments recommended by the County Executive that were approved by the Board of Supervisors, as well as any additional Board of Supervisors' actions, as approved in the adoption of the budget on May 1, 2012.*

- ◆ **Employee Compensation** **\$0**  
It should be noted that no additional funding is included for the 2.18 percent market rate adjustment (MRA) in FY 2013, effective July 2012; the 2.50 percent performance-based scale and salary increase for non-uniformed merit employees, effective January 2013; or the full year impact of the FY 2012 market rate adjustment that was effective September 24, 2011, as the fund will absorb the impact within the existing HUD award authorization.
  
- ◆ **U.S. Department of Housing and Urban Development (HUD) Award** **(\$1,044,704)**  
A decrease of \$1,044,704 is associated with the FY 2012 HUD award that was used to project expenditures for this fund in FY 2013.

### **Changes to FY 2012 Adopted Budget Plan**

*The following funding adjustments reflect all approved changes in the FY 2012 Revised Budget Plan since passage of the FY 2012 Adopted Budget Plan. Included are all adjustments made as part of the FY 2011 Carryover Review, FY 2012 Third Quarter Review, and all other approved changes through April 24, 2012.*

- ◆ **Position Adjustments** **\$0**  
Subsequent to the *FY 2011 Carryover Review*, 22/22.0 SYE Merit Regular positions were converted to 22/22.0 SYE Merit Grant positions as a result of the change in definition of CDBG funding in the new financial reporting system. There is no fiscal impact as a result of the conversion.
  
- ◆ **Carryover Adjustments** **\$8,117,832**  
As part of the *FY 2011 Carryover Review*, the Board of Supervisors approved an increase \$8,117,832 due to carryover of \$8,640,552 in unexpended project balances; appropriation of \$237,794 in unanticipated program income received in FY 2011; a General Fund transfer of \$284,190 to support programs in Fund 142, Community Development Block Grant that are impacted due to federal budget reductions, offset by a reduction of \$1,044,704 due to the amended U.S. Department of Housing and Urban Development (HUD) award approved by the Board of Supervisors on April 26, 2011. In addition, the Board of Supervisors approved a 2.0 percent market rate adjustment, effective September 24, 2011, which the fund will absorb within the existing HUD award authorization.

A Fund Statement and a Summary of Capital Projects are provided on the following pages. The Summary of Capital Projects may include some projects without a Total Project Estimate amount. These projects are considered "continuing" projects or projects for which funding is necessary on an ongoing basis (e.g., a contingency or planning project).

# Fund 142

## Community Development Block Grant

### FUND STATEMENT

Fund Type H14, Special Revenue Funds

Fund 142, Community Development  
Block Grant

	FY 2011 Actual	FY 2012 Adopted Budget Plan	FY 2012 Revised Budget Plan	FY 2013 Advertised Budget Plan	FY 2013 Adopted Budget Plan
<b>Beginning Balance</b>	\$496,240	\$0	\$721,772	\$0	\$0
Revenue:					
Community Development Block Grant (CDBG)	\$8,099,890	\$6,463,133	\$12,791,838	\$5,418,429	\$5,418,429
American Recovery and Reinvestment Act of 2009	342,382	0	811,012	0	0
CDBG Program Income	237,794	0	0	0	0
<b>Total Revenue</b>	\$8,680,066	\$6,463,133	\$13,602,850	\$5,418,429	\$5,418,429
Transfers In:					
General Fund (001)	\$0	\$0	\$284,190	\$0	\$0
<b>Total Transfers In</b>	\$0	\$0	\$284,190	\$0	\$0
<b>Total Available</b>	\$9,176,306	\$6,463,133	\$14,608,812	\$5,418,429	\$5,418,429
Expenditures:					
CDBG Projects <sup>1</sup>	\$8,454,534	\$6,463,133	\$14,608,812	\$5,418,429	\$5,418,429
<b>Total Expenditures</b>	\$8,454,534	\$6,463,133	\$14,608,812	\$5,418,429	\$5,418,429
<b>Total Disbursements</b>	\$8,454,534	\$6,463,133	\$14,608,812	\$5,418,429	\$5,418,429
<b>Ending Balance<sup>2</sup></b>	\$721,772	\$0	\$0	\$0	\$0

<sup>1</sup> In order to account for revenues and expenditures in the proper fiscal year, audit adjustments totaling a decrease of \$27,847.22 have been reflected as a decrease in FY 2011 expenditures to accurately record expenditures. FY 2012 expenditures were adjusted by commensurate amounts. These audit adjustments have been included in the FY 2011 Comprehensive Annual Financial Report (CAFR). Details of the audit adjustments were included in the FY 2012 Third Quarter package.

<sup>2</sup> Capital projects are budgeted based on the total project costs. Most projects span multiple years, from design to construction completion. Therefore, funding for capital projects is carried forward each fiscal year, and ending balances fluctuate, reflecting the carryover of these funds.

