

**DRAFT
FAIRFAX COUNTY, VA
CONSOLIDATED ANNUAL
PERFORMANCE AND
EVALUATION REPORT
(CAPER)**

**FY 2012
(July 1, 2011 – June 30, 2012)**

Prepared by the

**Fairfax County Department of
Housing and Community Development**
3700 Pender Drive, Suite 300
Fairfax, Virginia 22030

Paula C. Sampson, Director



To be Submitted to the U.S. Department of Housing
and Urban Development

Fairfax County, VA
Consolidated Annual Performance Evaluation Report (CAPER)
2011 - 2012
Table of Contents

SECTION I – GENERAL	1
Executive Summary	1
General FY 2012 Program Highlights	2
Affordable Housing Policy	2
Affordable Housing Preservation	3
Affordable Housing Production	4
FY 2012 Action Plan Amendments	4
Highlights of Program Achievements for FY 2012 Community Development Block Grant Funded Nonprofits	6
Highlights of Program Achievements for FY 2012 HOME Funded Nonprofits	8
General Questions	9
Table 1 – 3: FY 2012 Consolidated Plan Accomplishments	11
TOTAL FY 2012 ENTITLEMENT FUNDING FOR FEDERAL PROGRAMS	28
ADDITIONAL CARRYOVER AMOUNT FROM PRIOR YEARS	28
TOTAL FY 2012 BUDGET ALLOCATIONS (Excluding Program Income)	28
FY 2012 CDBG	29
FY 2012 HOME	29
FY 2012 ESG	30
CDBG Leveraging	31
HOME CHDO Leveraging	31
Managing the Process	32
Citizen Participation	32
Fairfax County Consolidated Community Funding Advisory Committee	32
Institutional Structure	33
Monitoring	34
CDBG Monitoring	35
HOME Monitoring	35
Lead-based Paint	36
SECTION II – HOUSING	36
Housing Needs	36
Specific Housing Objectives	37
CDBG Housing Objectives	37
HOME Housing Objectives	38
Section 215 Definition of Affordable Housing	39
Persons with Disabilities	39
Public Housing Strategy	39
Public Housing Improvements	39
Resident Participation Initiatives	40
Family Self Sufficiency Initiatives	41
Barriers to Affordable Housing	42
Testing	43
Enforcement Activities	44
Education and Outreach Events and Materials	44
Media	47
HOME	53
SECTION III – HOMELESS	54
Homeless Needs	54

Specific Homeless Prevention Elements	57
Emergency Shelter Grants (ESG)	57
Fairfax County Homeless Discharge Policies	60
SECTION IV – COMMUNITY DEVELOPMENT	61
CDBG Priorities, Goals and Beneficiaries, FY 2012.....	62
Homelessness Prevention and Rapid Re-Housing Program (HPRP).....	63
CDBG-R	65
FY 2012 Home Improvement Loan Program	70
FY 2012 Home Repair for the Elderly Program	70
Antipoverty Strategy.....	71
SECTION V – NON-HOMELESS SPECIAL NEEDS.....	74
Specific HOPWA Objectives	74
Grantee Narrative.....	75
Organizational Description	75
Grant Management	76
Washington, DC Metropolitan HOPWA Service Area	76
HOPWA Planning and Public Consultations	77
Other Resources	77
Collaborative Efforts.....	77
Project Accomplishment Overview	78
NVRC-Funded Services: FY 2012 Outcomes	78
Project Sponsors	78
NVFS Housing Activities Summary	79
Creation of HOPWA Units	80
Supportive Services	80
Other Accomplishments.....	80
Eligibility	80
Barriers or Trends Overview	80
Housing Affordability.....	80
Lack of Employment.....	81
Credit History.....	81
Trends	81
Other Information.....	82
Accomplishment Data	82
Leveraging.....	82
HOPWA Tenant Based Rental Assistance (TBRA)	82
TBRA – Security Deposit and First Month’s Rent	83
STRMU	84
SECTION VI – OTHER NARRATIVE	84
CAPER Other Narrative Response	84
ATTACHMENT I – FINANCIAL SUMMARY REPORTS.....	85
ATTACHMENT II – HOME MATCH REPORT	86
ATTACHMENT III – MINORITY BUSINESS ENTERPRISES (MBE) AND WOMEN BUSINESS ENTERPRISES (WBE) REPORT	87
ATTACHMENT IV – ACTIVITY SUMMARY (GPR) FOR GRANTEE (IDIS PR 03)	88
ATTACHMENT V – SUMMARY OF COMMUNITY DEVELOPMENT ACCOMPLISHMENTS (IDIS PR 23).....	89
ATTACHMENT VI – SUMMARY OF CONSOLIDATED PLAN PROJECTS FOR PLAN YEAR 2011 (IDIS PR 06)	90
ATTACHMENT VII – COPY OF FY 2012 CAPER PUBLIC NOTICE AS PRINTED IN LOCAL NEWSPAPER	91
ATTACHMENT VIII – PROJECT MAPS FOR FY 2012 (CDBG AND HOME)	92
ATTACHMENT IX – FY 2012 SECTION 108 ACCOMPLISHMENTS REPORT.....	93

ATTACHMENT X – FY 2012 PROGRAM INCOME REPORTS (HOME and CDBG)	94
ATTACHMENT XI – Consolidated Plan Goals and Objectives	95
ATTACHMENT XII – CDBG Performance Measures Report (IDIS PR 83)	96
ATTACHMENT XIII – CDBG Strategy Area, CDFI and Local Target Area (IDIS PR 84)	97
ATTACHMENT XIV – HOME Performance Report.....	98
(IDIS PR 85).....	98
ATTACHMENT XV – ESG Performance Measures Report (IDIS PR 81)	99
ATTACHMENT XVI – HOPWA Measuring Housing Stability Outcomes (IDIS PR 80)	100
ATTACHMENT XVII – HOPWA Units/Households and Funds Expended (IDIS PR 82)	101
ATTACHMENT XVIII – Section 3 Compliance Information	102

The Fairfax County Department of Housing and Community Development provides equal access for citizens with disabilities to all activities and will provide reasonable accommodations upon request. Persons with disabilities who require special accommodations or who need this document in an alternative format should call the Department at (703) 246-5006 [TTY: (703) 385-3578]. Please allow 48 hours in order to make the necessary arrangements.



Second Program Year CAPER

SECTION I – GENERAL

Executive Summary

This summary provides a brief overview that includes major initiatives and highlights that were proposed and executed during the first year of the Five-Year Consolidated Plan for Fairfax County Fiscal Years 2011-2015. This report covers the period from July 1, 2011 through June 30, 2012, which is Fairfax County's Fiscal Year (FY) 2012 and the Federal Government's Fiscal Year 2011. All references herein to the County's program years are based on the County's fiscal years.

As a recipient of federal funds under the Consolidated Plan, Fairfax County is required to provide this annual Consolidated Annual Performance Report (CAPER) within 90 days of the end of the County's program year. This CAPER constitutes a summary of accomplishments and an accounting of the allocation and expenditure of funds under the Consolidated Plan. The information included in this CAPER has been compiled in accordance with the requirements for Consolidated Plan Entitlement Grantees.

The Consolidated Plan is a requirement of the U.S. Department of Housing and Urban Development (HUD) as a condition of receiving funding under certain federal programs. The Consolidated Plan is a 5-year comprehensive planning document that identifies Fairfax County's overall needs for affordable and supportive housing, for homeless shelters and services, for community and economic development, and for building public and private partnerships. The Consolidated Plan also defines the County's strategy, priorities and objectives for addressing identified needs.

A One-Year Action Plan is required for each of the five years of the Consolidated Plan. The One-Year Action Plan For FY 2012 covered the period July 1, 2011, through June 30, 2012, the period covered by this CAPER, and contained a description of how Fairfax County intended to utilize funds from the programs included in the Consolidated Plan in order to meet the needs identified. The One-Year Action Plan for FY 2012 (Action Plan) incorporated recommendations for the use of the Community Development Block Grant (CDBG), the HOME Investment Partnerships Program (HOME) funds, Emergency Shelter Grants (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) funds. The Action Plan listed the projects and activities planned, including the proposed use of HUD program funds by the Fairfax County Redevelopment and Housing Authority (FCRHA) for FY 2012. The goals and objectives that were to be addressed through the use of funds were also indicated in the Action Plan.

During FY 2012 (July 1, 2011 – June 30, 2012), Fairfax County received funding from the following federal programs administered by HUD:

Community Development Block Grant (CDBG)	\$5,418,429
HOME Investment Partnerships Program (HOME)	\$2,383,767
Emergency Shelter Grant (ESG)	\$ 261,849
Total	\$8,064,045

While Fairfax County does not receive Housing Opportunities for Persons with AIDS (HOPWA) funds directly, HOPWA funds were expended by Northern Virginia Family Service from HOPWA funds sub-allocated to Northern Virginia jurisdictions through the Northern Virginia Regional Commission.

General FY 2012 Program Highlights

Affordable Housing Policy

In January 2010, the Fairfax County Board of Supervisors adopted the “Housing Blueprint”, which established a new affordable housing policy direction for FY 2012 and beyond. The Housing Blueprint reflects the philosophy of the Board that affordable housing is a continuum ranging from the needs of the homeless to first-time buyers. Included in this range are the diverse housing needs of hard-working, but low paid families; senior citizens; persons with physical or mental disabilities; and the workforce across Fairfax County. The housing goals established for the next 10 years in the Housing Blueprint are as follows:

- Goal 1: To end homelessness in 10 years
- Goal 2: To provide affordable housing options to those with special needs
- Goal 3: To streamline and reduce the waiting lists for affordable housing by half in 10 years
- Goal 4: To produce workforce housing sufficient to accommodate projected job growth

The consensus among the parties that assisted the Board establishing these goals was that affordable housing priorities should emphasize those with the greatest need. Those identified as having the greatest need include:

- 1) Individuals and families who are homeless;
- 2) Households with low- to extremely low-incomes;
- 3) Special needs populations including persons with physical or mental disabilities and seniors; and
- 4) The workforce essential to Fairfax County's economic health and growth.

To accomplish these goals, Fairfax County will draw upon federal and local resources, the community and the private sector to leverage resources through partnerships. The County will complete projects already in the pipeline as well as embark on new initiatives.

The Housing Blueprint served as the underpinning for the development of the County's Five-Year Consolidated Plan for FY 2012 – 2015 and One Year Action Plan for FY 2012 (approved by HUD on July 15, 2010).

Affordable Housing Preservation

In FY 2012, the Fairfax County Department of Housing and Community Development (DHCD) and the Fairfax County Redevelopment and Housing Authority (FCRHA) used HOME and CDBG to preserve a total of 34 units/beds via the financing of purchases by nonprofit affordable housing providers and direct FCRHA purchases. All nonprofit units/beds preserved during FY 2012 have affordability periods of a minimum of 30 years. Highlights of the FCRHA's preservation and other affordable housing activities in FY 2012 include:

1. *Good Shepherd Housing and Family Services, Inc.; scattered sites; 3 units; Lee and Mount Vernon Districts:* The FCRHA provided loan financing in the amount of \$325,900 from CDBG (awarded under the CCFP) and HOME (awarded under the CHDO set-aside) to Good Shepherd Housing for the acquisition of three units for rent to low-income households earning at or below 50% AMI.
2. *Reston Interfaith Housing Corporation; scattered sites; 1 unit; Dranesville District:* The FCRHA provided loan financing in the amount \$219,500 from HOME (awarded under the CHDO set-aside) to Reston Interfaith Housing Corporation for the acquisition of one unit for rent to low income households earning at or below 50% AMI.
3. *NOVACO; scattered sites; 1 unit; Sully District:* The FCRHA provided financing in the amount of \$203,000 from HOME (awarded under the CHDO set-aside) to NOVACO for the purchase and rehabilitation of one unit in the Centreville area. This unit is used to affordable rental housing for a formerly homeless low-income family earning at or below 50% of AMI.
4. *Pathway Homes, Inc.; scattered sites; 22 beds; Providence, Hunter Mill, Mason and Braddock Districts:* The FCRHA provided financing in the amount of \$2,725,900 from CDBG (\$2,387,000) and HOME (\$338,900) for the acquisition of thirteen scattered site condominiums, townhouses, and a single family, providing a total of 22 beds of affordable housing for low-income (earning 50 percent of AMI and below) homeless individuals with multiple disabilities. The units are located in the Fairfax, Reston and Annandale areas.
5. *FCRHA/Fairfax-Falls Church Community Services Board; scattered sites; 7 beds; Mount Vernon and Mason Districts:* In FY 2012, the FCRHA initiated a collaborative effort with the Fairfax-Falls Church Community Services Board (CSB) to expand the availability of affordable housing options for persons with severe mental illness needing residential care and comprehensive services; persons with autism and other developmental disabilities; and persons with disabilities who are homeless or at-risk of homelessness. The FCRHA authorized the purchase of seven (7) scattered-site group homes under this collaborative effort; these properties will be transferred to non-profit organizations serving CSB clients through a competitive process during FY 2013. In total, it is anticipated that these properties will serve a total of approximately 28 extremely low-income persons with disabilities. The total funding provided for this effort was \$2,571,183, including \$836,344 from CDBG, and \$1,734,839 from HOME.

6. As of the end of FY 2012, a total of two units had been acquired in the Alexandria and Annandale areas of Fairfax County under this partnership. These units will provide a total of 7 new beds to serve the vulnerable population of persons with severe mental illness needing residential care and comprehensive services; persons with autism and other developmental disabilities; and persons with disabilities who are homeless or at-risk of homelessness. A total of \$744,115 was approved by the FCRHA for this acquisition, including \$486,833 in HOME funds and \$257,282 in CDBG funds.

Affordable Housing Production

The FCRHA also continued to invest in the provision of new affordable housing, particularly for seniors and persons with special needs and persons who are homeless. In FY 2012, the FCRHA finalized the construction contract to rehabilitate Mondloch House to convert the former emergency shelter into 20 efficiency units for formerly homeless adults under a Housing First Program in the Lee District. The total construction cost for the project is \$2,840,139. The financing consists of the following:

<i>Sources:</i>	<i>Uses</i>
	<u>Construction</u>
CDBG	\$1,021,047
HOME	1,254,548
Fairfax County	328,543
Federal Economic Development Initiative/ SRO	<u>236,001</u>
	\$2,840,139

The rehabilitation work started in July 2012 and is scheduled to be completed by July 2013.

FY 2012 Action Plan Amendments

An annual Action Plan is required by HUD for four federal programs: CDBG, HOME, ESG, and HOPWA. In FY 2012, there were amendments to the Action Plan, with it being first amended to account for the adjustments in federal funding allocated to the county from the amounts previously approved by the Board of Supervisors. The county’s CDBG allocation was reduced by \$1,044,704 the HOME allocation by \$308,845, and ESG by \$919. Additional HOME Program Income was also allocated in the amendment. (HOME Program Income in the amendment totaled \$724,850.)

A second Action Plan amendment allowed for a \$2,725,900 reallocation of Section 108 Loan, Planning, General Administration and HOME CHDO funds to be transferred to Senior/Homeless/Persons with Disabilities to provide funding for Pathway Homes to acquire thirteen (13) scattered site housing units to provide affordable housing for persons with disabilities. This action was authorized by the Fairfax County Board of Supervisors on March 20, 2012.

Two additional amendments to the Action Plan occurred at 3rd Quarter carryover. Funding in the amount of \$160,296.08 was reallocated from Magnet Housing and

multiple, completed public improvement projects with remaining balances to the Rehabilitation of FCRHA Properties project with the potential to be used for Mondloch House Renovation. Additionally, HOME CHDO funds in the amount of \$973,351.90 were transferred to Senior/Homeless/Persons with Disabilities to fund a joint effort between the FCRHA and the Fairfax-Falls Church Community Services Board (CSB) to increase the number of affordable group homes for individuals with disabilities.

A substantial amendment was submitted to HUD for the county to access its allocation of Emergency Solutions Grants funding of \$147,290. A total of \$44,187 of the ESG allocation was budgeted for rapid re-housing services for people who are homeless. This amount included a total of \$6,186 for housing relocation and stabilization services in the form of financial assistance and \$38,001 for ESG tenant-based rental assistance. A total of \$103,103 of the ESG allocation was budgeted for homelessness prevention services. This amount included a total of \$14,434 for housing relocation and stabilization services in the form of financial assistance and \$88,669 for ESG tenant-based rental assistance.

Also, during the course of the fiscal year, funds were transferred among the various activities of the Homelessness Prevention and Rapid Re-Housing Program (HPRP). Transfers enabled the county to provide much needed financial assistance to those being served under HPRP.

FY 2012 Home Improvement Loan Program

There was no local funding provided to Home Improvement Loan Program (HILP) projects during FY 2012 and no CDBG funds were expended on HILP for personnel and operating costs. The FCRHA approved and authorized a temporary suspension of accepting new HILP applications from the general public effective February 1, 2010. On June 17, 2010, the FCRHA approved amending the policy to authorize HCD to accept new HILP applications at the request of the Fairfax County Department of Public Works and Environmental Services for critical sanitary sewer related projects, the Fairfax County Health Department for code violations and as requested by the County Executive.

FY 2012 Home Repair for the Elderly Program

The Home Repair for the Elderly Program served 113 households in FY 2012 using a total of \$13,855 in local funds. A total of \$222,801 in CDBG funds was expended on HREP for personnel and operating costs. The average household income served in FY 2012 was \$19,965, or approximately 20 percent of the Area Median Income (AMI) for a one-person household; this meets the HUD definition of “extremely low income”.

HREP Assisted Households by Race:

- African American: 14
- White: 68
- Asian: 24
- Hispanic: 6
- Other: 1

HREP Income Targeting:

- 0 – 30% AMI: 80
- 30 – 50% AMI: 20
- 50 – 80% AMI: 13

Highlights of Program Achievements for FY 2012 Community Development Block Grant Funded Nonprofits

- **Acquisition of 17 Housing Units for Use as Affordable Rental Housing**
 - **Good Shepherd Housing & Family Services, Inc.** acquired **3 units** as a part of its *Mount Vernon Village V Program*, which provides affordable rental housing.
 - **Reston Interfaith Housing Corporation** acquired **1 unit** as a part of its *Affordable Housing Acquisition Program*, which provides affordable rental housing for low-income individuals and families.
 - **Pathway Homes, Inc.** (Pathway) expended approximately \$2.4 million of CDBG funds in conjunction with other federal funding to acquire a total of **13 scattered site affordable housing units** providing up to 22 beds. The properties are to provide supportive group housing for individuals with disabilities.
- **Affordable & Transitional Housing for 748 Clients in 288 Households**
 - As a result of the FY 2012 acquisitions by **Good Shepherd Housing and Family Services, Inc.**, CDBG funds were used to provide affordable housing for **3 extremely low income female headed households with 7 members**.
 - Through the *Homes for the Working Poor, Elderly & Disabled Program* operated by **Good Shepherd Housing and Family Services, Inc.**, CDBG funds were used to provide case management, financial assistance and referrals that enabled **441 clients in 155 households** to obtain or retain affordable housing.
 - Through the *Transitional Housing Program* operated by **Homestretch, Inc.**, CDBG funds were used to provide case management, employment services, child care assistance and financial management training that enabled **119 clients in 34 households** to obtain or retain affordable housing. In FY 2012, 13 families moved from temporary to permanent housing.

