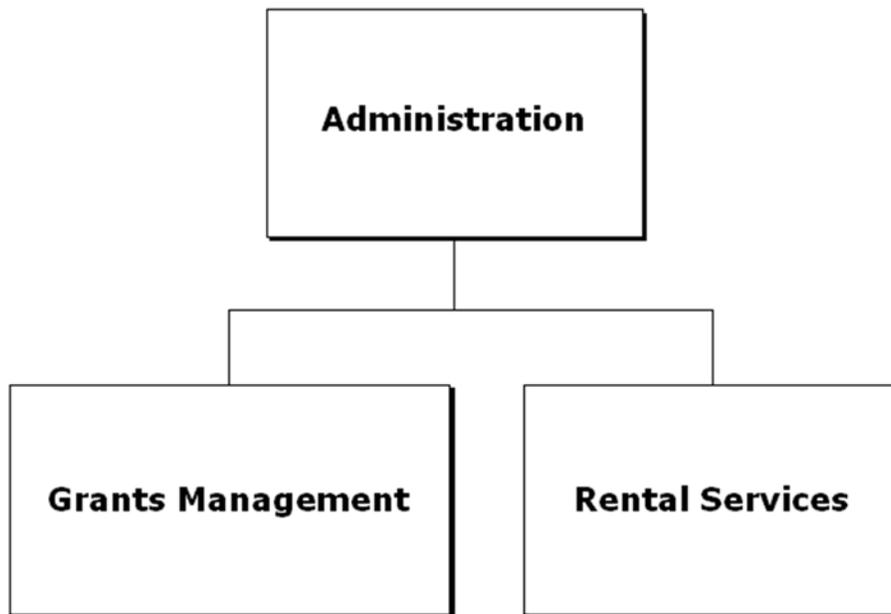


Fund 50810

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 2017, 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 25 (FY 2017) were approved by the Board of Supervisors (BOS) on April 26, 2016 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 2017.

Fund 50810

HOME Investment Partnerships Program

FY 2017 Initiatives

In FY 2017, funding of \$1,431,830, a decrease of \$149,048 or 9.4 percent from the FY 2016 Adopted Budget Plan amount of \$1,580,878, represents an estimated award from the U.S. Department of Housing and Urban Development. Necessary adjustments to the estimate will be made as part of the *FY 2016 Carryover Review* after the final HUD award is received. FY 2017 funding will support Community Housing Development Organizations and various other new and ongoing projects, including:

- ◆ A minimum 15 percent set-aside of \$214,774 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 \$143,183 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 2016, it is anticipated that funding in the amount of \$680,000 will be available for the Tenant-Based Rental Assistance program (TBRA) and \$393,873 will be available for allocation to specific projects outlined in the Consolidated Plan One-Year Action Plan for FY 2017.

Budget and Staff Resources

Category	FY 2015 Actual	FY 2016 Adopted	FY 2016 Revised	FY 2017 Advertised	FY 2017 Adopted
FUNDING					
Expenditures: ¹					
Housing Capital	\$256,998	\$547,010	\$644,448	\$393,873	\$393,873
Homeless/Special Needs	680,129	650,000	1,817,205	680,000	680,000
Community Housing Development Organizations	1,099,216	230,321	961,091	214,774	214,774
Administration	286,745	153,547	350,394	143,183	143,183
Total Expenditures	\$2,323,088	\$1,580,878	\$3,773,138	\$1,431,830	\$1,431,830
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.

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

Fund 50810

HOME Investment Partnerships Program

FY 2017 Funding Adjustments

The following funding adjustments from the FY 2016 Adopted Budget Plan are necessary to support the FY 2017 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 26, 2016.

- ◆ **Employee Compensation** **\$0**
It should be noted that no funding is included for a 1.33 percent market rate adjustment (MRA) for all employees or for performance-based and longevity increases for non-uniformed merit employees in FY 2017, as the fund will absorb the impact within the existing HUD award authorization.

- ◆ **U.S. Department of Housing and Urban Development (HUD) Award** **(\$149,048)**
A decrease of \$149,048 is associated with the FY 2016 HUD award that was used to project expenditures for this fund in FY 2017.

Changes to FY 2016 Adopted Budget Plan

The following funding adjustments reflect all approved changes in the FY 2016 Revised Budget Plan since passage of the FY 2016 Adopted Budget Plan. Included are all adjustments made as part of the FY 2015 Carryover Review, FY 2016 Third Quarter Review, and all other approved changes through April 30, 2016.

- ◆ **Carryover Adjustments** **\$2,192,260**
As part of the FY 2015 Carryover Review, the Board of Supervisors approved funding of \$2,192,260 due to carryover of \$2,148,670 in unexpended project balances, the appropriation of \$147,231 in additional program income revenue received in FY 2015, partially offset by a decrease of \$103,641 due to the amended HUD award approved by the Board of Supervisors on April 28, 2015.

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

Fund 50810

HOME Investment Partnerships Program

FUND STATEMENT

Fund 50810, HOME Investment Partnerships Program

	FY 2015 Actual	FY 2016 Adopted Budget Plan	FY 2016 Revised Budget Plan	FY 2017 Advertised Budget Plan	FY 2017 Adopted Budget Plan
Beginning Balance	\$222,924	\$0	\$52,329	\$0	\$0
Revenue:					
HOME Grant Funds	\$2,005,262	\$1,535,471	\$3,675,402	\$1,431,830	\$1,431,830
HOME Program Income	147,231	45,407	45,407	0	0
Total Revenue	\$2,152,493	\$1,580,878	\$3,720,809	\$1,431,830	\$1,431,830
Total Available	\$2,375,417	\$1,580,878	\$3,773,138	\$1,431,830	\$1,431,830
Expenditures:					
HOME Projects	\$2,323,088	\$1,580,878	\$3,773,138	\$1,431,830	\$1,431,830
Total Expenditures	\$2,323,088	\$1,580,878	\$3,773,138	\$1,431,830	\$1,431,830
Total Disbursements	\$2,323,088	\$1,580,878	\$3,773,138	\$1,431,830	\$1,431,830
Ending Balance¹	\$52,329	\$0	\$0	\$0	\$0

¹ 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 50810

HOME Investment Partnerships Program

FY 2017 Summary of Grant Funding

Fund 50810, HOME Investment Partnerships Program

Grant #	Description	FY 2015 Actual Expenditures	FY 2016 Revised Budget	FY 2017 Advertised Budget Plan	FY 2017 Adopted Budget Plan
1380021	Good Shepherd Housing	\$186,641.00	\$230,321.00	\$0	\$0
1380025	Fair Housing Program	26,000.00	50,927.00	24,427	24,427
1380027	Rehabilitation of FCRHA Properties	256,997.56	599,041.13	0	0
1380048	Cornerstones (formerly Reston Interfaith)	912,575.00	387.35	0	0
1380049	CHDO Undesignated	0.00	214,775.00	214,774	214,774
1380050	Tenant-Based Rental Assistance	676,997.00	812,161.32	680,000	680,000
1380051	Development Costs	0.00	45,407.00	393,873	393,873
1380052	Administration	260,745.08	299,465.81	118,756	118,756
1380065	Housing First	3,132.27	0.00	0	0
1380082	Special Needs Housing	0.00	1,005,044.14	0	0
1380092	Affordable Housing RFP	0.00	490,608.00	0	0
1380093	TBRA Program Delivery	0.00	25,000.00	0	0
Total		\$2,323,087.91	\$3,773,137.75	\$1,431,830	\$1,431,830