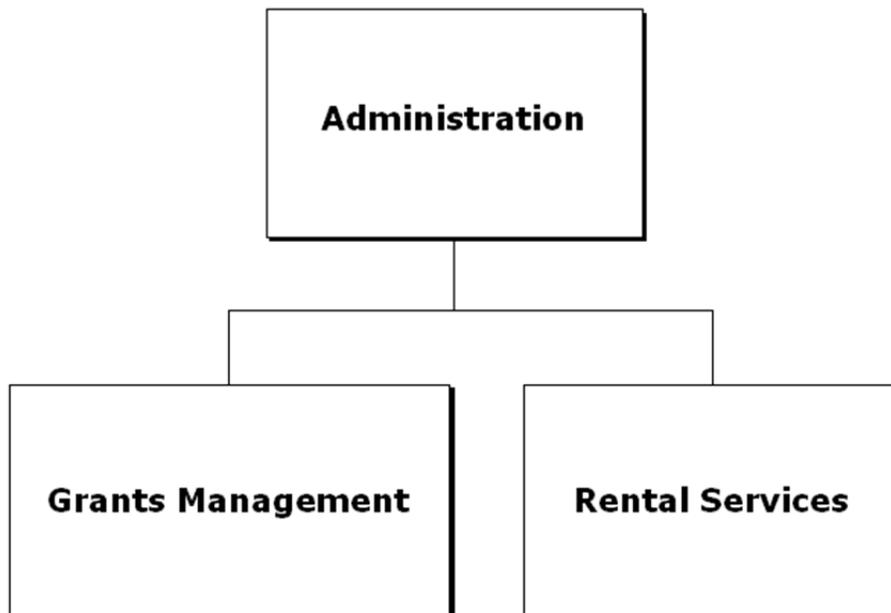


Fund 50810

HOME Investment Partnerships Program



Mission

The goal of the HOME Investment Partnerships Program (HOME) is to provide affordable housing through acquisition, rehabilitation, new construction and tenant-based rental assistance.

Focus

The HOME Program was established as part of the Cranston-Gonzalez National Affordable Housing Act of 1990. HOME funds are allocated on an annual basis to eligible participating jurisdictions based on a formula allocation system. The HOME Program requires a 25 percent local match from the participating jurisdiction. The local match can come from any Housing and Community Development project, regardless of funding source that is HOME eligible. Any expenditure beginning in October 1992 in qualifying projects can be considered as part of the required matching funds. In FY 2016, the County will have adequate matching funds from all eligible projects to satisfy the requirement. Therefore, no additional local funds will need to be allocated to meet this requirement.

Details for specific projects in Program Year 24 (FY 2016) were approved by the Board of Supervisors (BOS) on April 28, 2015 and submitted to the U.S. Department of Housing and Urban Development (HUD) as part of the Consolidated Plan One-Year Action Plan for FY 2016.

FY 2016 Initiatives

In FY 2016, funding of \$1,580,878, an increase of \$163,364 or 11.5 percent over the FY 2015 Adopted Budget Plan amount of \$1,417,514, represents an estimated award from the U.S. Department of Housing and Urban Development and anticipated program income of \$45,407. Necessary adjustments to the estimate will be made as part of the *FY 2015 Carryover Review* after the final HUD award is received. FY 2016 funding will support Community Housing Development Organizations and various other new and ongoing projects, including:

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- ◆ A minimum 15 percent set-aside of \$230,321 mandated under HOME regulations from the County's total HOME allocation for eligible Community Housing Development Organizations (CHDOs) and a 10 percent set-aside of \$153,547 for administrative expenses (which includes \$24,427 for the Fair Housing program) as permitted under HOME regulations will support CHDOs and Fairfax County Redevelopment and Housing Authority (FCRHA) organizational capacity.
- ◆ Upon approval of the final HUD award in May 2015, it is anticipated that funding in the amount of \$650,000 will be available for the Tenant-Based Rental Assistance program (TBRA) and \$547,010 will be available for allocation to specific projects outlined in the Consolidated Plan One-Year Action Plan for FY 2016.

Budget and Staff Resources

Category	FY 2014 Actual	FY 2015 Adopted	FY 2015 Revised	FY 2016 Advertised	FY 2016 Adopted
FUNDING					
Expenditures: ¹					
Housing Capital	\$813,433	\$1,063,136	\$856,039	\$547,010	\$547,010
Homeless/Special Needs Organizations	668,025	0	1,803,839	650,000	650,000
Administration	615,191	212,627	1,329,924	230,321	230,321
	228,953	141,751	481,956	153,547	153,547
Total Expenditures	\$2,325,602	\$1,417,514	\$4,471,758	\$1,580,878	\$1,580,878
AUTHORIZED POSITIONS/FULL-TIME EQUIVALENT (FTE)					
Grant	2 / 2	2 / 2	2 / 2	2 / 2	2 / 2

¹ Categories as required by the U.S. Department of Housing and Urban Development (HUD) for reporting purposes.