- Through the *Homeless Transitional Housing Program* operated by **Christian Relief Services, Inc.**, CDBG funds were used to provide case management and referral services that enabled **181 clients in 96 households** to obtain permanent affordable housing. As a result of FY 2012 program services, 71 households transitioned to permanent housing.

- **On-Going Assistance for 128 Clients in 111 Households**
 - As a result of public services provided by **New Hope Housing, Inc.** through its *Housing First Services for Chronically Homeless Adults* program, CDBG funds were used to provide support services for **20 chronically homeless adult client households**, which were chronically homeless due to mental illness or cognitive disability.

 - As a result of public services provided by **Wesley Housing Development Corporation**, CDBG funds were used to provide supportive services for independent living for **108 clients** who were seniors and/or disabled in **91 households**, including 24 female headed households.

- **Crisis Intervention for 2,407 Clients in 906 Households**
 - As a result of services provided through the *Emergency Services & Supportive Housing* program operated by **Fairfax Area Christian Emergency Transitional Services, Inc.**, CDBG funds were used to assist **1,642 clients in 692 households** maintain affordable housing units and meet basic needs by providing emergency assistance for rents, transportation, utilities and/or basic needs.

 - As a result of services provided through the *Emergency Services – Keeping Families at Home* program operated by **Good Shepherd Housing and Family Services, Inc.**, CDBG funds were used to assist **765 clients in 277 households** maintain affordable housing units and meet basic needs by providing emergency payments for rents and/or utilities.

- **Self-Sufficiency Support for 1,010 Clients in 695 Households**
 - As a result of the technical assistance, business training and/or microloans provide through the *Microenterprise* program operated by the **ECDC Enterprise Development Group**, CDBG funds supported the increased and/or continued self-sufficiency of **488 businesses, including 176 female owned businesses**. Micro loans assisted the start-up or expansions of 19 businesses.

- As a result of the self-improvement training, youth academic support and skill building activities provided through the *Education & Community Development* program operated by **Fairfax Area Christian Emergency Transitional Services, Inc.**, CDBG funds helped increase and/or continue the self-sufficiency and/or youth academic performance of **377 clients in 124 households**.
- As a result of the budgeting and financial management training and activities provided through the *Aggressive Dynamic Debt Reduction Elimination & Savings Strategies* program operated by **Homestretch, Inc.**, CDBG funds helped increase and/or continue the self-sufficiency of **50 clients in 34 households**.
- As a result of English language classes provided through the *English as a Second Language* program operated by **Homestretch, Inc.**, CDBG funds helped increase and/or continue the self-sufficiency of **29 clients representing 29 households**.
- As a result of technical assistance, training and referral services provided through the *Bilingual Housing Rehabilitation Specialist* in the **Town of Herndon**, CDBG funds helped increase and/or continue the self-sufficiency of **66 clients representing 20 households**.

Highlights of Program Achievements for FY 2012 HOME Funded Nonprofits

HOME-funded benefits were provided by nonprofit organizations in FY 2012 as follows:

Good Shepherd Housing and Family Services, Inc. (GSHFS) expended \$83,526 in HOME funding to finance the acquisition of 1 unit of affordable housing. GSHFS leveraged this HOME funding with additional private and federal sources to provide affordable housing to a low/moderate income family of 3 with income below 50% AMI.

NOVACO, Inc. expended \$203,000 of HOME funding to finance the acquisition of 1 unit of affordable housing. NOVACO leveraged this HOME funding with additional non-federal sources and donated labor for the rehabilitation of the property to provide transitional housing for mothers and children of domestic abuse.

Reston Interfaith Housing Corporation (RIHC) expended \$219,500 of HOME funding to finance the acquisition of 1 unit of affordable housing. RIHC leveraged this HOME funding with other non-federal sources for the rehabilitation of the property to provide affordable housing for a family of 4 with income below 30% AMI.

Pathway Homes, Inc. (Pathway) expended \$338,900 of HOME funds in conjunction with other federal funding to acquire a total of 13 scattered site affordable

housing units providing up to 22 beds. The properties are to provide supportive group housing for individuals with disabilities.

General Questions

1. Assessment of the one-year goals and objectives:
 - a. Describe the accomplishments in attaining the goals and objectives for the reporting period.
 - b. Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective.
 - c. If applicable, explain why progress was not made towards meeting the goals and objectives.

The Mission Statement approved by the Board of Supervisors on September 13, 1999 provides a broad framework for goals and strategies to be developed for specific program areas covered in the Five-Year Consolidated Plan.

Mission Statement

The mission of the County is to maximize the effective and efficient use of resources in the Consolidated Plan through a citizen-driven, staff-supported process to develop and preserve affordable housing, promote healthy, thriving and safe neighborhoods, and provide quality, accessible human services that meet essential existing and emerging needs throughout Fairfax County.

The Fairfax County 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 CCFAC is also charged with oversight and developing funding priorities for the Consolidated Community Funding Pool (CCFP), a pool of funds awarded through a competitive proposal process to fund affordable housing and public service activities by nonprofit organizations. Annually, the CCFP includes an annual allocation of approximately \$2 million in Community Development Block Grant funds. On July 13, 2009, the Board approved the following CCFP funding priorities for FY 2011 and FY 2012 funding period.

**Target
Funding %**

<p>PREVENTION Goal: Families and individuals remain independent and have the tools and resources to prevent future or ongoing dependence</p>	10 – 20%
<p>CRISIS INTERVENTION Goal: Individuals and Families in crisis receive sufficient help to overcome short-term problems and quickly move back to independence</p>	15 – 25%
<p>SELF-SUFFICIENCY Goal: Families, individuals, neighborhoods and communities receive comprehensive services to attain self-sufficiency.</p>	45 – 55%

<p>ONGOING ASSISTANCE FOR INDEPENDENT LIVING Goal: People, neighborhoods and communities that have continuing and long-term needs achieve or maintain healthy, safe and independent lives to the maximum extent feasible.</p>	<p>10 – 20%</p>
---	------------------------

Table 1 – 2: FY 2011 and FY 2012 CCFP Funding Priorities Summary

The Fairfax County Consolidated Plan for Fiscal Years 2011–2015 (adopted April 15, 2010) contains the county’s housing and community development strategic plan (Five-Year Plan) identifying long-range housing and community development priorities for all federal funds, including the CDBG funds allocated to the CCFP. The priorities were broad and general in order to encompass all of the possible activities that could advance the objectives. A summary of the Consolidated Plan goals and objectives is provided under Attachment XI.

Table 1 – 3 (pp. 12-28, below) provides a summary of accomplishments in relation to the goals and objectives and the grant funds spent on affordable housing and community development activities. It should be noted that several grant activities address more than one goal and/or objective. Substantial progress was made toward meeting the goals and objectives.

Table 1 – 3: FY 2012 Consolidated Plan Accomplishments

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Project ID - #1 Payment on Section 108 Loans: - Annual payments on six loans under Section 108 of the Housing and Community Development Act of 1974, as amended. Funding through five of the loans has been used by the FCRHA for affordable housing development and preservation, and for the reconstruction of Washington Plaza in Reston, and the payment amount includes a portion for a loan to fund affordable housing preservation and Olley Glen. The sixth loan, to the County, was used for road and storm drainage improvements in five Conservation Areas: Bailey’s, Fairhaven, Gum Springs, James Lee, and Jefferson Manor. Loan applications were approved by the Board of Supervisors, who pledged future CDBG funds for the payment of annual interest and principal premiums due on the notes.</p> <p>Priority Need – Other Performance Indicator - N/A CDBG Citation – 570.703 (c) CDBG National Objective - LMH Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 19F Purpose: N/A</p>	<p>Housing Objective 1, 2, 3 Neighborhood Preservation, Residential and Commercial Revitalization 3.1, 3.2</p>	<p>Met the obligation of the County and Fairfax County Redevelopment and Housing Authority for scheduled payments on Section 108 Loans. The loans have been used for projects which support affordable housing, community development, and neighborhood preservation goals.</p>
<p>Project ID - #2 Fair Housing: New entitlement funds will be used by the County’s Office of Human Rights & Equity Program to contract for fair housing testing, to conduct fair housing outreach and education activities in the housing market, and to investigate fair housing complaints. Carried over funds of \$75,000 will be used by the FCRHA for activities that affirmatively further fair housing for FCRHA clients and at FCRHA properties.</p> <p>Priority Need – Planning/Administration</p>	<p>Housing Objective 1, 2, 3, 8</p>	<p>The Office of Human Rights and Equity Programs, Human Rights Division, issued contracts to conduct fair housing rental tests; processed fair complaints; prepared education and outreach materials; conducted fair housing presentations; managed booths, provided information and assistance, and distributed materials at resource fairs, community meetings and other venues; organized and attended fair housing conferences and training sessions; and arranged and participated in efforts to promote and deliver information about fair housing through media coverage (see Activities Section for details).</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Performance Indicator – Number of fair housing tests; number of individuals trained; number of cases remedied CDBG Citation - 570.206 (e) CDBG National Objective – N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 21D Purpose: N/A</p>		
<p>Project ID - #3 Planning (Programs and Compliance): Continued funding to provide for planning and implementation of the County’s housing and community development programs. Funding is required to meet CDBG and HOME regulations, local procedures, to prepare and process the County’s Consolidated Plan and related citizen participation and public input processes, prepare community plans and implement housing and community development projects, as well as identifying and pursuing other non-entitlement funding to implement projects. Planning will include FCRHA activities that will affirmatively further fair housing. Funding provides for salaries and fringe benefits for four full-time positions and one half full-time position, plus related operating costs. Priority Need – Planning/Administration Performance Indicator – N/A CDBG Citation - 570.205 (a) CDBG National Objective – N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 20 Purpose: N/A</p>	Institutional Objective	Planning and implementation of the County’s Housing and Community Programs including preparation of the Consolidated Plan One-Year Action Plan and related citizen participation and public input process.
<p>Project ID - #4 General Administration: Continued funding for the general administration of the County’s CDBG, NSP, and HOME-funded programs and projects, as well as projects funded under the Section 108 and Economic Development Initiative. Funding provides for administration of housing and community development programs and projects, including contract management for projects and programs funded through the Consolidated Community Funding Pool, required local, state, and federal reports and preparation of documents, provision of technical assistance, financial management,</p>	Institutional Objective	Administration of the Community Development Program by the Department of Housing and Community Development, including staff costs related to contract management, preparation of documents, monitoring of the Community Development Program and undertaking affordable housing projects, including planning, financing and development.

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>and administrative and professional support to the CCFAC and various citizen participation processes. General Administration will include FCRHA activities that will affirmatively further fair housing. Funding provides for salaries and fringe benefits for six full-time positions and one half-time position, plus related operating costs.</p> <p>Priority Need – Planning/Administration Performance Indicator – N/A CDBG Citation - 570.206 (a) CDBG National Objective – LMMH(NSP) Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 21A Purpose: N/A</p>		
<p>Project ID - #5 HOME Administration: Under the HOME Program, local jurisdictions may designate 10% of the HOME grant for administrative costs. Included in this limit is the \$24,427 in HOME funds proposed for Fair Housing activities. The balance of the administrative funds will be used to support the operation of the HOME Program and the projects receiving HOME funding. Proposed funding provides for salaries and fringe benefits for one and a half full-time positions, plus related operating and equipment costs and eligible preliminary costs related to the planning and design of housing development proposed by the FCRHA.</p> <p>Priority Need – Planning/Administration Performance Indicator – N/A HOME Citation – 92.207 CDBG National Objective – N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code:19A Purpose: N/A</p>	<p>Institutional Objective</p>	<p>Administration of the HOME Investment Partnerships Program (HOME) by the Department of Housing and Community Development, including staff costs related to contract management, preparation of documents, and monitoring of the HOME Program.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Project ID - #6 Affordable Housing Fund: An allocation to the Consolidated Community Funding Pool (CCFP) to provide funding to eligible nonprofit corporations or CDBG Participating Jurisdictions (Towns of Clifton, Herndon, and Vienna, and the City of Fairfax) for the provision, development and preservation of affordable housing in accordance with CDBG eligibility criteria and priorities and the CCFP priorities adopted by the Board of Supervisors. Funding for specific programs and projects are subject to appropriations by the Board of Supervisors.</p> <p>Priority Need – Rental Housing Performance Indicator – Number of Households Assisted CDBG Citation – To be determined based on allocations to CCFP projects CDBG National Objective - To be determined based on allocations to CCFP projects Start Date – 07/01/011 Completion Date – 06/30/12 Other Resources: County General Funds and CSBG funds for the CCFP and Private Funds through nonprofits Matrix Code: Determined based on allocations to CCFP projects Purpose: Determined based on allocations to CCFP projects</p>	<p>Housing Objective 1, 2, 3, 8</p>	<p>Funds were used to support the following accomplishments through nonprofit housing providers:</p> <p><i>Good Shepherd Housing and Family Services, Inc.:</i> \$242,374 in CDBG funds to acquire 3 units (with \$83,526 additional HOME CHDO funding).</p> <p><i>Homestretch, Inc.:</i> \$380,000 in CDBG funds to provide affordable housing for the benefit of 119 clients in 34 households.</p> <p><i>Town of Herndon:</i> \$89,380 in CDBG funds to preserve 20 units of affordable housing.</p>
<p>Project ID - #7 Targeted Public Services: An allocation to the Consolidated Community Funding Pool (CCFP), determined by a HUD-required limit of 15% of CDBG award, to be used for Targeted Public Services. Funds are provided for CCFP awards to eligible Nonprofit corporations or CDBG Participating Jurisdictions (Towns of Clifton, Herndon, and Vienna, and the City of Fairfax) for the delivery of public services in accordance with CDBG eligibility criteria and priorities and the CCFP priorities adopted by the Board of Supervisors. Funding for specific programs and projects are subject to appropriations by the Board of Supervisors.</p> <p>Priority Need – Public Services Performance Indicator – Number of Households Assisted CDBG Citation - 570.201 (e) CDBG National Objective - To be determined based on</p>	<p>Housing Objective 7, 8 Community Services 1.1, 1.2, 1.3, 1.4, 1.5</p>	<p>Funds were used to support the following accomplishments through nonprofit public service providers:</p> <p><i>Christian Relief Services, Inc.</i> used \$117,690 to provide case management, counseling, advocacy and other support services for the benefit of 181 clients in 96 homeless households as part of its <i>Homeless Transitional Housing Program</i>.</p> <p><i>ECDC Enterprise Development Corporation</i> used \$77,000 to provide training, technical assistance and micro-loans to 488 small business clients as a part of its <i>Microenterprise Program</i>.</p> <p><i>Fairfax Area Christian Emergency and Transitional Services (FACETS)</i> used \$29,256 to provide case management, financial assistance, self-sufficiency programs and community development services for adults and youth for the benefit of 377 clients in 124 households as part of its <i>Education & Community</i></p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>allocations to CCFP projects Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: County General Funds and CSBG funds for the CCFP and Private Funds through nonprofits Matrix Code: To be determined based on allocations to CCFP projects Purpose: To be determined based on allocations to CCFP projects</p>		<p><i>Development Program.</i></p> <p><i>FACETS also used \$46,069 to provide emergency assistance with basic need, access to communication resources, case management and nutritious meals to 1,642 clients in 692 homeless or transitional households as part of its Emergency Services & Supportive Housing Program.</i></p> <p><i>Good Shepherd Housing and Family Services, Inc. used \$59,510 for housing counseling, financial assistance and referral services to 765 clients in 277 households facing evictions or utility disconnections as a part of its Emergency Services – Keeping Families at Home Program.</i></p> <p><i>Good Shepherd Housing and Family Services, Inc. also used \$94,054, to provide housing location and personal financial management education to 441 clients in 155 households as a part of its Homes for the Working Poor, Elderly & Disabled Housing Program.</i></p> <p><i>Homestretch, Inc. used \$35,000 to provide counseling and financial management training for 50 clients in 34 households as a part of its Aggressive Dynamic Debt Reduction Elimination & Savings Strategies Program.</i></p> <p><i>Homestretch, Inc. also used \$380,000 to provide supportive services to help stabilize 119 formerly homeless clients in 34 households as a part of its Homeless Transitional Housing Program.</i></p> <p><i>Homestretch, Inc. also used \$40,000 to provide intensive ESL classes by certified teachers for 29 clients in 29 households as a part of its Homeless English as a Second Language Program.</i></p> <p><i>New Hope Housing, Inc. also used \$71,250 to provide case management services to help stabilize housing for 20 client households as a part of its Housing First Services for Chronically Homeless Adults Program.</i></p> <p><i>Town of Herndon used \$89,380 to promote housing rehabilitation for code compliance, disseminate loan program information and provide technical assistance for low-income households and communities for the benefit of 66 clients in 20 households as a part of its Bilingual Housing Rehabilitation Specialist Program.</i></p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
		<i>Wesley Housing Development Corporation</i> used \$110,000 to provide crisis intervention, resource referrals, educational and community services to support independent living for 108 seniors and/or disabled clients in 91 households as a part of its <i>Supportive Services Program</i> .
<p>Project ID - #9 Home Repair for the Elderly Program: Continued funding of the Home Repair for the Elderly Program (HREP) which provides minor repairs at no cost to the homeowner for an estimated 100 homes of eligible low-income elderly or disabled persons. The HREP provides up to about one week of work and \$500 in material expenses by the HREP crew. Proposed funding provides for salaries and fringe benefits for five full-time positions (HREP crew and clerical support), plus related operating and equipment costs. These funds are supplemented by County funds generated from payments on loans through the Home Improvement Loan Program for the costs of outside contracting and materials.</p> <p>Priority Need – Owner – Occupied Housing</p> <p>Performance Indicator - Number of homes repaired for elderly/disabled</p> <p>Outcome - 100 households have sustained affordable housing through minor home repairs for the purpose of providing decent affordable housing.</p> <p>CDBG Citation - 570.202 (a) CDBG National Objective - LMH</p> <p>Start Date – 07/01/11 Completion Date – 06/30/12</p> <p>Other Resources: N/A</p> <p>Matrix Code: 14A Purpose: N/A</p>	Housing Objective 3	113 households were served by the Home Repair for the Elderly Program in FY 2012. The average household income served in FY 2012 was \$19,965, or approximately 20 percent of the Area Median Income (AMI) for a one-person household; this meets the HUD definition of “extremely low income”.
<p>Project ID - #10 Tenant Based Rental Assistance – Homeless Prevention, Partnership for Permanent Housing and Non-Elderly Disabled: Rental assistance to prevent and end homelessness for families/individuals (\$300,000) and rental assistance for non-elderly households that meet the Commonwealth of Virginia DMAS</p>	Housing Objective 1, 2, 3, 8	<i>Partnership for Permanent Housing/ Homeless:</i> The goal of the Partnership for Permanent Housing (PPH) program is to assist up to 25 homeless Fairfax County families currently living in shelters and transitional housing units who, with assistance, guidance and supportive services, have the potential to become homeowners. Through this program, selected families will be moved into