# Fund 142

## Community Development Block Grant

### FY 2013 Summary of Capital Projects

**Fund: Fund 142, Community Development Block Grant**

Project #	Description	Total Project Estimate	FY 2011 Actual Expenditures	FY 2012 Revised Budget	FY 2013 Advertised Budget Plan	FY 2013 Adopted Budget Plan
003800	Adjusting Factors		\$0.00	\$0.00	\$1,600,678	\$1,600,678
003813	Home Improvement Loan Program	17,600,572	92,801.64	350,938.83	0	0
003823	Huntington Community Center	179,374	0.00	0.00	0	0
003836	Woodley-Nightingale	8,730,467	0.00	0.00	0	0
003846	Bailey's Road Improvements	2,735,258	0.00	0.00	0	0
003848	Fairhaven Public Improvements	3,560,690	0.00	0.00	0	0
003864	Home Repair for the Elderly		247,703.42	479,919.74	243,424	243,424
003899	Contingency Fund		0.00	7,794.00	1,088,916	1,088,916
003905	Gum Springs Public Improvements	2,360,042	0.00	0.00	0	0
003907	James Lee Community Center	64,495	0.00	0.00	0	0
003910	James Lee Road Improvements	2,971,992	487.19	0.00	0	0
003915	Planning and Urban		395,675.11	491,927.09	530,324	530,324
003916	General Administration		644,741.95	703,451.74	494,317	494,317
003978	Lincolnia Center	156,271	61.70	156,209.30	0	0
013868	Good Shepherd Housing	4,431,735	341,073.00	470,878.00	0	0
013872	Housing Program Relocation		267,385.75	607,695.33	330,895	330,895
013886	RPJ Transitional Housing	816,200	3,950.00	10,317.00	0	0
013887	Section 108 Loan Payments		987,560.65	1,283,520.12	720,398	720,398
013908	West Ox	200,000	16,804.46	183,195.54	0	0
013918	Jefferson Manor Public Imp.	990,441	0.00	0.00	0	0
013919	Homestretch		402,759.00	540,574.57	0	0
013928	RPJ Housing Acquisition	732,134	0.00	0.00	0	0
013933	Reston Interfaith Townhouses	824,051	0.00	0.00	0	0
013966	Glenwood Mews	206,866	0.00	0.00	0	0
013980	FACETS Family Enrichment		275,232.00	265,406.00	0	0
013992	Christian Relief Services		144,851.00	156,470.40	0	0
014028	Ethiopian Development Council		37,750.00	117,500.00	0	0
014034	Fair Housing Program		115,468.02	226,162.60	57,512	57,512
014091	Psychiatric Rehabilitation Services	101,000	0.00	0.00	0	0

# Fund 142

## Community Development Block Grant

### FY 2013 Summary of Capital Projects

**Fund: Fund 142, Community Development Block Grant**

<b>Project #</b>	<b>Description</b>	<b>Total Project Estimate</b>	<b>FY 2011 Actual Expenditures</b>	<b>FY 2012 Revised Budget</b>	<b>FY 2013 Advertised Budget Plan</b>	<b>FY 2013 Adopted Budget Plan</b>
014093	RPJ Housing Development Corporation	10,000	0.00	0.00	0	0
014107	Wesley/Coppermine		105,948.00	230,069.10	0	0
014110	Bilingual Rehabilitation Specialist		45,063.00	163,977.87	0	0
014113	Homeownership Assistance Program		298,124.21	821,549.25	351,965	351,965
014127	Magnet Housing		0.00	29,999.84	0	0
014129	Senior/Disabled Housing Development		6,960.00	2,877,853.51	0	0
014132	Child Care Center Grant Pr		97,534.82	646.98	0	0
014140	Lewinsville Expansion	152,876	0.00	152,876.00	0	0
014150	Catholics F/HSG Acq. Of Briarcliff TNHS	200,000	0.00	0.00	0	0
014151	Home Ownership Strategy	10,065	0.00	0.00	0	0
014152	Revitalization		0.00	2,630.90	0	0
014155	Language Initiative	63,524	0.00	0.00	0	0
014182	Pathway Homes		41,298.00	178,851.00	0	0
014191	Rehabilitation of FCRHA Properties		1,085,402.71	374,740.67	0	0
014194	Woodley Park Community Center	100,000	0.00	0.00	0	0
014196	Affordable/Workforce Housing Projects		0.00	70,682.63	0	0
014249	North Hill	620,213	0.00	620,212.86	0	0
014310	The Brain Foundation		300,000.00	310,000.00	0	0
014311	Neighborhood Stabilization Program	2,807,300	1,366,813.28	20,270.00	0	0
014312	Neighborhood Stabilization Program (State)		495,121.00	41,487.80	0	0
014316	Mondloch House	1,279,976	110,262.29	1,124,263.29	0	0
014321	Non-Profit Blueprint Project		0.00	836,344.85	0	0
014948	New Hope Housing, Inc.		93,202.00	128,575.00	0	0
014949	Reston Interfaith Housing Corporation		434,500.00	571,820.00	0	0
<b>Total</b>		<b>\$51,905,543</b>	<b>\$8,454,534.20</b>	<b>\$14,608,811.81</b>	<b>\$5,418,429</b>	<b>\$5,418,429</b>