GRANTS MANAGEMENT	
1 Housing/Community Developer IV	1 Housing Services Specialist II
TOTAL POSITIONS	
2 Grant Positions / 2.0 Grant FTE	

FY 2016 Funding Adjustments

The following funding adjustments from the FY 2015 Adopted Budget Plan are necessary to support the FY 2016 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 April 28, 2015.

- ◆ **Employee Compensation** \$0
It should be noted that no funding is included for a 1.10 percent market rate adjustment (MRA) for all employees or for performance-based and longevity increases for non-uniformed merit employees in FY 2016, as the fund will absorb the impact within the existing HUD award authorization.
- ◆ **U.S. Department of Housing and Urban Development (HUD) Award** \$163,364
An increase of \$163,364 is associated with the FY 2015 HUD award and anticipated program income that was used to project expenditures for this fund in FY 2016.

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Changes to FY 2015 Adopted Budget Plan

The following funding adjustments reflect all approved changes in the FY 2015 Revised Budget Plan since passage of the FY 2015 Adopted Budget Plan. Included are all adjustments made as part of the FY 2014 Carryover Review, FY 2015 Third Quarter Review, and all other approved changes through April 30, 2015.

- ◆ **Carryover Adjustments** **\$3,054,146**
As part of the *FY 2014 Carryover Review*, the Board of Supervisors approved funding of \$3,054,146 due to carryover of \$2,592,786 in unexpended project balances, the appropriation of \$343,403 in additional program income revenue received in FY 2014, and an increase of \$117,957 due to the amended U.S. Department of Housing and Urban Development (HUD) award approved by the Board of Supervisors on April 29, 2014.

A Fund Statement and a Summary of Grant Funding are provided on the following pages.

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HOME Investment Partnerships Program

FUND STATEMENT

Fund 50810, HOME Investment Partnerships Program

	FY 2014 Actual	FY 2015 Adopted Budget Plan	FY 2015 Revised Budget Plan	FY 2016 Advertised Budget Plan	FY 2016 Adopted Budget Plan
Beginning Balance	\$164,073	\$0	\$222,924	\$0	\$0
Revenue:					
HOME Grant Funds	\$2,041,050	\$1,417,514	\$4,248,834	\$1,535,471	\$1,535,471
HOME Program Income	343,403	0	0	45,407	45,407
Total Revenue	\$2,384,453	\$1,417,514	\$4,248,834	\$1,580,878	\$1,580,878
Total Available	\$2,548,526	\$1,417,514	\$4,471,758	\$1,580,878	\$1,580,878
Expenditures:					
HOME Projects ¹	\$2,325,602	\$1,417,514	\$4,471,758	\$1,580,878	\$1,580,878
Total Expenditures	\$2,325,602	\$1,417,514	\$4,471,758	\$1,580,878	\$1,580,878
Total Disbursements	\$2,325,602	\$1,417,514	\$4,471,758	\$1,580,878	\$1,580,878
Ending Balance²	\$222,924	\$0	\$0	\$0	\$0

¹ In order to account for expenditures in the proper fiscal year, an audit adjustment in the amount of \$98.00 has been reflected as a decrease to FY 2014 expenditures to record an expenditure accrual in the proper fiscal period. There is an offsetting expenditure adjustment of \$98.00 to the *FY 2015 Revised Budget Plan* as a result of this adjustment. This audit adjustment has been included in the FY 2014 Comprehensive Annual Financial Report. Details of the audit adjustments were included in the FY 2015 Third Quarter Package.

² 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.

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FY 2016 Summary of Grant Funding

Fund 50810, HOME Investment Partnerships Program

Grant #	Description	FY 2014 Actual Expenditures	FY 2015 Revised Budget	FY 2016 Advertised Budget Plan	FY 2016 Adopted Budget Plan
1380021	Good Shepherd Housing	\$238,000.00	\$186,641.00	\$0	\$0
1380025	Fair Housing Program	8,654.62	41,132.00	24,427	24,427
1380027	Rehabilitation of FCRHA Properties	307,013.91	856,038.69	0	0
1380029	Mondloch House	506,418.94	0.00	0	0
1380048	Cornerstones (formerly Reston Interfaith)	0.00	912,962.35	0	0
1380049	CHDO Undesignated	0.00	230,321.00	230,321	230,321
1380050	Tenant-Based Rental Assistance	628,531.00	795,662.58	650,000	650,000
1380051	Development Costs	0.00	0.00	547,010	547,010
1380052	Administration	220,298.82	440,823.89	129,120	129,120
1380065	Housing First	39,494.03	3,132.27	0	0
1380082	Special Needs Housing	0.00	1,005,044.14	0	0
1380087	The Brain Foundation	77,191.00	0.00	0	0
1380090	Pathway Homes Inc.	300,000.00	0.00	0	0
Total		\$2,325,602.32	\$4,471,757.92	\$1,580,878	\$1,580,878