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>definition of being at risk of institutionalization or who want to return to the community from institutions (\$330,000). Also to fund the program to provide rental assistance to help families/individuals to transition from homelessness and transitional housing to permanent rental housing, with a goal of homeownership (PPH) (\$120,000).</p> <p>Priority Need – Rental Housing Performance Indicator – Number of households assisted Outcome – 50-70 households have affordable housing through rental assistance programs for the purpose of providing decent affordable housing. HOME Citation – 92.209 CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 31F Purpose: Homeless Rental Housing</p>		<p>stabilized rental housing subsidized with HOME-funded TBRA vouchers. Through the provision of rental assistance and a family self-sufficiency plan achieved through a regimen of supportive services, the plan is to assist these families own their own home.</p> <p>FY 2012 marked the final year of the pilot period for the PPH program. In FY 2012, seven (7) families who were admitted to the program after the initial start date were still receiving TBRA assistance, although they have self-sufficiency plans to assist them in moving to alternate housing.</p> <p>In FY 2012, nine (9) homeless households which had leased affordable rental units with federal HOME-funded Tenant Based Rental Assistance (TBRA) vouchers continued in the program.</p> <p>In FY 2012, the TBRA vouchers were used to assist seven (7) additional families referred through the Fairfax County Office to Prevent and End Homelessness (OPEH). All seven (7) families successfully leased bringing the total families served thru OPEH at the end of FY 2012 to 23 families.</p> <p>Five (5) families purchased homes and nine are currently on the county’s First-Time Homebuyers Eligibility list, positioned to purchase in the future.</p>
<p>Project ID - #11 Rehabilitation of FCRHA Properties: Funding will be used to rehab to rehab FCRP residential properties and group homes to maintain safety and quality of life. The \$950,000 in HOME funds will be used at the following properties: Murraygate, Mondloch House, and Little River Glen.</p> <p>Priority Need – Rental Housing Performance Indicator – Number of units rehabbed; number households with improved housing Outcome - 285 households have sustained affordable housing through rehabilitation of housing for the purpose of providing decent affordable housing.</p>	<p>Housing Objective 1,2,3, Community Services 1.1, 1.2, 1.3, 1.4, 1.5</p>	<p>Rehabilitation of FCRHA FCRP Properties:</p> <ul style="list-style-type: none"> • <i>Little River Glen:</i> Kitchen counter top replacement • <i>Murraygate:</i> Playground drainage improvements, Attic insulation, Roof replacement, painting of common areas • <i>Wedgewood:</i> Rental office and 1st floor community center renovations <p>Capital Fund Program/Public Housing Rehabilitation and Modernization:</p> <ul style="list-style-type: none"> • <i>Briarcliff II:</i> Pavement replacement • <i>Ragan Oaks:</i> Retaining wall replacement • <i>Reston Town Center:</i> Roof replacement

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>CDBG Citation - 570.202 (b) CDBG National Objective - LMH Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: Matrix Code: 14D Purpose: N/A</p>		<ul style="list-style-type: none"> • <i>West Glade:</i> Balcony repairs and roof replacement • <i>Barros Circle North:</i> Siding replacement, kitchen and bathroom renovations and hot water heater replacement <p>In FY 2012, the FCRHA continued to increase the availability of accessible units in both its federal Public Housing portfolio and the local Fairfax County Rental Program (FCRP). The following units have been retrofitted to conform to Section 504 accessibility standards:</p> <ul style="list-style-type: none"> • Three (3) units at West Ford III • Two (2) units at Audubon Apartments • Two (2) units at Barros Circle • Six (6) units at Old Mill Gardens • Five (5) units at Tavenner Lane • Two (2) units at West Ford I <p>Staff will continue to make accessibility modifications consistent with implementation of the Section 504 Plan for accessibility in Public Housing.</p>
<p>Project ID - #12 Homeownership Program: Proposed funding provides for salaries and fringe benefits to support full-time and partial limited-term positions involved in homeownership activities. The positions provide support to the First-Time Homebuyer and the Moderate Income Direct Sales Programs. Duties include application intake/data entry, waiting list maintenance, application processing, certifying applicant eligibility, marketing and conducting drawings for new and resale units, establishing resale prices, monitoring second trust loans, program compliance, conducting required annual occupancy certifications, dissemination of program information, providing educational programs and/or counseling for applicants/homeowners and assistance to homebuyers and builder sales staff. This program will enable assistance to families in approximately 100 homes and 300-400 families on the waiting list of</p>	<p>Housing Objective 5</p>	<p>During FY 2012, thirty-two (32) families became homeowners through the Fairfax County Homeownership Program. Assistance was provided through:</p> <ul style="list-style-type: none"> • The sale and resale of Affordable Dwelling Units and the resale of Moderate Direct Sales (MIDS) units under the First-Time Homebuyers Program; • 5,437 households were served through orientations, application sessions, the Homeownership Resource Center, and yearly housing fairs and events.

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>certified eligible applicants. The number of households anticipated to be served through orientations and other marketing activities is 2,400.</p> <p>Priority Need – Owner-Occupied Housing</p> <p>Performance Indicator – Number of households assisted</p> <p>Outcome - 100 households have new access to homeownership through homebuyer programs for the purpose of creating decent affordable housing</p> <p>CDBG Citation - 570.201 (k) CDBG National Objective - LMH</p> <p>Start Date – 07/01/11 Completion Date – 06/30/12</p> <p>Other Resources: State Programs, County ADU and MID Programs, & CDBG Program (Prior Years)</p> <p>Matrix Code: 05R Purpose: N/A</p>		
<p>Project ID - #13 Relocation Program: Proposed funding provides for salaries and fringe benefits to support full-time and partial limited term positions to provide federally mandated relocation and advisory services to approximately 1000 persons affected by the County and FCRHA programs. Also, continued support for staff to develop and implement FCRHA homeownership initiatives. Relocation reviews will be completed as required on CDBG, HOME and Section 108 loan funded projects and relocation activity performed by nonprofit organizations. Technical assistance may be given to landlords, developers, and tenants of preservation projects and rehabilitation projects. Ongoing activities will also include the Homeownership Education Counseling for First Time Homebuyers, the Housing Choice Voucher Homeownership Program, and a County Affordable Dwelling Unit Foreclosure Program.</p> <p>Priority Need – Other</p> <p>Performance Indicator – Number of households assisted</p> <p>Outcome - 1000 persons have access to sustained affordable housing through relocation and advisory services for the purpose of providing decent affordable housing. 240-360 persons per year have new or sustained access to homeownership through pre- and post-homebuyer counseling and homebuyer programs for the purpose of creating decent affordable housing.</p>	<p>Housing Objective 1, 2 ,3 5</p>	<p>During FY 2012, staff conducted 36 reviews of projects for compliance with the federal Uniform Relocation Act (URA) and the Fairfax County Voluntary Relocation Assistance Guidelines.</p> <p>126 persons had access to relocation services under the URA due to acquisition or rehabilitation. Services included one or more of the following: proper and timely notification of relocation activities, advisory services, identification of comparable replacement housing and financial assistance. Financial assistance was provided to one household for housing and moving expense assistance in the amount of \$35,264.</p> <p>Three hundred and sixty four (364) households received pre- and post-homebuyer counseling.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>CDBG Citation - 570.201 (i) CDBG National Objective - LMH Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: Private Owners Matrix Code: 08 Purpose: N/A</p>		
<p>Project ID - #14 CHDO Set-Aside: The federal HOME regulations require that a minimum of 15% of the total HOME grant be set-aside for investment in housing to be developed, sponsored, or owned by nonprofit groups, which have been certified as Community Housing Development Organizations (CHDOs). In recognition of limited resources, as well as the value of collaboration, the FCRHA will act as a catalyst and facilitator, and will pool resources to encourage partnerships with nonprofits in FY 2012 for the development and preservation of affordable housing, that could range from multifamily to homeownership to housing for persons with disabilities to senior housing. CHDO set-aside activities will serve to either preserve existing affordable housing or develop additional affordable housing units for low-income homebuyers and renters. The total number of households to be served will be determined through the review of the FY 2012 CHDO Request For Proposals submissions. Priority Need – Rental Housing Performance Indicator – Number of households assisted Outcome: Housing affordability for the purpose of providing decent affordable housing for low- and moderate-income households. (Number of households to be determined based on proposals.) CDBG Citation – 92.300 CDBG National Objective- N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other resources: N/A Matrix Code: N/A Purpose: N/A</p>	<p>Housing Objective 1, 2, 3, 8</p>	<p>With funds allocated in the FY 2012 Action Plan, the following project was undertaken by a CHDO:</p> <p>Reston Interfaith Completed the acquisition and rehabilitation of a 4- bedroom townhouse to be occupied by a very low-income family of 8 in FY 2012.</p> <p>It should also be noted that the following outcomes were achieved using prior years' CHDO funds:</p> <p>Brain Foundation The FCRHA awarded financing totaling \$309,271 for two separate proposals in FY 2011. The nonprofit is currently seeking properties to acquire and has leveraged the HOME CHDO funds with previously awarded Consolidated Community Funding Pool (CCFP) CDBG funds to acquire two units to be used as a group homes for eight extremely low-income individuals with cognitive disabilities.</p> <p>NOVACO Acquired a three (3) bedroom townhome in FY12 to serve as transitional housing for victims of domestic abuse who are homeless and have children under the age of 18.</p> <p>Good Shepherd Housing Acquired a two (2) bedroom condominium unit in FY12 to provide affordable housing for a family of three with incomes at or below 30% AMI.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p><u>Project ID - #15 Non-Profit Affordable Housing Project – Blueprint:</u> Consistent with the FY 2012 Housing Blueprint metrics, financing to non-profit partner(s) to acquire approximately 200 units of affordable rental housing will be provided. The property would serve a range of incomes, from extremely low-income (30 percent of Area Median Income and below) through workforce incomes. (Countywide)</p> <p>Priority Need – Rental Housing</p> <p>Performance Indicator – Number of individuals/households assisted</p> <p>Outcome – Approximately 200 households will have affordable housing through affordable housing preservation and/or development for the purpose of providing decent affordable housing.</p> <p>CDBG Citation - 570.201 (a) CDBG National Objective – LMH Start Date – 07/01/11 Completion Date – 06/30/12</p> <p>Other Resources: Local Housing Trust Fund, Private Investment Matrix Code: 01 Purpose: N/A</p>	<p>Housing Objective 1, 3, 5, 8</p>	<p>In FY 2012, HCD staff worked to assist a non-profit partner in acquiring a multifamily property, which would have substantially satisfied all of the goals of this project, using a combination of federal HOME and CDBG funds, federal Project Based Vouchers, local funds, and private financing. The non-profit was unable to proceed with the planned acquisition.</p> <p>Subsequently, HCD and the FCRHA identified an opportunity to achieve one of the goals of the planned acquisition using federal funds: serving extremely low-income persons with disabilities and the homeless. Specifically, the FCRHA initiated a collaborative effort with the Fairfax-Falls Church Community Services Board (CSB) to expand the availability of affordable housing options for persons with severe mental illness needing residential care and comprehensive services; persons with autism and other developmental disabilities; and persons with disabilities who are homeless or at-risk of homelessness. The FCRHA authorized the purchase of seven (7) scattered-site group homes under this collaborative effort; these properties will be transferred to non-profit organizations serving CSB clients through a competitive process during FY 2013. In total, it is anticipated that these properties will serve a total of approximately 28 extremely low-income persons with disabilities.</p> <p>The total funding provided for this effort was \$2,571,183, including \$836,344 from CDBG, and \$1,734,839 from HOME.</p>
<p><u>Project ID - #16 Senior/Homeless/Persons w/Disabilities:</u> Development/acquisition and modifications of housing and facilities to design specifically for persons with physical and/or mental disabilities, persons who are homeless and persons who are seniors. A preference will be made for housing persons with disabilities, especially for persons under age 55. (Number to be determined</p>	<p>Housing Objective 1, 2, 3 Community Services 1.1, 1.2, 1.3, 1.4</p>	<p>The FCRHA provided financing in the amount of \$2,725,900 from CDBG (\$2,387,000) and HOME (\$338,900) to Pathway Homes, Inc. for the acquisition of thirteen scattered site condominiums, townhouses, and a single family, providing a total of 22 beds of affordable housing for low-income (earning 50 percent of AMI and below) homeless individuals with multiple disabilities. The units are located in the Fairfax, Reston and Annandale areas.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>dependent upon project.) Priority Need – Rental Housing Performance Indicator – Number of individuals/households assisted Outcome - Households will have affordable housing through affordable housing preservation and/or development for the purpose of providing decent affordable housing. Number of households to be determined based on proposals. CDBG Citation - 570.201 (a) 570.201 (c) CDBG National Objective – LMH Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: Private Investment Matrix Code: 01 Purpose: Persons w/ Disabilities (and Seniors)</p>		<p>In FY 2012, the FCRHA also initiated a collaborative effort with the Fairfax-Falls Church Community Services Board (CSB) to expand the availability of affordable housing options for persons with severe mental illness needing residential care and comprehensive services; persons with autism and other developmental disabilities; and persons with disabilities who are homeless or at-risk of homelessness. The FCRHA authorized the purchase of seven (7) scattered-site group homes under this collaborative effort; these properties will be transferred to non-profit organizations serving CSB clients through a competitive process during FY 2013. In total, it is anticipated that these properties will serve a total of approximately 28 extremely low-income persons with disabilities. The total funding provided for this effort was \$2,571,183, including \$836,344 from CDBG, and \$1,734,839 from HOME. As of the end of FY 2012, a total of two units had been acquired in the Alexandria and Annandale areas under this partnership. These units will provide a total of 7 new beds to serve this vulnerable population. A total of \$744,115 was approved by the FCRHA for this acquisition, including \$486,833 in HOME funds and \$257,282 in CDBG funds.</p>
<p><u>Project ID - #17 Tenant Based Rental Assistance – PROGRESS Center Reasonable Accommodations and Emergencies:</u> Tenant Based Rental Assistance to persons referred by the Department of Housing and Community Development PROGRESS Center, a new service model for applicants and participants in the FCRHA’s programs. The PROGRESS Center focuses on intervention to address crises, collaboration with sister human service agencies to coordinate services and provide FCRHA residents facing, through no fault of their own, an emergency or in need a reasonable accommodation the program/property cannot address. (\$104,305) Priority Need – Rental Housing Performance Indicator – Number of households assisted Outcome – 5 Households have affordable housing through rental assistance programs for the purpose of providing decent affordable housing.</p>	<p>Housing Objective 1, 2, 3, 7, 8</p>	<p>FY 2012 was the first year of the PROGRESS Center Tenant Based Rental Assistance (TBRA) program. Six (6) families received TBRA vouchers with a total of 29 beneficiaries receiving affordable housing benefit through rental assistance.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>HOME Citation – 92.209 CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: N/A Matrix Code: 31F Purpose: N/A</p>		
<p>Project ID - #18 North Hill Project: A development, The Residences at North Hill Park (Mount Vernon District), is planned for a portion of 33 acres known as "North Hill," owned by the FCRHA and would consist of 67 units of manufactured housing. A major portion of the remaining land will be developed by the Fairfax County Park Authority as a passive community park directly north of the new community. CDBG funds would be used for the purchase of manufactured housing and/or site improvements for North Hill. Priority Need – Homeownership Performance Indicator – Number of individuals/households assisted Outcome – 67 households will have affordable housing through affordable housing preservation and/or development for the purpose of providing decent affordable housing. CDBG Citation - 570.201 (a), 570.201 (c) CDBG National Objective – LMH Start Date – 03/01/12 Completion Date – 03/01/13 Other Resources: Local Investment, Additional Resources to be identified Matrix Code: 01, 03 Purpose: N/A</p>	<p>Housing Objective 3, 5</p>	<p>As of the end of FY 2012, the site plan for the project was on its third and final review. An unsolicited proposal for the site, submitted under the Virginia Public-Private Educational Facilities Infrastructure Act (PPEA), was received from a private developer and was under consideration through the Fairfax County Department of Purchasing and Supply Management as of the end of FY 2012.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Project ID #19 Emergency Shelter Grant: Eleanor Kennedy Shelter Fairfax County operates six full-service emergency shelters for homeless single adults and families. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for shelter operating expenses. The Eleanor Kennedy Shelter serves single adults and is located at Fort Belvoir in Fairfax County. The FY 2012 ESG allocation will be used to partially offset shelter operating expenses. Priority Need – Homeless Performance Indicator – Number of households assisted Outcome - 233 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. CDBG Citation - N/A CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: County General Funds Matrix Code: Not Applicable Purpose: Homeless</p>	Housing Objective 1, 8	439 homeless individuals accessed the shelter for the purpose of obtaining decent housing, including 119 persons with serious mental illness, 92 with chronic substance abuse, and 67 with other disabilities. Persons may be counted with more than one condition.
<p>Project ID #20 Emergency Shelter Grant: Embry Rucker Shelter Fairfax County operates six full-service emergency shelters for homeless single adults and families. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for shelter operating expenses. The Embry Rucker Shelter serves single adults and families and is located in Reston, Virginia. The FY 2012 ESG allocation will be used to partially offset shelter operating expenses. Priority Need – Homeless Performance Indicator – Number of households assisted Outcome - 345 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. CDBG Citation - N/A CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12</p>	Housing Objective 1, 8	474 homeless single adults and persons in families (including children) accessed the shelter for the purpose of obtaining decent housing, including 73 persons with serious mental illness, 73 with chronic substance abuse, and 125 with other disabilities. Persons may be counted with more than one condition.

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Other Resources: County General Funds Matrix Code: Not Applicable Purpose: Homeless</p>		
<p>Project ID #21 Emergency Shelter Grant: Mondloch House Fairfax County operates six full-service emergency shelters for homeless single adults and families. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for shelter operating expenses. Mondloch House serves families and disabled individuals and is located near the Route One Corridor in Alexandria (Fairfax County), Virginia. The FY 2012 ESG allocation will be used to partially offset shelter operating expenses. Priority Need – Homeless Performance Indicator – Number of households assisted Outcome - 164 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. CDBG Citation - N/A CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: County General Funds Matrix Code: Not Applicable Purpose: Homeless</p>	<p>Housing Objective 1, 8</p>	<p>78 homeless single adults and persons in families (including children) accessed the shelter for the purpose of obtaining decent housing, including 14 persons with serious mental illness, five with chronic substance abuse, and 12 with other disabilities. Persons may be counted with more than one condition. The Mondloch II family shelter component was phased out and served people only during the first quarter of FY 2012.</p>
<p>Project ID #22 Emergency Shelter Grant: Bailey’s Community Shelter Fairfax County operates six full-service emergency shelters for homeless single adults and families. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for shelter operating expenses. The Bailey’s Community Shelter serves single adults and is located in Bailey’s Crossroads. The FY 2012 ESG allocation will be used to partially offset shelter operating expenses. Priority Need – Homeless Performance Indicator – Number of households assisted</p>	<p>Housing Objective 1, 8</p>	<p>389 homeless individuals accessed the shelter for the purpose of obtaining decent housing, including 93 persons with serious mental illness, 89 with chronic substance abuse, and 88 with other disabilities. Persons may be counted with more than one condition.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>Outcome - 629 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. CDBG Citation - N/A CDBG National Objective - N/A Start Date – 07/01/10 Completion Date – 06/30/11 Other Resources: County General Funds Matrix Code: Not Applicable Purpose: Homeless</p>		
<p>Project ID #23 Emergency Shelter Grant: Shelter House Fairfax County operates six full-service emergency shelters for homeless single adults and families. The shelters are operated by non-profit agencies under contracts with the Department of Family Services. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for shelter operating expenses. Shelter House serves families and is located in Falls Church (Fairfax County), Virginia. The FY 2012 ESG allocation will be used to partially offset shelter operating expenses. Priority Need – Homeless Performance Indicator – Number of households assisted Outcome - 109 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. CDBG Citation - N/A CDBG National Objective - N/A Start Date – 07/01/11 Completion Date – 06/30/12 Other Resources: County General Funds Matrix Code: Not Applicable Purpose: Homeless</p>	<p>Housing Objective 1, 8</p>	<p>178 homeless persons in families (including children) accessed the shelter for the purpose of obtaining decent housing, including three persons with serious mental illness and 12 persons with other disabilities. Persons may be counted with more than one condition.</p>
<p>Project ID #24 Emergency Shelter Grant: Katherine K. Hanley Family Shelter Fairfax County operates six full-service emergency shelters for homeless single adults and families. The shelters are operated by non-profit agencies under contracts with the Department of Family Services. ESG funding is received by the County through the Department of Housing and Community Development based on expenditures reported by the Department of Family Services for</p>	<p>Housing Objective 1, 8</p>	<p>409 homeless persons in families (including children) accessed the shelter for the purpose of obtaining decent housing, including 10 persons with serious mental illness, six with chronic substance abuse, and 22 persons with other disabilities. Persons may be counted with more than one condition.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments
<p>shelter operating expenses. Katherine K. Hanley Family Shelter serves families and is located in Fairfax, Virginia off of Lee Highway (Route 29). The FY 2012 ESG allocation will be used to partially offset shelter operating expenses.</p> <p>Priority Need – Homeless</p> <p>Performance Indicator – Number of households Assisted</p> <p>Outcome – 360 homeless individuals will have access to a shelter for the purpose of providing decent affordable housing. Number of individuals to be determined.</p> <p>CDBG Citation - N/A CDBG National Objective - N/A</p> <p>Start Date – 07/01/11 Completion Date – 06/30/12</p> <p>Other Resources: County General Funds</p> <p>Matrix Code: Not Applicable Purpose: Homeless</p>		
<p>Project ID - #26 HOPWA: Under federal regulations for the Consolidated Plan, the District of Columbia receives funds through the Housing Opportunities for Persons with AIDS (HOPWA) Program for the entire eligible metropolitan statistical area (EMSA). The funds are sub-allocated to Northern Virginia jurisdictions through the Northern Virginia Regional Commission and administered locally by Northern Virginia Family Service. These funds provide rental assistance and short-term rent, mortgage, and/or utility payments for approximately 27-28 households with persons who are living with AIDS.</p> <p>Priority Need – HIV/AIDS</p> <p>Performance Indicator - Number of individuals/households assisted</p> <p>Outcome - 27-28 households have access to sustained affordable housing through rental assistance and short-term rent, mortgage, and/or utility payments for the purpose of providing decent affordable housing.</p> <p>CDBG Citation - N/A CDBG National Objective – N/A</p> <p>Start Date – 07/01/11 Completion Date – 06/30/12</p> <p>Other Resources: N/A Matrix Code: 31F Purpose:</p>	<p>Housing Objective 2, 8</p>	<p>41 households with persons who are living with AIDS received rental assistance.</p> <p>27 households with persons living with AIDS received rental and mortgage utility payment assistance.</p> <p>11 households with persons living with AIDS received rental security deposit assistance.</p>

Consolidated Plan Project/Activity	Goals & Objectives	FY 2012 Accomplishments			
HIV/AIDS					
TOTAL FY 2012 ENTITLEMENT FUNDING FOR FEDERAL PROGRAMS		\$5,418,429 CDBG	\$2,383,767 HOME	\$261,849 ^a ESG	\$380,000 HOPWA
ADDITIONAL CARRYOVER AMOUNT FROM PRIOR YEARS		\$1,257,151 CDBG	\$2,942,745 HOME		
TOTAL FY 2012 BUDGET ALLOCATIONS (Excluding Program Income)		\$6,675,580 CDBG	\$5,326,512 HOME	\$261,849 ESG	\$380,000 HOPWA

^a Implementation of the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act began in FY 2012, with additional funding in the Emergency Solutions Grants (ESG) Program for the county in the amount of \$147,290. This additional funding is addressed in the narrative portion of this CAPER.

FY 2012 CDBG

For FY 2012, specific amounts of CDBG funding were designated by the Board for contractual commitments (such as payments on outstanding Section 108 loans), program administration, relocation assistance and an on-going home repair program that address the Vision and Mission statements incorporated in the Five-Year Plan. Specific funding amounts were also approved by the Board of Supervisors for affordable housing programs and projects and for public services that are targeted to the priorities adopted by the Board of Supervisors.

For the FY 2012 One-Year Action Plan, the Affordable Housing Fund was allocated \$787,914 for affordable housing projects recommended for funding through the nonprofit competitive solicitation process for nonprofit service providers. The Board of Supervisors also approved project awards totaling \$812,764 for Targeted Public Services based on the projects recommended for funding through the CCFP Request for Proposals process for nonprofit service providers.

FY 2012 HOME

Fairfax County received \$2,383,767 in HOME funds in FY 2012. The county uses its HOME funds to provide direct affordable housing assistance to low-income homebuyers and tenants. Program accomplishments for FY 2012 include:

- CHDO's and Non-Profits acquired five (5) new housing units providing affordable housing to 18 beneficiaries.
- New or continuing TBRA assistance was provide to 42 families serving 113 beneficiaries.
- Rehabilitation or construction of FCRHA-owned multifamily units was completed on 113 units serving 178 beneficiaries with incomes below 50% AMI.
- FCRHA acquisition of two (2) single family units providing a total of seven (7) new beds for individuals with disabilities.
- Partnership for Permanent Housing (PPH): During FY 2012, 9 households successfully leased rental units with their TBRA vouchers as a part of the Partnership for Permanent Housing. Nine of the TBRA vouchers formerly allocated to the PPH were allocated to support the County's 10-Year Plan to Prevent and End Homelessness. Five families purchased homes and nine are currently on the county's First-Time Homebuyers Eligibility list, positioned to purchase in the future. (See, Table 1-3, *Project ID 10: Tenant Based Rental Assistance – Homeless Prevention and Partnership for Permanent Housing*, data herein above at pages 11–28.)

Information regarding the FY 2012 expenditure of CDBG and HOME funds is contained in Attachment I, Financial Summary Reports.

Maps showing geographic distribution and location of selected projects are presented in Attachment VIII, Project Maps for CDBG, and HOME.

FY 2012 ESG

Emergency Shelter Grant funds in the amount of \$261,849 were received through the Consolidated Plan Action Plan and were utilized to support a portion of the cost of six emergency shelters operated by the county through contracts with nonprofit agencies. The emergency shelters provide full services, engaging homeless persons in development of a service plan which includes comprehensive case management, assessment, referrals, training, and ongoing support toward achieving self-sufficiency. For those with special physical or mental health needs, nurse practitioners and mental health staff are deployed to the shelters to provide on-site assessment, education, immunizations, crisis intervention, and referrals.

During FY 2012 the county received a second allocation of \$147,290 under the new Emergency Solutions Grants provisions being implemented by HUD under the HEARTH Act of 2009, which allows for additional activities including homelessness prevention and rapid re-housing assistance. Following discussions with nonprofit providers and the Consolidated Community Funding Advisory Committee, an amendment to the FY 2012 One-Year Action Plan was submitted to the Board of Supervisors, approved, and sent to HUD to utilize the additional funding to provide financial assistance for prevention and rapid re-housing activities. Due to the timing for HUD approval, these funds are being expended in the first quarter of county FY 2013.

More information about the use of FY 2012 ESG funds is available under Section III/Homeless.

FY 2012 HOPWA

Under the federal regulations for the Consolidated Plan, the District of Columbia receives funds through the Housing Opportunities for Persons with AIDS (HOPWA) program for the entire eligible metropolitan statistical area (EMSA). The funds are sub-allocated to Northern Virginia jurisdictions through the Northern Virginia Regional Commission. Northern Virginia Family Service (NVFS) is the program administrator and uses these funds to provide rental assistance for persons who are living with AIDS in order to help maintain housing for these individuals as their physical condition gradually deteriorates.

The HOPWA Grant is an annual award that provides tenant-based rental assistance (TBRA) rent and security deposit subsidies, as well as short-term rent mortgage utility (STRMU) assistance for eligible households. Funds were used to provide TBRA vouchers; security deposit subsidies; and STRMU assistance. More information about the use of FY 2012 HOPWA funds is available under Section V/Non-Homeless Special Needs.

2. Describe the manner in which the recipient would change its program as a result of its experiences.

N/A.

3. Affirmatively Furthering Fair Housing:
 - a. Provide a summary of impediments to fair housing choice.
 - b. Identify actions taken to overcome effects of impediments identified.

See Section II/Housing, Barriers to Affordable Housing.

4. Describe Other Actions in Strategic Plan or Action Plan taken to address obstacles to meeting underserved needs.

See Table 1-3 (pp. 11-28, above), FY 2012 Consolidated Plan Accomplishments.

5. Leveraging Resources
 - a. Identify progress in obtaining "other" public and private resources to address needs.
 - b. How Federal resources from HUD leveraged other public and private resources.
 - c. How matching requirements were satisfied.

CDBG Leveraging

The FY 2012 CDBG-funded public services and affordable housing activities described in the Consolidated Plan leveraged a total of \$11.38 for every \$1 of CDBG expenditure, as reflected on the following charts:

FY 2012 Public Services Activity and Leveraging

- Total CDBG Public Services Expenditures: \$ 812,764
- **TOTAL LEVERAGED: \$ 9,120,838.58**
- **RATIO= \$11.22 OF LEVERAGED FUNDS TO EVERY \$1 OF CDBG EXPENDITURES FOR PUBLIC SERVICES ACTIVITIES**

FY 2012 Affordable Housing Activity and Leveraging

- Total CDBG Affordable Housing Expenditures: \$ 290,505
- **TOTAL LEVERAGED: \$ 104,139.16**
- **RATIO= \$0.36 OF LEVERAGED FUNDS TO EVERY \$1 OF CDBG EXPENDITURES FOR AFFORDABLE HOUSING ACTIVITIES**

HOME CHDO Leveraging

In FY 2012, the FCRHA issued three (3) HOME Community Housing Development Organization (HOME CHDO) funded acquisition loans to Good Shepherd Housing, Inc., Reston Interfaith Housing Corporation and NOVACO, Inc. for the acquisition of housing units to be used as affordable rental housing.

FY 2012 CHDO Activity and Leveraging

- Total HOME Acquisition Expenditures: \$493,026
- Total Other Federal Leveraged: \$26,374
- Total State/Local Public Funds Leveraged: \$0
- Total Owner Equity Leveraged: \$106,836
- **TOTAL LEVERAGED: \$133,210.00**

Managing the Process

1. Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.

The Fairfax County Department of Housing and Community Development staff works to ensure that affordable housing, public facilities and public improvement projects that are proposed for neighborhoods that lie in a Fairfax County Conservation Area are presented for consideration and comment to the community within the Conservation Area. The development of each such project is coordinated with the Department of Public Works and other county agencies as necessary. Affordable housing capital projects are coordinated with the Fairfax County Department of Planning and Zoning, as projects require under local zoning ordinances.

Citizen Participation

1. Provide a summary of citizen comments.

Fairfax County Consolidated Community Funding Advisory Committee

The Fairfax County 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 CCFAC is also charged with oversight of and developing funding priorities for the Consolidated Community Funding Pool (CCFP), a pool of funds for nonprofit service providers that includes CDBG funds. CCFP funding is awarded to community-based organizations through a competitive process. The CCFAC oversees all aspects of the CCFP including policies, priorities, and planning and development of evaluation criteria for proposals. In carrying out its responsibilities, the CCFAC receives public input from various sources, including the following:

On November 9, 2010, the Consolidated Community Funding Advisory Committee (CCFAC) held a public hearing to receive citizen input on human services issues for FY 2012. The hearing provided citizens with the opportunity to express their views on housing, community development and human services needs; fair housing needs; Fairfax County's consolidated plan performance; the impact of a tight budget on programs and services; how they foresaw the needs of the community changing; how they and/or their organizations planned to shift their emphasis in response to the changing conditions, needs, and resources; and how they would address the balance between immediate needs and long-term needs in terms of program areas such as prevention.

On March 8, 2011, the Fairfax County Board of Supervisors authorized the advertising of a public hearing on the Consolidated Plan One Year Action Plan for FY 2012 which was

made available for public review and comment. The public hearing was to be held on March 29, 2011, at which the public was provided the opportunity to comment on the proposed use of funds as described in the *Proposed One-Year Action Plan for FY 2012* in accordance with U.S. Department of Housing and Urban Development (HUD) regulations and guidelines. Citizens also were invited to comment on housing and community service needs in the county as well as to provide information concerning changes in housing and community service trends since the last Board public hearing on the Consolidated Plan in 2010.

The Fairfax County Board of Supervisors held the public hearing on March 29, 2011, and received testimony from three speakers. At its meeting on April 12, 2011, the CCFAC considered all comments received and forwarded its recommended proposed Consolidated Plan One-Year Action Plan for FY 2012 to the Board of Supervisors for approval.

This performance report is being made available to citizens, and the county will receive citizen comments during the period September 6, 2012 through September 21, 2012. A copy of the public notice that was printed in a local newspaper is provided as Attachment VII. In addition, the draft Consolidated Annual Performance and Evaluation Report is posted on the Fairfax County government web site during the public comment period.

2. In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures.

Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirement may also be satisfied by specifying the census tracts where expenditures were concentrated.

The total amount of Federal funds made available for furthering the objectives of the Consolidated Plan are identified at the end of Table 1-3. The total amount of funds expended during the reporting period is identified in Attachment I.

Project Maps for the largest FY 2012 expenditures of CDBG and HOME for affordable housing and/or public services activities in furtherance of the Consolidated Plan are included as Attachment VIII.

Institutional Structure

1. Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.

Fairfax County is committed to enhancing the organizational capacity of community-based nonprofit organizations operating in the county. In June 2012, the county hosted the "Federal Funding Training Conference," for nonprofit recipients of CDBG and/or HOME funding for affordable housing projects. The goal of the conference was to

provide training and technical assistance to the nonprofits about the requirements of applicable federal regulations and the Fairfax County underwriting policies. The conference included sessions on CDBG, HOME, the Uniform Relocation Act, beneficiary eligibility calculations and documentation, environmental reviews and on-going compliance and reporting requirements. In addition, Fairfax County staff also presented an overview of fair housing requirements and invited participants to sign-up for future fair housing training.

Fairfax County has established five primary activities under its HOME Program, ensuring that funds will be committed and expended in a timely and productive manner each program year. These programs include:

- Rehabilitation of FCRHA Properties;
- Tenant Based Rental Assistance;
- Senior/Homeless and Persons with Disabilities
- Non-Profit Affordable Housing Blueprint; and
- Annual CHDO Set-Aside.

The Grants Management division provides program technical assistance to the various divisions within HCD that use county HOME funds in support of these program activities. In addition, it should be noted that the community-based nonprofit organizations operating in the County actively participate in the development of policies and programs related to the provision of affordable housing and public services.

Monitoring

1. Describe how and the frequency with which you monitored your activities.
2. Describe the results of your monitoring including any improvements.
3. Self Evaluation
 - a. Describe the effect programs have in solving neighborhood and community problems.
 - b. Describe progress in meeting priority needs and specific objectives and help make community's vision of the future a reality.
 - c. Describe how you provided decent housing and a suitable living environment and expanded economic opportunity principally for low and moderate-income persons.
 - d. Indicate any activities falling behind schedule.
 - e. Describe how activities and strategies made an impact on identified needs.
 - f. Identify indicators that would best describe the results.
 - g. Identify barriers that had a negative impact on fulfilling the strategies and overall vision.
 - h. Identify whether major goals are on target and discuss reasons for those that are not on target.
 - i. Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.

CDBG Monitoring

For FY 2012, Fairfax County funded 11 CDBG subrecipients through the Consolidated Community Funding Pool (CCFP). Monitoring of the CDBG subrecipient activities was carried out by remote and on-site methods. Remote monitoring was carried out through a web-based reporting system known as Web-R. By contractual agreement, subrecipients are required to submit monthly and quarterly reports on services, outcomes, clients, demographics and expenditures. The submission of Web-R reports by subrecipients and approval by Fairfax County staff was a pre-requisite for additional funding disbursements to the subrecipients during the fiscal year. In addition to the on-going remote monitoring, each program is monitored on-site at least once each fiscal year. During annual on-site monitoring visits, Fairfax County staff reviews subrecipient program, client and financial files for consistency with Web-R reports and CDBG compliance.

HOME Monitoring

HCD has an annual monitoring regimen, which includes both desk monitoring and on-site inspections of HOME funded projects. The following program records and files are monitored to ensure compliance with the HOME requirements:

- tenant leases;
- income eligibility calculations, (HUD Part 5 definition of Annual Income);
- compliance with HOME Rent Limits;
- tenant selection processes; and
- property standards.

HCD continues to use specific HOME affordable rental housing requirements checklists to conduct on-site monitoring of its rental projects for ongoing compliance with HOME affordable rental requirements. The checklists provide thorough information pertaining to household income, household size, income source documentation, and tenant lease information. Each monitoring site visit consists of a short introductory meeting, review of the tenant files, closing meeting, and visual assessment of a unit. Staff generally found CHDO units to be in compliance with HOME Program affordable rental housing requirements and issued corrective actions accordingly.

In FY 2012, HCD monitored four (4) FCRHA-owned senior housing properties and five (5) non-profit owned affordable rental housing programs. The senior properties were Birmingham Green, Gum Springs Glen, Morris Glen and Herndon Harbor. The nonprofit programs were Reston Interfaith, The Brain Foundation, Good Shepherd Housing, Wesley Housing and Homestretch.

Fairfax County continues to support activities with CDBG, HOME, HOPWA and ESG funds that benefit low- and moderate-income families and individuals. Program activities are monitored to ensure that these continue to benefit eligible households and comply with program requirements.

Fairfax County has met its CDBG and HOME expenditure and obligation rates and continues to closely monitor projects to expedite the use of funds.

Lead-based Paint

1. Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.

Abatement of lead-based paint in Fairfax County's Public Housing was completed in the fall of 1997. No new Public Housing units have been added since that time. Telephone consultation, literature, and referrals to private lead testing companies are provided to citizens who call regarding lead-based paint or other potential environmental lead hazards in the community. The county has implemented procedures for compliance with regulations issued by HUD which established new requirements for notification, evaluation, and reduction of lead-based paint hazards in federally-owned residential property and housing receiving federal assistance.

Lead-based paint hazards review is part of the county's Environmental Review process for all federally-funded projects. Project managers fill out Environmental Review Abstracts in which the age of the property is identified to determine if the property was built at a time when lead-based paint was used, as well as whether any paint will be disturbed. If answers to these questions warrant further review, the case is sent to the Department of Housing and Community Development's (HCD's) staff person responsible for lead-based paint follow-up and mitigation. Appropriate actions are taken to ensure compliance with Lead-Based Paint Regulation (24 CFR Part 35) including testing.

Because of the nature of the program, the county's Home Improvement Loan Program (HILP) staff annually submits several Environmental Review Project Abstracts for properties receiving loan funds for rehabilitation of privately-owned homeowner-occupied properties. In FY 2012, there was no lead-based paint mitigation required on either CDBG or county-funded HILP projects.

SECTION II – HOUSING

Housing Needs

1. Describe Actions taken during the last year to foster and maintain affordable housing.

See pp. 2 – 4, Section I, FY 2012 Program Highlights.

Specific Housing Objectives

1. Evaluate progress in meeting specific objective of providing affordable housing, including the number of extremely low-income, low-income, and moderate-income renter and owner households comparing actual accomplishments with proposed goals during the reporting period.
2. Evaluate progress in providing affordable housing that meets the Section 215 definition of affordable housing for rental and owner households comparing actual accomplishments with proposed goals during the reporting period.
3. Describe efforts to address “worst-case” housing needs and housing needs of persons with disabilities.

CDBG Housing Objectives

In FY 2012, (July 1, 2011 – June 30, 2012), four (4) affordable housing and 10 targeted public services projects operated by nonprofits received CDBG funding under the Fairfax County Consolidated Community Funding Pool. The objectives through the nonprofit affordable housing programs were to acquire 2 units for use as 5 units of affordable rental housing in Fairfax County and to provide technical assistance for the rehabilitation and preservation of 35 units of housing owned by low/moderate income individuals in the Town of Herndon.

Consistent with the County’s Housing Blueprint, the nonprofits acquired 3 units of new affordable housing which benefitted 11 clients in 7 households, achieving 150% of the affordable housing goal for acquisitions. All of the acquired units were rented as affordable housing by the nonprofits, which also exceeding the rental goal. One (1) of the units was converted to a 4 unit group home and used to provide accessible units with supportive services for 4 extremely low-income adults with serious mental illness or brain injury. Each of the remaining 3 units provides affordable housing for a female headed low-income family.

The Town of Herndon Bilingual Housing Rehabilitation Specialist program provided technical assistance for the renovation of 20 homes owned by low/moderate income individuals, achieving 57% of goal for affordable housing preservation. Technical assistance also was provided for the adoption and promotion of rehabilitation specifications and standards applicable to 235 housing units in low/moderate income communities.

The Homeownership Assistance Program provided homeownership assistance to 32 low-moderate income families as indicated below:

Homeownership Assistance July 1, 2011 – June 30 2012):

- 0 – 30% AMI= 1 Households
- 30 – 50% AMI= 10 Households
- 50 – 60% AMI= 11 Households
- 60 – 80% AMI= 4 Households
- 80 – above AMI 6 Households

In addition, through targeted public services operated by the nonprofits, 1,065 clients in 407 households were able to obtain or maintain affordable transitional housing in FY 2012.

HOME Housing Objectives

During FY 2012, Fairfax County HOME funds were used to acquire, rehabilitate and construct rental housing for low-income beneficiaries. Fairfax County used HOME funds to initiate a new joint effort between the FCRHA and the Fairfax-Falls Church Community Services Board to increase the availability of affordable group homes to serve the homeless and person with disabilities. Eight (8) units were targeted in FY 2012, with the acquisition being completed on three (3) units. Four additional units were placed under contract and will close in early FY 2013. All seven (7) units will be transferred via a competitive process to nonprofits in FY 2013 to provide approximately twenty-five (25) new affordable housing units for disabled individuals at or below 30% AMI.

HOME funds were utilized to create or continue forty-two (42) TBRA vouchers.

- Partnership for Permanent Housing (PPH): FY 2012 = 9 Active Vouchers-
 - 0 – 30% AMI = 5 Households
 - 30 – 50% AMI = 3 Households
 - 50 – 60% AMI = 1 Households
 - **FY 2012 TOTAL: 9**

- Non-Elderly Disabled (NEDs): FY 2012 = 4 Active Vouchers
 - 0 - 30 % AMI = 4 Households
 - 30-50% AMI = 0 households
 - 50-60% AMI = 0 households
 - **FY 2012 TOTAL: 4**

- Homeless Tenant Based Rental Assistance: FY 2012 Goal = 23 Active Vouchers-
 - 0 - 30 % AMI = 8 Households
 - 30-50% AMI = 15 households
 - 50-60% AMI = 0 households
 - **FY 2012 TOTAL: 23**

- Tenant Based Rental Assistance – PROGRESS Center Reasonable Accommodations and Emergencies: = 6 Active Vouchers

Six TBRA vouchers were utilized for residents needing reasonable accommodations and in emergency situations.

 - 0 – 30% AMI= 5 Households
 - 30 – 50% AMI= 1 Households
 - 50 – 60% AMI= 0 Households
 - **FY 2012 TOTAL: 6**

Additionally, HOME funds were expended on the construction or rehabilitation of 5 FCRHA owned properties in FY 2012 and the creation of five (5) new nonprofit-owned rental units.

Section 215 Definition of Affordable Housing

During FY 2012, Fairfax County successfully used HOME funds to meet the affordable rental and homebuyer housing needs of the county's low-income residents. All HOME rental units were leased within the applicable HOME rent limits. Tenant applicants were required to provide all applicable documentation pertaining to household income in order to document their eligibility under the applicable HOME income limits. The affordability of all HOME-assisted rental units purchased by nonprofits and homebuyer units is secured by Fairfax County under a recorded deed restriction.

Persons with Disabilities

In FY 2012, Fairfax County used CDBG and HOME funds to provide affordable housing as well as supportive services for persons with disabilities. In terms of affordable housing preservation and financing in FY 2012, Fairfax County, via the Fairfax County Redevelopment and Housing Authority (FCRHA), used CDBG and HOME to directly acquire, and to finance non-profit acquisition of, a total of 15 scattered site properties with 29 beds to serve persons with disabilities. In addition, CDBG Public Services funding was used by New Hope Housing, Inc. and Wesley Housing Development Corporation to provide supportive services to assist 128 seniors and/or disabled renters obtain and maintain 111 independent housing units.

The FCRHA has a Universal Design Policy which incorporates a policy supporting universal and accessible design and the construction of affordable housing for persons with disabilities. By stipulating that universal design features, to the extent feasible, be incorporated into the construction and rehabilitation of units owned or financed by the FCRHA, the accessibility needs of persons with disabilities are addressed.

Public Housing Strategy

1. Describe actions taken during the last year to improve public housing and resident initiatives.

Public Housing Improvements

The FCRHA performed the following rehabilitation work on its federal Public Housing portfolio between July 1, 2011 and June 30, 2012:

- *Briarcliff II (20 units, Providence District):* Pavement replacement.
- *Ragan Oaks (51 units, Springfield District):* Retaining wall replacement.
- *Reston Town Center (30 units, Hunter Mill District):* Roof replacement.

- *West Glade (26 units, Hunter Mill District):* Balcony repairs and roof replacement.
- *Barros Circle North (43 units, Sully District):* Siding replacement, kitchen and bathroom renovations and hot water heater replacement.

In FY 2012, the FCRHA continued to increase the availability of accessible units in both its federal Public Housing portfolio and the local Fairfax County Rental Program (FCRP). The following units have been retrofitted to conform to Section 504 accessibility standards:

- *Three (3) units at West Ford III (Mount Vernon District)*
- *Two (2) units at Audubon Apartments (Lee District)*
- *Two (2) units at Barros Circle (Sully District)*
- *Six (6) units at Old Mill Gardens (Mount Vernon District)*
- *Five (5) units at Tavenner Lane (Lee District)*
- *Two (2) units at West Ford I (Mount Vernon District)*

Staff will continue to make accessibility modifications consistent with implementation of the FCRHA's Section 504 Plan for accessibility in Public Housing.

Resident Participation Initiatives

The Fairfax County Public Housing Resident Advisory Council is made up of both Public Housing residents and Housing Choice Voucher (HCV) participants. The Council's primary purpose is to participate in the overall policy development and direction of public housing and HCV operations by reviewing and commenting on policy matters concerning FCRHA operations such as modernization, security, maintenance, resident screening and selection. The Council submits its recommendations to the FCRHA as part of the FCRHA's annual plan to be forwarded to the Secretary, Department of Housing and Urban Development.

In FY 2012, the FCRHA submitted an application to HUD to be designated as a Moving to Work (MTW) agency. If its application is successful, the MTW designation will play a critical role in the FCRHA's **T**otal **H**ousing **R**einvention for **I**ndividual Success, **V**ital Services and **E**conomic Empowerment (THRIVE) initiative, enabling the FCRHA to link its housing programs into a continuum, allowing staff to spend less time on paperwork and more time on people, and assisting families in achieving self-sufficiency. Throughout the preparation of the MTW application, the FCRHA offered numerous opportunities for resident participation, including:

- Meetings with the Resident Advisory Council;
- Mailings to all Housing Choice Voucher participants and Public Housing residents;
- An MTW page on the FCRHA's website;
- Educational materials such as an MTW flyer, brochure, and frequently asked questions (FAQs);
- An MTW phone number and email address;
- A public hearing; and
- Community meetings at Public Housing properties

Family Self Sufficiency Initiatives

In FY 2012, the FCRHA began operation of the new PROGRESS (Partnership for Resident Opportunities, Growth, Resources and Economic Self-Sufficiency) Center to link public housing residents with county resources to prevent eviction, assist with family crises, meet lease obligations, access mental health services and participate in economic self-sufficiency programs. The PROGRESS Center coordinates, promotes and provides the following programs to enhance the economic and social self-sufficiency of Fairfax County public housing residents, including the following outcomes during FY 2012:

- Over 60 new cases from Public Housing were opened by PROGRESS Center service coordinators to assist residents facing a crisis or needing additional assistance.
- Partnerships with County agencies, including the Fairfax County Department of Neighborhood and Community Services were enhanced to bring programs into our Public Housing community centers. A garden was built for residents at one Public Housing site.
- Residents were linked with a variety of services, predominantly mental health services, adult and aging services, and basic needs.
- Training for HCD staff was held to provide them with information to help residents including training regarding hoarding.
- Residents were invited regularly to job fairs and provided with information regarding job openings.

Other family self-sufficiency initiatives included group counseling and:

- Ongoing Marketing of Fairfax County Affordable Dwelling Units and First-Time Homebuyer properties throughout FY 2012; and
- Referring of families to the First-Time Homebuyers Program.

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/ specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or HCV participants or both)
Resident Management Aides	6	Employer Interview	PHA (Main Office and South County office) On-site Community Centers	Public Housing
Section 8 Housing Choice Voucher Homeownership	16 (Current Program Enrollment)	Applicant List (Pilot Program closed during FY 2009)	Agency outreach to HCV tenants who have been in the program for a minimum of one year	Program assistance is available to HCV tenants who have been in the

				program for a minimum of one year
Sponsor-Education Homeownership Seminars- First Time Homebuyer's Program & Moderate Income Direct Sales Program-Homeownership Education	43	Self-select to become eligible for First Time Homebuyer Program	PHA Main Office and Fairfax County Government Centers	Both Public Housing and HCV
Fairfax Area Christian Emergency and Transitional Services (FACETS), Inc. <u>Public Housing Properties Served:</u> Robinson Square, Barros Circle, Kingsley Square and Ragan Oaks <u>Programs/Services:</u> Pre-employment Program; Household Mgmt.; ESL; Parent/Child Enrichment Program; Resident Employment Opportunities; Girl Power; Women's Group; Summer Camp; Computer Lab.	Varies upon program	Walk-In, restricted to property residents	PHA Main Office On-Site Community Center	Public Housing

Table 2 – 1: FCRHA Public Housing Services and Programs

The Fairfax County Redevelopment and Housing Authority (FCRHA) currently has 44 families enrolled under its Family Self-Sufficiency (FSS) program. Of these, 30 households have escrowed savings balances greater than zero. Twenty-three of these households are actively escrowing an average of \$283.00 per month.

In addition, the FCRHA Public Housing FSS program has achieved the following outcomes during FY2012:

- Nine families graduated from the program.
- Three families that graduated purchased homes and two families became renters in the open market.
- Only two of the 44 total households are currently receiving TANF assistance.
- Eighty-eight percent of current FSS families have participated or are currently participating in some type of training or education (financial literacy, parenting, GED, technical/trade/workforce, or college level education).

Barriers to Affordable Housing

1. Describe actions taken during the last year to eliminate barriers to affordable housing.

In June 1997, the Fairfax County Board of Supervisors adopted the Fairfax County Fair Housing Analysis of Impediments. The Board designated the Fairfax County Human Rights Commission, comprised of members of the Commission served by staff of the Office of Human Rights, as the entity responsible for implementation and oversight of fair housing activities initiated by Fairfax County. (In 2009, the Human Rights Commission

merged with the Office of Equity Programs to create the Office of Human Rights and Equity Programs (OHREP).)

On July 23, 2007, the Board of Supervisors endorsed an updated *Fairfax County Fair Housing Analysis of Impediments (Amended for 2006-2011) (Proposed Local Plan)*, and authorized county staff to forward the Local Plan to the Human Rights Commission for implementation. The Board also endorsed the Proposed Local Plan as an attachment to the county's Fiscal Year 2008 Consolidated Plan.

Fairfax County's Consolidated Plan for FY 2011-2015 has been approved by HUD. On July 12, 2011, a new *Fairfax County Fair Housing Analysis of Impediments Five-Year Fair Housing Planning Document (2011-2015)* was submitted to the Board of Supervisors, and the county directed staff to utilize the Local Plan to continue to ensure that the impediments to fair housing in the county are fully addressed to the extent feasible. The Analysis of Impediments for this Plan, prepared by an outside contractor, included the following recommendations for Fairfax County:

- Continue to develop opportunities to create more safe, decent and affordable housing for low- and middle-income families;
- Increase the number of accessible dwellings for low-income, disabled and elderly residents; and expand sustainable homeownership opportunities;
- More broadly disseminate and better communicate information about fair housing programs, fair housing laws and the enforcement process to members of the public, housing providers, and others;
- Explore ways to more effectively identify and investigate instances of discrimination, and where warranted, litigate fair housing complaints and enforce related compliance agreements;
- Conduct research to determine the extent to which protections and practices not currently covered under fair housing laws, (for example, source of income, sexual orientation, occupancy limits and certain advertising practices, may serve to limit housing choice for certain groups in Fairfax County) and explore ways to educate housing providers about the misconceptions surrounding such practices and consider developing incentives to encourage them to adopt more open policies; and
- If warranted and permissible under state law, support legislation to strengthen the Ordinance to include added protections to eliminate barriers.

Testing

In June 2012, the Office of Human Rights and Equity Programs entered into a partnership agreement for fair housing testing to be conducted in the county in FY2013 to test for compliance with design and construction requirements, and for additional tests to be conducted based on familial status and national origin. The first phase of the testing schedule has begun. The agency also awarded a separate contract for further testing to be conducted based on protected classes not covered in the first testing phase.

Enforcement Activities

The Fairfax County Office of Human Rights and Equity Programs is a U.S. Department of Housing and Urban Development certified substantially equivalent agency, and staff with the agency are eligible, on behalf of the Human Rights Commissioners, to accept and investigate fair housing complaints under Fairfax County jurisdiction that are dual-filed with HUD. The agency received twenty-eight (28) fair housing complaints between July 1, 2011 and June 30, 2012, twenty-five (25) of which were dual-filed with HUD. During that same time period, staff investigated twenty-five (25) fair housing complaints (two of which were not dual-filed with HUD); four (4) were "Cause" cases, three (3) were successfully conciliated, one (1) was closed with a private settlement, and seventeen (17) were closed as "No Cause." Sixteen (16) fair housing complaints remained under investigation as of June 30, 2012.

Education and Outreach Events and Materials

Presentations:

Office of Human Rights & Equity Programs staff members gave a number of fair housing presentations about fair housing laws and related issues, the role of the agency in fair housing enforcement, and the educational services and outreach activities provided. Audience participants included members of the public, professionals operating in real estate and related markets, representatives from the private and nonprofit sectors working in the housing field, and employees at county and other government agencies who provide housing and related services. Agency staff also distributed fair housing brochures and related materials to participants. A list and brief descriptions of presentations are given below:

- **July 29, 2011:** Staff conducted a fair housing presentation for employees at RPJ Housing, a non-profit organization operating 14 properties across Northern Virginia, many of which are located in Fairfax County. The properties include affordable multi-family rental units, group homes for adult persons with disabilities, permanent supportive housing for persons with disabilities, transitional housing for individuals and families working their way out of homelessness, affordable rental units for persons with serious long-term illnesses, and affordable rental units for persons who have fled abusive home situations. Eight employees attended including the Executive Director, five housing counselors, and two maintenance employees.
- **August 11, 2011:** Staff conducted a Fair Housing Training at the Pinewood South Condominium Association. Seven board members and a guest attended.
- **October 25, 2011:** The fair housing coordinator addressed the audience at a Culmore Partners meeting (an alliance of business, nonprofit and faith-based organizations, government agencies and individual citizens) about the fair housing enforcement and related education and outreach services the agency provides, and displayed and distributed fair housing brochures and related materials. Approximately 50 people attended.
- **November 29, 2011:** The fair housing coordinator conducted a fair housing presentation and distributed fair housing materials and brochures in a variety of

languages to adult students attending an English as a Second Language (ESL) class. Approximately 30 students from a variety of ethnic backgrounds attended the presentation. In addition, the ESL instructor, also a real estate professional, took additional brochures (approximately 30) and related information to distribute to students in another ESL class meeting later in the day.

- **March 12, 2012: Kingstowne Center for Active Adults** - OHREP staff conducted a fair housing presentation at the Center entitled “Fair Housing for Seniors and Persons with Disabilities.” Following the presentation a short video was shown and a follow-up discussion ensued. A packet of materials with related information was distributed to all participants. Fair housing brochures in a variety of languages were also distributed to attendees. In addition, the Director of the Center was provided with additional brochures in seven different languages (approximately 20 in each language) for display at the Center. Twelve seniors attended the presentation.
- **March 17, 2012: Department of Family Services Training and Resource Fair** - OHREP staff conducted a training session describing the agency’s role in enforcement and other services and resources provided. In addition to the presentation, staff hosted a resource table throughout the event. Approximately 125 people attended.
- **March 19, 2012: Spring 2012 Emergency & Permanent Housing Training Course** – as part of a series of courses organized by the Fairfax County Housing Locator Network, the fair housing coordinator conducted a fair housing presentation on fair housing law and related issues. The audience was comprised mainly of case managers and housing counselors working in or with residents in transitional housing and shelters who help place clients in permanent housing or group homes. Fifteen people attended the session.
- **March 19, 2012: 2012 Annual Conference and Expo of the Washington Metropolitan Chapter Community Associations Institute** – The fair housing coordinator gave a presentation and participated in a panel discussion about fair housing as part of an educational seminar at the annual meeting of the Institute. The session was titled, “Putting Fairness Back in Fair Housing.” The presentation included information about the role of the agency, the complaint and enforcement processes, and the resources and other services the agency provides. In addition, the presentation included an overview of fair housing laws with an emphasis on related topics of particular concern to Homeowners Association (HOA) board members and residents, advice on how to recognize actions that are or that might be perceived as discriminatory, and suggestions for policies and practices to implement to help ensure compliance with fair housing laws. Approximately 40 people attended the session, primarily HOA board members.
- **April 24, 2011: 2012 Annual Fair Housing Month Training Conference and Luncheon** - The agency sponsored the conference and training sessions and partnered with The Equal Rights Center (ERC) to conduct a fair housing training session titled, Fair Housing Policies and Procedures. The agency also collaborated with the Northern Virginia Association of Realtors (NVAR) to promote the event to its membership. Thomas E. Perez, Assistant Attorney General, Civil Rights Division, U.S. Department of Justice, was the featured

luncheon speaker. Jane C.W. Vincent, Regional Administrator for the Mid-Atlantic Region, U.S. Department of Housing and Urban Development, was also a featured speaker. Several others, including Christine Todd, the Chief Executive Officer of NVAR, and Melody Taylor-Blancher, Region III Director, FHEO HUD, provided introductions and also offered some remarks. Winners of the agency's Fair Housing Month Art and Essay Contests were honored at the event. Attendees at the annual luncheon included members of the real-estate profession (sales, rental and lending); housing service providers from the nonprofit, public and private sectors; and the leadership and staff from various multicultural groups, community-based organizations, and county agencies. Several local HUD officials were also in attendance. In all, approximately 200 people attended the event.

- **May 17, 2012: Paul Spring Retirement Community** - The fair housing coordinator conducted a fair housing presentation with an emphasis on disability-related issues, in particular the screening process and requests for reasonable accommodations/modifications. Five staff members attended the presentation.

Resource Fairs:

Agency staff hosted and managed information booths at a number of resource fairs throughout the county. Staff members distributed fair housing brochures and related materials, answered questions, and described the work that the agency conducts and the services it provides to individuals who stopped by the booths. A list of the various resource fairs hosted by staff at which fair housing information and materials were provided is given below:

- **August 26, 2011:** OHREP staff hosted a resource table at a training workshop hosted by EEOC. In addition to employment information, the materials displayed and distributed included brochures and related information about the agency and all of the services and resources it provides, including information about the agency's fair housing enforcement activities, education and outreach services and related resources. Approximately 110 people attended the event.
- **October 1, 2011: Fall for Fairfax** – OHREP staff hosted a resource table and conducted activities for children including erecting a “Fair Housing” playhouse for them to color and to play in. While the children played, OHREP staff spoke with parents and others who stopped by the booth about the agency's role in fair housing enforcement, the education and outreach activities available, distributed and displayed fair housing brochures (in several languages), and provided other information about the services and resources the agency provides. Approximately 300 attendees stopped by the display.
- **October 19, 2011: Falls Church Schools Resource and Information Fair** - OHREP staff hosted a resource table and provided information, brochures and related fair housing materials to participants. Approximately 100-150 attended.
- **November 20, 2011: Chinese Community Health and Resource Fair** - OHREP staff conducted a presentation regarding the fair housing enforcement and related education and outreach services the agency provides, and displayed

and distributed fair housing brochures and related materials. Approximately 30 people attended the presentation.

- **February 4, 2012: Chinese New Year Festival** – OHREP staff hosted a resource table and provided information about the agency’s role in fair housing enforcement, the education and outreach activities available, and other services and resources the agency provides. Staff displayed and distributed fair housing brochures in Chinese, English and several other languages along with additional information and materials about fair housing. Approximately 250 attendees stopped by the resource table for information.
- **March 17, 2012: Department of Family Services (DFS) Resource Fair** – OHREP staff hosted a resource table at the event and provided information, brochures and related fair housing materials to participants. Approximately 100-150 attended.
- **April 14, 2012: Culmore Multicultural Day** - Staff hosted a resource table, provided information and distributed fair housing and other materials about the agency at the event. Approximately 80 people attended the event, several of whom stopped by the resource table.
- **April 28, 2012: Festival Educativo** - Staff hosted a resource table, provided information and distributed fair housing and other materials about the agency at the event. Approximately 100 people attending the event stopped by the booth to pick up materials or speak with staff.
- **May 19, 2012: McLean Community Day** - Staff hosted a resource table, provided information, and distributed fair housing and other materials about the agency at the event. Approximately 100 visitors stopped by the agency’s resource table.
- **June 2, 2012: Culmore Resource Fair: Building a Better Community** – OHREP staff collaborated with the county’s Office of Consumer Affairs to display and distribute fair housing brochures in English and Spanish, along with other materials at a resource table at the event. Approximately 50 people attended.

Media:

- **July 2011- June 2012:** At the request of the agency, throughout the year, Channel 16, the Fairfax County Government Cable TV station, broadcast several public service announcements, interviews, and other programs, written and produced in conjunction with the agency. The programs are designed to educate the public, housing providers, housing seekers, real-estate professionals, housing counselors and others about fair housing laws and related issues. A list of the programs that aired is given below:
 - A public service announcement titled, “Fair Housing.” The program includes information about the protected classes covered under Fairfax County fair housing law, describes fair housing protections accorded all citizens, and gives examples.

- A public service announcement titled, “The Human Rights Commission,” describing the work of the agency, protected classes covered, and how to file a complaint, which aired four times a week.
- A program titled “Fair Housing for Seniors and Persons with Disabilities,” which aired three times a week.
- An interview on fair housing issues titled: Know Your Rights “*Vea Conozca Sus Serechos*” conducted in Spanish, which aired four times a week.
- “No Place Like Home: The Foreclosure Crisis and Predatory Loans.”

In addition to being broadcast on TV, the above were also available on computer via Live Video Streaming at air time, or anytime with Video on Demand. These and other fair housing videos also are available for viewing on the agency’s web site.

- **September 2011:** Update Realtor Magazine: The communication and media relations director of the Northern Virginia Association of Realtors (NVAR) interviewed the agency’s director and senior staff for a Q&A article about fair housing in general with an emphasis on the agency’s fair housing enforcement efforts. The interview appeared in the September/October 2011 issue of NVAR’s Update Realtor magazine. NVAR is a professional trade association serving more than 12,000 real estate professionals in Northern Virginia. The magazine is published on-line nine times a year and is available to all of the Association’s membership. NVAR also provided hard copies of the article, which was promoted on the cover of the magazine.
- **April 24, 2012:** Channel 16, the Fairfax County Government Cable TV station, interviewed the agency’s director, featured speakers, and others on the agenda at the agency’s Annual Fair Housing Month Fair Housing Training and Luncheon. The interviews were edited for use on social media and for streaming on the county and agency’s web sites.

Other Outreach Related Activities:

- **March 20, 2012: Fair Housing Month Proclamation:** The Agency arranged for the Fairfax County Board of Supervisors to issue a Fair Housing Month Proclamation designating April 2012, Fair Housing Month in Fairfax County. The Proclamation recognizes the importance of expanding fair housing opportunities within the county. It provides an occasion to draw attention to fair housing issues, the work of the agency and for the Board to publicly recognize and thank various organizations and individuals from the private, nonprofit and governmental sectors for their commitment and work on behalf of fair housing. The Vice Chair of the Fairfax County Human Rights Commission spoke at the event and various staff members and others attended the proceedings which were televised on the county’s public TV station and streamed on its web site.

- **April 2-6, 2012: Fair Housing Display:** Agency staff set up a fair housing display with materials for distribution for one week in the main lobby of the Fairfax County Government Center. The display featured fair housing posters, brochures, and other materials on fair housing, over 500 of which were disseminated to visitors. The display is designed to provide information about fair housing and to promote the fair housing services the agency provides. The display is viewed by employees and visitors to the Government Center, including employees from a wide range of agencies and visitors to government agencies located in the building (government officials, employees at various agencies, their clients, and the public).
- **April 2012: Fair Housing Month Art/Poster and Essay Contest:** The agency sponsored a Fair Housing Art/Poster and Essay Contest for high school students in Fairfax County. Staff worked with members of the county's Student Human Rights Commission (SHRC) to promote the contest at various high schools throughout the county. Both winners were honored at the agency's fair housing month event and framed copies of their works presented to the two featured speakers: Jane C.W. Vincent, Regional Administrator for the Mid-Atlantic Region, U.S. Department of Housing and Urban Development; and Thomas E. Perez, Assistant Attorney General, Civil Rights Division, U.S. Department of Justice.
- **May 15, 2012:** The Human Rights Commission held its 34th annual Human Rights Awards Ceremony. The event celebrates the diversity of Fairfax County and the Commission's and the agency's effort to make the area a home for all people from all walks of life. Two videos related to fair housing were shown; the first a public-service announcement (PSA) about fair housing laws, the complaint process and other services and resources available through the agency; the second video shows actors demonstrating examples of housing discrimination, includes interviews with the agency's director and the chairman of the county's Human Rights Commission explaining the complaint process and services provided, and contains footage of staff at a resource fair interacting with the public. The featured speaker was Greg Scarlatoiu, Executive Director, Committee for Human Rights in North Korea. Award recipients included The Northern Virginia Resource Center for Deaf and Hard of Hearing Persons. The Center works to reduce disability discrimination in Fairfax County. Marlene Blum was awarded the Virginia Peters Fair Housing Award for her decades of advocacy for the homeless and near homeless of Fairfax County. The Tahirih Justice Center was also honored. Staff and volunteers at the Center provide life-saving, holistic services to women and girls fleeing gender-based violence and seeking justice.

Fair Housing Conferences, Training and Meetings Attended:

- **September 9, 2011:** A staff member attended a planning meeting hosted by the Virginia Department of Professional & Occupational Regulation (DPOR). Staff with DPOR and other agencies and groups involved in fair housing related activities in Virginia met to discuss collaborative efforts to celebrate the 40th anniversary of the passage of the Virginia Fair Housing Act. How to promote the event, use the occasion to provide opportunities for fair housing training, and

disseminate information about fair housing laws were among the topics discussed.

- **September 23, 2011:** A staff member attended a HUD regional forum to discuss ways to advance housing and communities that promote affordable, livable and sustainable environments. Among the topics raised were the role and impact on communities and the implications for fair housing.
- **September 29, 2011:** A staff member attended a meeting titled, "Building Opportunities for Collaboration: A HUD Baltimore Information Forum." The Forum provided information on how to leverage relationships with other agencies and develop Faith-Based and Neighborhood Partnerships to provide information to target audiences.
- **October 11, 2011:** An OHREP staff member met with attorneys at the Legal Aid Justice Center who handle housing issues. Among the issues discussed were outreach contacts, trends they are observing in housing cases, and opportunities to work together in the future.
- **October 11, 2011:** Latino Connection Luncheon. OHREP staff attended the luncheon and networked with service providers who serve the Latino community.
- **October 17-18, 2011:** Fair Housing and Reasonable Accommodation Seminar was attended by the Associate Director for Fair Housing, HCD. Training provided by Nan McKay and Associates; sponsored by the Birmingham, AL Housing Authority.
- **October 24, 2011:** The Women's Center Open House, Vienna, VA. The fair housing coordinator attended an open house at the Women's Center. The Center offers counseling and other resources for women and families. The staff member provided and displayed fair housing brochures and related materials for attendees and for later distribution to counselors and other staff at the center, and to clients. The coordinator also spoke with several of the counselors and clients in attendance about the agency's role in fair housing and other enforcement activities, the resources available and the outreach and education services it provides. Approximately 25 people were in attendance.
- **November 15, 2011:** Interfaith Community Dialogue. An OHREP staff member attended and acted as a volunteer facilitator at the Dialogue.
- **November 16, 2011:** HCD staff attended the 2011 Governor's Housing Conference at Hampton Roads, VA (Nov 16-18). Associate Director for Fair Housing, HCD attended training provided by the Virginia Fair Housing Office, "What is Fair About Fair Housing?"
- **November 28-29, 2011:** Hearing Officer Seminar was attended by the Associate Director for Fair Housing, HCD. Training provided by Nan McKay and Associates; sponsored by the Hialeah, FL Housing Authority.

- **December 8, 2011:** The fair housing coordinator attended an annual event hosted by Relman, Dane and Colfax, a Washington DC civil rights law firm that has litigated several prominent fair housing and fair lending cases. The program included highlights and details regarding the investigations of a number of recent cases and provided valuable information about the investigative processes and outcomes involved. In addition, the event afforded the opportunity to network with a number of other individuals working on fair housing and fair lending issues, to share information and to identify opportunities to collaborate with on future activities.
- **December 12, 2011:** Fair Housing Training, addressing 504 obligations and emphasizing rights and responsibilities with regard to persons with disabilities provided by the Virginia Fair Housing Office to 110 HCD staff on-site. Three-hour training, morning and afternoon sessions.
- **January 25, 2012:** The division director, senior fair housing specialist, and fair housing coordinator attended a Fair Lending Training Webinar: “Is the Loan Originator Complying with RESPA? – Examining and The Good Faith Estimate and HUD-1 Settlement Statement.” The Webinar was offered by the National Fair Housing Alliance.
- **March 13, 2012:** Fair Housing Training, addressing 504 obligations and emphasizing rights and responsibilities with regard to persons with disabilities provided by the Virginia Fair Housing Office to 50 HCD staff on-site. Three-hour training.
- **March 16, 2012:** HCD staff viewed HUD’s Webcast – Equal Access, regarding HUD’s New Rules Policy on Sexual Orientation, Gender Identity and Program Access.
- **March 19-20, 2012:** Fair Housing and Reasonable Accommodation Seminar was attended by the Associate Director for Fair Housing, HCD. Training provided by Nan McKay and Associates; the Myrtle Beach Housing Authority.
- **April 26, 2012:** The fair housing coordinator attended a meeting of the Building For All Committee (BFAC), a coalition of county agencies and groups that advocate for all homes in the County (renovations as well as new construction) to enhance the independence of residents. The coalition is currently involved in a number of initiatives and collaborations with colleagues in Northern Virginia to expand efforts to work with representatives of the local real estate profession and related industries to improve the area Multiple Listing Services (MLS), explore local initiatives on Accessible Senior Housing with the University of Maryland, and expand its relationship with Fairfax County area architects, remodelers and construction firms. OHREP is planning to work with the group and its partners to promote fair housing education and outreach initiatives related to accessible design and construction issues to associates of the building profession and to members of the disability community.

- **May 10, 2012:** Senior staff and all OHREP investigators and analysts attended a Fair Housing Webinar: “Fair Housing Violations: The Administrative and Legal Process.” The Webinar was offered by the National Fair Housing Alliance.
- **May 17, 2012:** Investigators and analysts attended a Fair Housing Webinar: “Housing Discrimination Complaint Resolution, Relief and Remedies under the Fair Housing Act.” The Webinar was offered by the National Fair Housing Alliance.
- **May 18, 2012:** Thirteen HCD staff from five Divisions attended HUD’s Fair Housing Accessibility First training in Richmond, VA, which included Fair Housing Act Accessibility Requirements: Long Overview and Making Housing Accessible through Accommodations & Modification.
- **May 21, 2012:** The division director, senior fair housing specialist, and the fair housing coordinator attended a Fair Housing Webinar: “What Is ‘Affirmatively Furthering Fair Housing (AFFH)’ and Where Is It Going?” The Webinar was offered by the National Fair Housing Alliance.
- **June 12, 2012:** The fair housing coordinator attended the 5th National Annual Mobility Conference. The conference, co-hosted by the Poverty & Race Research Action Council and the Urban Institute, included briefings from researchers and advocates, and a dialogue with HUD staff on the latest developments in housing mobility policy.
- **June 28, 2012:** A member of the fair housing staff attended a Building Code Training seminar on accessibility and design. The seminar provided information about the requirements for new or existing construction of accessible residential type facilities for compliance with the 2009 *International Building Code* (IBC) and ICC 117.1-2003 *Accessible and Usable Buildings and Facilities*. The seminar addressed the design, plan, review and inspection of residential facilities to ensure that people with physical impairments, visual impairments and hearing impairments can use the facilities. The agency is partnering with a fair housing organization to arrange to conduct workshops and develop accompanying materials on accessibility and design with a focus on compliance with fair housing laws for building code inspectors, developers, designers and other actors involved in providing, designing and ensuring that newly built multi-family residential housing is in compliance with accessibility requirements. The information provided at the seminar will be helpful in development of the proposed workshops and materials.

Requests for Information:

July 1, 2011- June 30, 2012: Throughout the year, staff members responded on a regular basis to a number of calls and requests for information on a variety of topics related to fair housing laws and related issues. Topics raised included requests for information/clarification with regard to familial status issues and foster children; citizenship requirements for renters; and building accessibility requirements and related requests for reasonable modifications.

HOME

1. Assessment of Relationship of HOME Funds to Goals and Objectives
 - a. Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.

Fairfax County received \$2,383,767 for projects during the FY 2012 Reporting Period. All of the HOME projects and activities address the Consolidated Plan goal of increasing or preserving the county's stock of affordable housing units. HOME funds have been instrumental in meeting the county's goals with regard to providing direct affordable housing assistance to low-income homebuyers and tenants, including elderly, disabled and homeless households. Further details are available under Table 1 – 3 on pp. 12-28, above.

2. HOME Match Report.
 - a. Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.

See Attachment II, HOME Match Report

3. HOME MBE and WBE Report.
 - a. Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).

See Attachment III.

4. Assessments
 - a. Detail results of on-site inspections of rental housing.

Housing that is constructed or rehabilitated with HOME funds must meet all applicable local codes, rehabilitation standards, and ordinances at the time of project completion. Annual inspections of HOME-assisted rental housing are conducted to ensure that housing quality standards are maintained. Tenant income limits and rent limits for HOME projects are verified at the time of project completion. Income and rent limits are reviewed annually.

Additionally, contractors are in the units periodically and report on conditions. Any need for repairs are taken care of immediately. Any calls for service are responded to within a few days or immediately if the repair requires such attention.

A summary of other CHDO HOME-assisted properties that were inspected and tenant files reviewed is provided below:

Reston Interfaith Housing Corporation (RIHC)

Tenant files were reviewed for HOME compliance. All units owned by RIHC are inspected at least once annually by the Property Manager and comprehensive maintenance logs are maintained for each unit. HCD staff inspected 4 RIHC units as a part of it FY 2012 HOME monitoring. All files were found to be in compliance.

Good Shepherd Housing (GSH)

GSH Housing owns ten (10) HOME-assisted scattered site rental units. HCD conducted a thorough on-site compliance visit of all HOME-assisted properties and inspected 3 units. All files were found to be in compliance.

The Brain Foundation (TBF)

TBF owns two (2) HOME-assisted scattered site rental units. HCD conducted multiple technical assistance visits and a thorough on-site compliance visit of all HOME-assisted units and inspected both units. Issues of non-compliance were noted, technical assistance provided and corrective action was taken by the CHDO.

Homestretch

Homestretch owns seven (7) HOME-assisted scattered site rental units. HCD conducted a thorough on-site compliance visit of all HOME-assisted units and inspected four (4) units. An issue of non-compliance, related to income determination of clients, was noted and corrective action was taken by the CHDO during the compliance visit.

Wesley Housing

Wesley Housing owns three (3) HOME-assisted scattered site rental units. HCD conducted a thorough on-site compliance visit of all HOME-assisted properties and inspected 3 units. All files were found to be in compliance.

- b. Describe the HOME jurisdiction's affirmative marketing actions.

Vacant rental units are marketed in accordance with a written affirmative marketing plan.

- c. Describe outreach to minority and women owned businesses.

Minority and women-owned businesses are encouraged to participate in HOME projects. A Small, Minority and Women-Owned Business Conference sponsored by Fairfax County is held periodically to explain the procurement process and encourage participation in contract bidding by minority and women-owned businesses. In addition, general contractors are encouraged to reach out to qualified minority and women-owned subcontractors through advertising to increase the likelihood of participation by minority and women-owned businesses in the available contracts.

SECTION III – HOMELESS

Homeless Needs

- 1. Identify actions taken to address needs of homeless persons.

In Fairfax County, families and individuals who become homeless are sheltered in the six full-service emergency shelters operated by community-based organizations under contract with the county. These shelters were partially supported with HUD Emergency Shelter Grant funds. The county also funds a nonprofit to operate a shelter program for women who are victims of domestic abuse, and a nonprofit agency operates a transitional shelter for women and children escaping from domestic violence. A shelter for homeless youth is operated by another nonprofit agency. These three programs, however, do not receive ESG funding through the county. In special circumstances when the shelters are full, homeless families with no other resources or options may be housed temporarily in area motels while waiting for space in a family shelter. In addition to the regular shelter program, beds are made available for single individuals under the Emergency Cold Weather Policy in four overflow locations in the Fairfax-Falls Church community from November through March. From December through March, faith communities throughout the county operated hypothermia prevention programs in partnership with nonprofit agencies under contracts with the county.

During FY 2012, Fairfax County continued taking steps to implement its Ten-Year Plan to Prevent and End Homelessness, and the Housing Blueprint. This Office to Prevent and End Homelessness has taken a leadership role in establishing new prevention efforts using American Recovery and Reinvestment Act funding, and has lead the way in building a new cross-county network of housing locators specifically designated to work with homeless persons in locating adequate and permanent housing. Other initiatives include: more opportunities for after-care case management, a pilot program utilizing apartments as an emergency housing option in place of motels, further development of the Housing Options Plan with unit targets for housing homeless persons, and greatly enhanced communications and networking with all providers through regular meetings and Partner Updates.

Most of the HPRP funding was used by mid-year of FY 2012, but community case management and short-term assistance implemented with HPRP were continued with local funds, and will be enhanced going into FY 2013 with the dedication of the new Emergency Solutions Grant funding to homeless prevention and rapid re-housing assistance. Also during FY 2012, one family shelter was closed and replaced with an apartment-based program to provide emergency shelter for families, while the former shelter facility will be rehabilitated to provide permanent supportive housing in studio efficiency apartments for single individuals with disabling conditions.

In FY 2012 the Fairfax County Continuum of Care (CoC) was successful in obtaining funding for all projects requested in the 2011 CoC competition, including 25 renewals and funding for one new project with 22 beds for homeless individuals with serious mental illness. The county has continued to support the renewal of grants under the CoC to provide:

- 107 units of transitional housing for families;
- 5 units with 11 beds of transitional housing for single individuals;
- 207 beds of permanent supportive housing for single individuals with long-term psychiatric disorders or other disabilities;
- 8 beds in a safe haven program for vulnerable homeless individuals with psychiatric disorders;
- 4 units of permanent supportive housing serving 5 families with an adult who has mental illness or cognitive disabilities, plus 20 units of permanent supportive housing for families serving persons with disabilities who have children under age 18; and
- 16 beds of transitional housing and treatment services for single individuals with substance abuse issues.

2. Identify actions to help homeless persons make the transition to permanent housing and independent living.

The Fairfax-Falls Church Continuum of Care has maintained a significant inventory of both transitional and permanent supportive housing to help people move from homelessness to independent living, to the greatest extent possible. The CoC housing inventory in January 2012 identified 186 units of transitional housing and 30 units of permanent supportive housing for families, plus 133 transitional beds and 377 permanent supportive beds for single individuals. One program added capacity through acquisition of a unit using a combination of other federal, local, and private funds. 25 homeless households received assistance through Housing Choice or HOME TBRA vouchers. Fifty-one families received assistance through Family Unification Program vouchers, and 15 individuals with mental health or other disabilities were housed in set-aside units in an apartment complex purchased by the FCRHA. An additional 14 single individuals and 55 families were housed in FCRHA programs through the homeless preference for turnover in these programs. Overall, 86 percent of the housing targets for homeless persons for FY 2012 were achieved.

The Housing Opportunity Support Teams (HOST), which started in FY 2010 using the Homelessness Prevention and Rapid Re-housing Program (HPRP) funding under the American Recovery and Reinvestment Act, were continued in FY 2011 and FY 2012. Four community case manager positions were established to prevent individuals and families from becoming homeless and to continue to work with clients following placement in permanent housing to ensure that stability is maintained and any issues that arise are resolved. Two additional case managers were added using other grant funds. In addition, the Housing Locator network became fully operational to work with homeless clients to more rapidly locate and obtain adequate affordable housing. The coordination of this program and development of a housing locator network was also supported with HPRP funding. Use of housing locators contributes to decreased length of stay in the county's homeless services programs.

The allocation of new resources under the Emergency Solutions Grant, which replaced the old Emergency Shelter Grant program, provided an opportunity to enhance the community case management capacity. All of the new ESG program resources are allocated to prevention and rapid re-housing assistance. This change was implemented with an amendment to the FY 2012 One-Year Action Plan and is incorporated into the FY 2013 One-Year Action Plan. In addition, following a year-long work group, a redesign of Family Homeless Services Access was implemented in the spring of 2012. This redesign eliminates the family shelter wait list, enables literally homeless families in crisis to gain immediate access to shelter, and prioritizes community case management services for prevention and rapid re-housing for families that are at risk of becoming homeless within two to three weeks. The redesign will also enable community case managers to serve families with children and unaccompanied youth who are unstably housed and fit under the new, expanded homeless definition implemented in January 2012 by HUD under the provisions of the HEARTH Act passed in 2009. A similar process to redesign access to homeless services for single adults is underway in FY 2013.

3. Identify new Federal resources obtained from Homeless SuperNOFA

Through the 2011 HUD Continuum of Care Homeless Assistance competition, organizations in the Fairfax-Falls Church CoC received renewal funding for 25 grants, including 21 Supportive Housing Program projects and four Shelter Plus Care grants, plus \$314,906 in new SHP funding awarded for a permanent supportive housing program to serve 22 homeless single individuals who have mental health disabilities. A fourteen-bed program for chronically homeless individuals was implemented in FY 2012 with \$306,441 in funding from the 2010 Continuum of Care new project awards.

Specific Homeless Prevention Elements

1. Identify actions taken to prevent homelessness.

The Plan to Prevent and End Homelessness in the Fairfax-Falls Church Community was approved by the Fairfax County Board of Supervisors on March 31, 2008, and the structure to implement the Plan became fully operational during FY 2010. The Housing Opportunity Support Team (HOST) strategy of the Plan was implemented in FY 2010 using HPRP funding, and continued in FY 2011 and FY 2012. A Housing Options work group developed detailed plans to achieve the housing targets outlined in the Ten-Year Plan. The activities undertaken through HPRP funding are described in more detail in the HPRP section of this report.

The initial contact for prevention services, through HPRP funding as well as local resources and the new Emergency Solutions Grant funding, is through the county's Coordinated Services Planning (CSP) function, which provides access to a wide range of human services through a single phone number. CSP receives thousands of requests for assistance annually, but the volume of incoming calls declined by about 16 percent from FY 2011 to FY 2012, from 122,000 to 102,000. Total calls (incoming and outbound) declined by about eight percent during that period, from 181,510 to 166,991

Calls for assistance in the top 11 categories decreased by 7.7 percent from FY 2011 to FY 2012, but is still 49 percent higher than in FY 2007. These categories include requests for emergency food, rent, and utility assistance, food stamps, job search assistance, health services and Medicaid, all of which decreased. However, requests for Housing Search Assistance and requests for Emergency Shelter increased by 16 and 9 percent, respectively. There were some changes made to the data collection for shelter requests, but it is not yet clear whether this had an effect on the number of requests compared to prior years. The average number of new cases opened each month by CSP averaged about 525 in FY 2009-2010 but has since declined to an average of about 420 per month in FY 2011 and FY 2012.

The Fairfax County Department of Housing and Community Development has made use of HOME funds to support the county's Ten-Year Plan, including:

- Construction of six units of transitional rental housing for homeless families (in progress);
- The provision of tenant-based rental assistance (TBRA) to homeless families participating in a self-sufficiency program and to other homeless households; and
- The initiation of a joint effort between the FCRHA and the CSB to increase the availability of affordable group homes for the homeless and persons with disabilities, through the acquisition of housing units.

Emergency Shelter Grants (ESG)

1. Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).

Fairfax County used Emergency Shelter Grant funds to offset significant local expenditures to provide emergency shelter services for homeless families and individuals. Emergency shelter services are a key component of the Continuum of Care (COC) Plan in place within the county. Families at risk of homelessness, whose situation cannot be remedied through prevention efforts, gain access to emergency shelter and housing services through the Department of Neighborhood and Community Services/Coordinated Services Planning (CSP). CSP conducts an initial assessment and, if appropriate, refers the family to one of four family shelters for a comprehensive intake. Shelter staff will arrange an alternative placement if shelters are full and

no other temporary resources are available to the family. Single individuals access shelters through self-referral, as well as referrals from the community, professionals, and agencies participating in the COC system.

Through its nonprofit partners, Fairfax County operates six full-service 24-hour emergency shelters with a combined year-round bed capacity of 148 for homeless single adults and 176 year-round beds for homeless families. One family shelter was in the process of converting from a facility based program with 52 beds to an apartment based program that will have comparable capacity; however, only 40 beds in the new apartment-based program were available at the time of the inventory count. An additional 43 beds are available through a nonprofit with county support for victims of domestic violence, and another nonprofit used private funding to provide 25 beds for families and single women fleeing domestic abuse. Thirty-two additional beds for single adults are made available in overflow space during the months of November through March under an Emergency Cold Weather Program, and twelve additional winter beds are provided through a nonprofit in the City of Falls Church without use of county ESG funding. Accomplishments for FY 2012 are described under Table 1 – 3, pp. 12-28 (Section I- General).

Emergency Shelter programming includes assessment, comprehensive case management, referrals, and support services to assist in the transition to self-sufficiency. Support services may include employment and training services, housing search/placement assistance, mental health and substance abuse services limited, financial management and life skills education, specialized services for children, medical care, and transportation.

The second allocation of Emergency Solutions Grants funding is expected to provide rapid re-housing assistance to 14 households and prevention assistance to 33 households. Because of the timing for submission and approval of the Substantial Amendment to the One-Year Action Plan for FY 2012 it is expected that these services will be provided during the first quarter of County FY 2013.

2. Assessment of Relationship of ESG Funds to Goals and Objectives
 - a. Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.
 - b. Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.

See Table 1 – 3, pp. 11-29, Section I- General.

3. Matching Resources
 - a. Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.

The county's emergency shelter services are funded by the county's General Fund. In FY 2012 (July 1, 2010 – June 30, 2011), \$6,440,693 million in local funding was expended on emergency shelter services, of which \$261,849 in ESG funds was used as a revenue offset. Expenditures of the second allocation of \$147,290 in Emergency Solutions Grant funding are being matched with expenditures for short-term assistance from local appropriations.

4. State Method of Distribution

- a. States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.

N/A

5. Activity and Beneficiary Data

- a. Completion of attached Emergency Shelter Grant Program Performance Chart or other reports showing ESGP expenditures by type of activity. Also describe any problems in collecting, reporting, and evaluating the reliability of this information.

b.

Table 3 – 1: Fairfax County On-site Emergency Shelter Programs with ESG Funding

FY2012 Shelter Data									
	Kennedy	Mondloch I	Bailey's	Rucker Singles	Rucker Families	Mondloch II	Patrick Henry	Hanley	
Single Adults									
Unaccompanied Men	321	11	280	204					
Unaccompanied Women	118	13	104	81					
Total Single Adult**	439	24	384	285					
Persons in Families									
Male Head of Households					0	0	1	10	
Female Head of Households					47	14	14	96	
Number of 2-parent families					12	3	15	106	
Other Adults (not the parents) in families					2	2	3	1	
Total Adults (parents only) in families ***					74	22	51	172	
Number of Children					113	30	124	236	
Total Persons in Families					189	54	178	409	
Demographic Data	Singles	Singles	Singles	Singles	All Persons in Families				
Adults 18 - 61	412	14	359	262	75	24	54	172	
Elderly 62+	27	10	25	23	1	0	0	1	

White	158	14	141	147	34	12	60	136	
Black	255	9	204	103	126	39	89	251	
Asian	12	1	12	18	8	0	0	12	
Other Race	14	0	27	17	21	3	29	10	
Veterans	40	2	34	32	0	0	2	5	
Chronic Homeless	119	14	94	103	8	54	2	10	
Seriously Mentally Ill	119	13	93	66	7	1	3	10	
Chronic Substance Abuse	92	5	89	72	1	0	0	6	
HIV/AIDS	8	0	5	3	0	0	0	1	
Domestic Violence	30	3	39	33	30	9	24	106	
Other Disability	69	7	88	107	18	5	12	22	
Other Race Excluding Don't Know & Refused	14	0	27	15	21	3	0	10	

* Other Race includes other, Multiracial, Native American, Hawaiian/Pacific Islander.

** Other Disability includes chronic health condition, developmental disability, physical disability and other reported disabilities.

- c. Homeless Discharge Coordination
 - i. As part of the government developing and implementing a homeless discharge coordination policy, ESG homeless prevention funds may be used to assist very-low income individuals and families at risk of becoming homeless after being released from publicly funded institutions such as health care facilities, foster care or other youth facilities, or corrections institutions or programs.
- d. Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.

Fairfax County Homeless Discharge Policies

The Fairfax-Falls Church Community Services Board (CSB) abides by the Commonwealth of Virginia State Psychiatric Discharge Planning Protocol. CSB's specific discharge policies and procedures have been developed to support appropriate and safe community re-entry. Discharge planning services are provided by the Discharge Planning team which is part of the Intensive Community Services Division.

Discharge planners provide services to individuals who are hospitalized in state-funded psychiatric hospitals in the Commonwealth of Virginia, Local Inpatient Purchase of Services (LIPOS) state-funded private bed purchase program and the Adult Detention Center (ADC). The discharge planning team works in collaboration with individuals and other treatment providers to develop a comprehensive recovery-focused plan of care upon discharge. Forensic discharge planning services are provided to individuals hospitalized at a state facility from the ADC. Limited case management services are provided to individuals who require community partnering to link with services post discharge.

The Jail Diversion program provides pre- and post-booking diversion services to individuals with serious mental illness and co-occurring disorders who interface with the criminal justice system. The services include intensive case management, mental health support, psychiatric and medication management as well as linkage to other services. The program has and continued to show a marked reduction in re-incarceration and hospitalization for individuals who fully utilize the services offered.

The ICTT (Intensive Community Treatment Team) provides community-based services to homeless individuals with serious mental illness and co-occurring disorders. The team's goal is to work collaboratively with the individual to develop, implement and achieve goals that are meaningful and important, working with the family and the community support network to maximize success. This model decreases the number of hospitalizations and provides community support while improving stabilization. These services also extend to continue support after placement in housing.

In addition, a local nonprofit works with the inmates during incarceration in order to draft a discharge plan. Opportunities, Alternatives, and Resources (OAR) of Fairfax offers a class at the Adult Detention Center called After Release Planning. In this class, OAR staff review the services that OAR provide as well as resources in the community and offers anyone in the class the opportunity to meet with a case manager to develop an after-release plan. As part of the plan, OAR staff helps inmates to get identification cards and find appropriate housing.

State guidelines are also followed for individuals being discharged from foster care. In accordance with State policy, all foster care youth, age 16 and older, have a transitional independent living plan which describes the services that will be provided to prepare and assist youth in transitioning from foster care to independence. Foster Care social workers support and encourage youth to participate in their transitional independence plan and take responsibility for achieving independence, with a designated Independent Living Coordinator to implement independent living services and initiatives. At age 18, when foster care youth legally become adults, they are strongly encouraged to remain in foster care placement and to continue to receive services that will help them become self-sufficient.

While Fairfax County does not have any publicly-funded hospitals, the Health Department works with private and nonprofit medical facilities to prevent people from being discharged into homelessness. A medically fragile respite program has been established to provide respite care not to exceed 30 days to homeless individuals in need of acute medical care. The medical respite program is limited by the number of beds available – four beds for male patients and one additional bed for females and one for families. The Health Department developed a Homeless Services Resource Guide which was distributed by hospital representatives to case management and discharge planning staff. The guide is intended to provide staff with supplemental information in order to make appropriate discharge planning decisions. In FY 2011 the Health Department coordinated, with other county agencies, an annual training to provide updates to hospital case managers and discharge planners regarding homeless resources, and will continue to partner in conducting this training in the future. The overall medical, mental health and corrections discharge planning process is being evaluated and streamlined and incorporated into the county's 10 Year Plan to End Homelessness. Individuals being discharged from a hospital, mental health facility of jail will be connected with the community-based Housing Opportunities Support Teams (HOST) that have been established and will provide and/or coordinate pertinent housing and support services for persons who are homeless or at risk of becoming homeless.

Fairfax County ESG funds are not used to support homeless discharge coordination activities.

SECTION IV – COMMUNITY DEVELOPMENT

1. Assessment of Relationship of CDBG Funds to Goals and Objectives
 - a. Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.
 - b. Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.
 - c. Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.

CDBG Priorities, Goals and Beneficiaries, FY 2012

Funding priorities for the FY 2011 – 2012 CCFP funding process were organized according to four outcome areas which related to the priorities, needs, goals and specific objectives identified in the Consolidated Plan. All CDBG-funded activities benefited low and low/moderate income persons. The outcome area funding priorities were Prevention, Crisis Intervention, Self-Sufficiency and Ongoing Assistance for Independent Living.

The **Prevention** outcome was designed to help families and individuals remain independent by providing the tools and resources necessary to prevent future and ongoing dependence. In FY 2012, nonprofit projects for the **Prevention** priority area were funded with resources other than CDBG. No nonprofit affordable housing or targeted public services projects under the **Prevention** priority were funded by CDBG.

The **Crisis Intervention** outcome area assisted individuals and families in crisis receive sufficient help to overcome short-term problems and move quickly back to independence.

In FY 2012, the following nonprofit targeted public service projects were funded under **Crisis Intervention**:

ORGANIZATION	PROJECT TITLE	CDBG FUNDING
Fairfax Area Christian Emergency and Transitional Services, Inc.	Emergency Services & Supportive Housing	\$46,069
Good Shepherd Housing and Family Services, Inc. Services, Inc.	Emergency Services – Keeping Families at Home	\$59,510

The goal of the **Self-Sufficiency** outcome area was to help families, individuals, neighborhoods and communities receive comprehensive services to attain self-sufficiency.

In FY 2012, the following nonprofit targeted public services and affordable housing projects were funded under **Self-Sufficiency**:

ORGANIZATION	PROJECT TITLE	CDBG FUNDING
The Brain Foundation	Laura's House	\$300,000
Christian Relief Services, Inc.	Homeless Transitional Housing	\$117,690

Ethiopian Community Development Council Enterprise Development Group	Microenterprise Program	\$73,000
Fairfax Area Christian Emergency and Transitional Services	Education & Community Development	\$29,256
Good Shepherd Housing and Family Services, Inc. Services, Inc.	Homes For the Working Poor, Elderly & Disabled	\$94,054
Homestretch, Inc.	Aggressive Dynamic Debt Reduction Elimination & Savings Strategies	\$35,600
Homestretch, Inc.	English as a Second Language	\$40,000
Homestretch, Inc.	Transitional Housing	\$380,000
Reston Interfaith Housing Corporation	RIHC Affordable Housing Acquisition	\$155,469
Town of Herndon	Bilingual Housing Rehabilitation Specialist	\$89,380

The **Ongoing Assistance** for Independent Living outcome area provided assistance to people, neighborhoods and communities that have continuing and long-term needs achieve or maintain healthy, safe and independent lives to the maximum extent feasible.

In FY 2012, the following nonprofit targeted public services and affordable housing projects were funded under **Ongoing Assistance for Independent Living**:

ORGANIZATION	PROJECT TITLE	CDBG FUNDING
New Hope Housing, Inc.	Housing First Services for Chronically Homeless Adults	\$71,250
Wesley Housing Development Corporation	Supportive Services	\$110,000

All FY 2012 projects funded by CDBG provided services or activities that benefited low- and moderate-income persons and addressed outcome area funding priorities.

2. Changes in Program Objectives
 - a. Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.
 - b.

Homelessness Prevention and Rapid Re-Housing Program (HPRP)

The Consolidated Plan One-Year Action Plan for FY 2009 was amended to include implementation of HPRP activities under Title XII of the American Recovery and

Reinvestment Act of 2009 (Recovery Act). Fairfax County received \$2,462,398 from HUD under the Homelessness Prevention and Rapid Re-Housing Program (HPRP). The Plan amendment was approved by HUD in July 2009 and was implemented in the fall of 2009 during FY 2010.

The intent of the HPRP funds is to provide funding for housing-related expenses to persons at or below 50 percent of Area Median Income (AMI) who are homeless or who would be homeless if not for this assistance. Other expenses, such as child care, employment training, payment of credit card bills or other consumer debt, food, medical or dental care, and medicines are not eligible. In addition, financial assistance to pay for mortgage costs; construction or rehabilitation costs; and home furnishings are not eligible. Rent and utility assistance as well as security deposits are among the eligible forms of assistance, as are services to assist households to obtain housing or maintain their housing.

The eligible activities for HPRP are closely aligned with the activities envisioned for the Housing Opportunity Support Teams (HOST) component of the 10-Year Plan to Prevent and End Homelessness (10-year Plan). The 10-year plan was approved by the Fairfax County Board of Supervisors in March 2008, and was in the process of being implemented in 2009. The primary function of HOST is to coordinate and manage prevention, housing placement, and supportive services for those who are homeless or at risk of becoming homeless. Key to this work was the establishment of community case manager positions to assess client needs, authorize assistance, establish short and long-term goals that may lead to self-sufficiency, provide supportive services, make appropriate referrals, and monitor client progress in meeting the established goals. HPRP funds were used to establish four community case manager positions by amending existing contracts with nonprofit homeless services providers. A fifth contract was also awarded to another nonprofit to establish and develop a network of housing locators designated to work with homeless persons to find and obtain adequate permanent housing. The housing locator program also works to develop relationships with landlords to enhance the capacity to move families and individuals from homelessness into permanent housing.

The original planning for HPRP anticipated that about 55 percent of the funds would be used for rapid re-housing, 37 percent would be used for prevention, with the remaining eight percent reserved for administration, data collection and reporting. In practice, the overwhelming need in the community has been for prevention assistance. Approximately 80 percent of the assistance provided by the community case managers has been focused on prevention of homelessness, and 20 percent on re-housing of persons who had become homeless. In order to better accommodate the need for prevention services, existing staff in homeless programs were trained to access HPRP funds to use for clients who were exiting their programs. For the housing locators, however, about 75 percent of their work is with rapid re-housing and 25 percent is with persons who are at risk of losing their housing and need a more affordable alternative to prevent them from becoming homeless. Budget adjustments have been made in order to adequately fund the Housing Relocation and Stabilization Services provided through the contracts with the nonprofit agencies: Financial Assistance was revised from \$1,560,000 to \$1,564,024; Data Collection and Reporting was reduced from \$79,279 to \$4,684; Administration was reduced to \$22,372 and Housing Relocation and Stabilization Services was increased from \$700,000 to \$871,319.

The launching of HOST through the use of HPRP funds involved the combined work of hundreds of individuals in dozens of nonprofit organizations, county agencies, and faith-based communities all collaborating to design the operational system, develop referral procedures, protocols, and forms, establish contracts, hire staff, revise the HMIS system to incorporate HPRP data, and conduct training on the process and the data system requirements for those who would use it. The HOST system became operational on November 16, 2009. In the planning process, it was anticipated that 145 households, including 348 persons, would receive financial assistance for rent, security deposits, utility assistance or deposits, and moving costs or temporary motel vouchers. By the end of June 2012, 461 households, including 1,225 people, have received these services through the county's allocation of HPRP funds. Over \$1.5 million of the financial assistance was expended by June 30, 2012. All of the housing relocation and stabilization service funds were expended by the end of calendar year 2011. All of the HPRP funds were expended by the end three-year grant period in July 2012.

Due to the success of the HPRP funds in preventing and ending homelessness, the Fairfax County Board of Supervisors approved the use of funds to provide HPRP-like direct financial assistance throughout FY2012. Fairfax County has proposed to HUD that all of the new Emergency Solutions Grants (ESG) funds will be used in FY 2013 to provide direct financial assistance and rental assistance. These funds will allow the community to sustain the programs and services established with the use HPRP funds that have proven to be so effective.

CDBG-R

Under Title XII of Division A of the Recovery Act, Congress designated \$1 billion for communities nationwide to carry out eligible activities under the CDBG program on an expedited basis. This grant program under Title XII is a supplemental appropriation and is commonly referred to as the CDBG Recovery (CDBG-R) Program. Fairfax County will receive \$1,610,504 from HUD under the program. Activities eligible under the CDBG program are eligible under the CDBG-R Program, such as acquisition and rehabilitation of housing units; improvements of public facilities; and provision of public services, limited to 15 percent of the CDBG-R grant.

The following are the uses of the federal CDBG-R funds by Fairfax County in FY 2012:

Rehabilitation of Affordable Housing by Nonprofit Organizations - \$600,000: A total of \$86,629 was made available for nonprofit organizations to rehabilitate foreclosed properties that they will buy for the provision of affordable housing. The remaining \$513,371 was provided to nonprofit organizations for the rehabilitation of housing units in general that the nonprofit owns and is providing as affordable housing. This project involved the development of contracts for five (5) nonprofit projects, totaling 68 units. The rehabilitation of most of these units was completed in FY 2012.

Universal Design and Accessibility Modifications at West Ox Homes (formerly Sunrise House) Property 1:- \$100,000: Rehabilitation work was substantially completed. The property will be turned over from the FCRHA to the County Supervisors for use by the county's Department of Family Services and Office to Prevent and End Homelessness consistent with the county's Housing Blueprint.

Universal Design and Accessibility Modifications at West Ox Homes (Formerly Sunrise House) Property 2:- \$100,000: Rehabilitation work was substantially completed. The property will be turned over from the FCRHA to the County Supervisors for use by the county's Department of Family Services and Office to Prevent and End Homelessness consistent with the county's Housing Blueprint.

Rehabilitation of Mondloch House - \$79,454: Construction was underway at the end of FY 2012. Completion of the rehabilitation is anticipated in July 2013.

General Administration and Planning - \$161,050: 10 percent, or \$161,050, of CDBG-R funds is allocated for general administration and planning costs including contract management, preparation of reports and documents, technical assistance, financial management, administrative and professional support for various citizen participation processes, preparation of information for the County's Consolidated Plan, preparation of community plans, and compliance monitoring. Administration and planning work was carried out with CDBG-R funds drawn down regularly.

3. Assessment of Efforts in Carrying Out Planned Actions
 - a. Indicate how grantee pursued all resources indicated in the Consolidated Plan.
 - b. Indicate how grantee provided certifications of consistency in a fair and impartial manner.
 - c. Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.

Fairfax County generally pursued the resources identified in the Consolidated Plan. Detailed information is provided under Section I, Assessment of the One-Year Goals and Objectives.

The county was also very successful in pursuing homeless assistance activities and projects under its Continuum of Care process, as discussed in the "Homeless Needs" section of this document.

4. For Funds Not Used for National Objectives
 - a. Indicate how use of CDBG funds did not meet national objectives.
 - b. Indicate how did not comply with overall benefit certification.

During FY 2012, grantee funds were used exclusively for one national objective, and Fairfax County was in compliance with the overall benefit certification. The national objective for which funds were used is: Activities benefiting low and moderate income persons.

5. Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property
 - a. Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.

Consistent with the goals and objectives of activities assisted under the Uniform Act, the County through the Fairfax County Redevelopment and Housing Authority (FCRHA) took

the following applicable steps to minimize the displacement of persons from their homes during FY 2012:

- i. During the initial planning stages, each acquisition, rehabilitation and demolition is evaluated by DHCD to determine the impact on persons occupying the project.
 - ii. During the planning stages, consideration is given to the needs of the existing residents.
 - iii. Rehabilitation of existing occupied structures is considered before demolition activity was undertaken.
 - iv. Rehabilitation of structures is geared toward assisting present occupants of the project to remain in the project.
 - v. If necessary, enlargement of units to accommodate overcrowded project residents is considered during rehabilitation phases.
 - vi. If possible, projects are planned so that replacement units are available at the time they are needed.
 - vii. Whenever possible, vacant dwellings are selected for acquisition in place of occupied units.
 - viii. When possible, projects are phased to reduce permanent displacement.
 - ix. Residents are kept informed of projects and are re-surveyed by DHCD periodically to determine changes in family composition and income.
 - x. If temporary relocations are necessary, priority consideration is given to onsite temporary moves.
- b. Describe steps taken to identify households, businesses, farms or nonprofit organizations who occupied properties subject to the Uniform Relocation Act or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.

The Fairfax County Department of Housing and Community Development (HCD) provided technical assistance and information to sub-recipients involved in the relocation, acquisition, demolition or rehabilitation, conversion or demolition with CDBG, HOME, or Section 108 loans during FY 2012. HCD performed relocation reviews for 36 projects to determine if relocation under URA or Section 104(d) applies. Relocation requirements under the Fairfax County Voluntary Relocation Guidelines were also reviewed for these projects.

- c. Describe steps taken to ensure the timely issuance of information notices to displaced households, businesses, farms, or nonprofit organizations.

One hundred twenty-six (126) households received relocation assistance due to acquisition or rehabilitation with the use of federal funds. Assistance and advisory services consisted of one or more of the following activities: Timely notification, advisory services, comparable housing referrals, and financial assistance. One household received financial assistance to permanently relocate during FY 2012.

6. Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons
- a. Describe actions taken by grantee and businesses to ensure first consideration was or will be given to low/mod persons.

- b. List by job title of all the permanent jobs created/retained and those that were made available to low/mod persons.
- c. If any of jobs claimed as being available to low/mod persons require special skill, work experience, or education, provide a description of steps being taken or that will be taken to provide such skills, experience, or education.

No low-mod jobs were created with county CDBG in FY 2012.

- 7. Low/Mod Limited Clientele Activities – for activities not falling within one of the categories of presumed limited clientele low and moderate income benefit
 - a. Describe how the nature, location, or other information demonstrates the activities benefit a limited clientele at least 51% of whom are low- and moderate-income.

Fairfax County and its subrecipients continued to undertake activities serving very low, low and moderate income clientele. Either (1) the clientele served by the activities either met the criteria for being presumed very low, low and moderate income, (2) the clientele were required to provide information on family size and income to establish that at least 51% of the clientele were not exceeding the benefit limits, (3) the programs income eligibility requirements limited participation exclusively to low and moderate income clientele, or (4) the activities were of such a nature or in such a location that it could be concluded that the clientele were low and moderate income.

Examples of activities serving clientele who were presumed to be very low, low or moderate income included the *Homeless Transitional Housing Program* operated by Christian Relief Services, the *Emergency Services & Supportive Housing Program* provided by Fairfax Area Christian Emergency & Transitional Services, Inc. (FACETS), the *Homestretch Transitional Housing Program* operated by Homestretch, Inc., the *Housing First Services for Chronically Homeless Adults* program operated by New Hope Housing, Inc. and the *Supportive Services Program* operated by Wesley Housing Development Corporation. The Homeless Transitional Housing, Emergency Services & Supportive Housing, Transitional Housing and Housing First Services for Chronically Homeless Adults programs each served homeless households, which are presumed to be primarily very low, low and moderate income. The presumption of eligibility also is made with respect to the elderly clientele served by the Supportive Services Program.

Examples of activities for which program income eligibility requirements limited participation exclusively to low and moderate income clientele include the *Microenterprise Program* operated by ECDC Enterprise Development Corporation, the *Aggressive Dynamic Debt Reduction Elimination & Savings Strategies Program* operated by Homestretch, Inc. and the *Homes for the Working Poor, Elderly & Disabled Housing Program* operated by Good Shepherd Housing and Family Services, Inc. The *Microenterprise Program* provided business training and small loans to small businesses. The *Aggressive Dynamic Debt Reduction Elimination & Savings Strategies Program* provided financial literacy training and technical assistance to low-income clients. The *Homes for the Working Poor, Elderly & Disabled Housing Program* provided counseling, financial assistance and referrals for affordable housing to low-income clients.

Examples of activities for which clientele were required to provide information on family size and income to establish that at least 51% of the clientele were not exceeding the benefit limit included the *Bilingual Housing Rehabilitation Specialist Program* operated by the Town of Herndon and the *Laura's House Program* operated by The Brain Foundation. The *Bilingual Housing Rehabilitation Specialist Program* provided technical assistance and referrals to home owners for housing preservation rehabilitation activities. The *Laura's House Program* provided accessible supportive housing for adults with serious mental illness or brain disease.

Programs which were of such a nature and in such a location as to be presumed to serve predominantly very low, low to moderate income clientele included the *Education & Community Development Program* operated by FACETS, the *Homestretch Transitional Housing and Supportive Services Program*. The *Education & Community Development Program* is provided at a public housing complex. The *Supportive Services Program* is operated at an assisted living complex for low/moderate income seniors and persons with disability. The *Homestretch Transitional Housing Program* served clientele who are formerly homeless residents of transitional housing.

8. Program income received
 - a. Detail the amount of program income reported that was returned to each individual revolving fund, e.g., housing rehabilitation, economic development, or other type of revolving fund.
 - b. Detail the amount repaid on each float-funded activity.
 - c. Detail all other loan repayments broken down by the categories of housing rehabilitation, economic development, or other.
 - d. Detail the amount of income received from the sale of property by parcel.

See Attachment X.

Fairfax County HCD has no float-funded activity to report on for FY 2012.

9. Prior period adjustments – where reimbursement was made this reporting period for expenditures (made in previous reporting periods) that have been disallowed, provide the following information:
 - a. The activity name and number as shown in IDIS;
 - b. The program year(s) in which the expenditure(s) for the disallowed activity(ies) was reported;
 - c. The amount returned to line-of-credit or program account; and
 - d. Total amount to be reimbursed and the time period over which the reimbursement is to be made, if the reimbursement is made with multi-year payments.

N/A.

10. Loans and other receivables
 - a. List the principal balance for each float-funded activity outstanding as of the end of the reporting period and the date(s) by which the funds are expected to be received.
 - b. List the total number of other loans outstanding and the principal balance owed as of the end of the reporting period.

- c. List separately the total number of outstanding loans that are deferred or forgivable, the principal balance owed as of the end of the reporting period, and the terms of the deferral or forgiveness.
- d. Detail the total number and amount of loans made with CDBG funds that have gone into default and for which the balance was forgiven or written off during the reporting period.
- e. Provide a List of the parcels of property owned by the grantee or its subrecipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.

N/A.

11. Lump sum agreements

- a. Provide the name of the financial institution.
- b. Provide the date the funds were deposited.
- c. Provide the date the use of funds commenced.
- d. Provide the percentage of funds disbursed within 180 days of deposit in the institution.

N/A.

12. Housing Rehabilitation – for each type of rehabilitation program for which projects/units were reported as completed during the program year

- a. Identify the type of program and number of projects/units completed for each program.
- b. Provide the total CDBG funds involved in the program.
- c. Detail other public and private funds involved in the project.

FY 2012 Home Improvement Loan Program

There was no local funding provided to Home Improvement Loan Program (HILP) projects during FY 2012 and no CDBG funds were expended on HILP for personnel and operating costs. The FCRHA approved and authorized a temporary suspension of accepting new HILP applications from the general public effective February 1, 2010. On June 17, 2010, the FCRHA approved amending the policy to authorize HCD to accept new HILP applications at the request of the Fairfax County Department of Public Works and Environmental Services for critical sanitary sewer related projects, the Fairfax County Health Department for code violations and as requested by the County Executive.

FY 2012 Home Repair for the Elderly Program

The Home Repair for the Elderly Program served 113 households in FY 2012 using a total of \$13,855 in local funds. A total of \$222,801 in CDBG funds was expended on HREP for personnel and operating costs. The average household income served in FY 2012 was \$19,965, or approximately 20 percent of the Area Median Income (AMI) for a one-person household; this meets the HUD definition of “extremely low income”.

HREP Assisted Households by Race:

- African American: 14
- White: 68
- Asian: 24
- Hispanic: 6
- Other: 1

HREP Income Targeting:

- 0 – 30% AMI: 80
- 30 – 50% AMI: 20
- 50 – 80% AMI: 13

13. Neighborhood Revitalization Strategies – for grantees that have HUD-approved neighborhood revitalization strategies

- a. Describe progress against benchmarks for the program year. For grantees with Federally-designated EZs or ECs that received HUD approval for a neighborhood revitalization strategy, reports that are required as part of the EZ/EC process shall suffice for purposes of reporting progress.

N/A

Antipoverty Strategy

1. Describe actions taken during the last year to reduce the number of persons living below the poverty level.

The Fairfax County Consolidated Community Funding Pool (CCFP) is a competitive grant process for funding human services through community based organizations. Begun in 1997, the CCFP combines Fairfax County General Fund dollars along with the Community Development Block Grant (CDBG) and the Community Services Block Grant (CSBG). The CCFP provided funding for several projects that met the priority to provide supports that assist individuals and families in achieving self-sufficiency. Programs funded through the CCFP with CSBG funds are targeted towards households with incomes at or below 125% of the Federal Poverty Program Guidelines. In FY 2012 CSBG funds totaling \$614,719, were used for the following types of projects, based on the funding priorities of the Community Action Advisory Board (CAAB) which oversees the disbursements of the CSBG funds:

- Housing; 35%
- Emergency Services; 25%
- Health; 20%
- Education; 10%
- Employment.10%

Eight Community-Based Organizations received a total of nine contracts partially or fully funded with CSBG. These organizations report quarterly to the CAAB on the success of their programs. They are:

ACE Foundation – Education for Independence. Education for Independence (EFI) is a workforce development program that provides education, job training, counseling and support leading to employment and increased marketability, self-

sufficiency and independence for low-income single parents with custody of their children, single pregnant women and displaced homemakers (widowed, separated, divorced) residing in Fairfax County.

Alternative House – Culmore Youth Outreach Center. The Culmore Youth Outreach Program provides a drop in youth center for at-risk/low income youth (in grades 7th through 12th) in the areas of counseling, homework assistance, supervised recreation, job training and community service opportunities in an effort to help youth gain the knowledge, skills and abilities to make sound decisions. The activities are designed to prevent youth from joining gangs and create opportunities that will promote positive self-esteem, academic success, build character and teach youth problem solving skills.

Alternative House – Assisting Young Mothers - AYM provides counseling and support for pregnant and parenting teens through residential and community-based programs. Young women receive counseling, shelter, life skills training, parenting education, and job readiness training to help them become nurturing parents and successful members of the community.

Food For Others - Food for Others (FFO) provides food to needy residents throughout Fairfax County. FFO obtains and distributes free food to the hungry of Northern Virginia and supports food programs of other community-based organizations. Activities include the provision of emergency food distributions each month to 130 low-income families; the provision of supplementary food 3-5 nights each week for 150 low-income families; and the provision of bulk food distributions to support 22 other Fairfax County community-based organizations in their feeding of needy families and individuals.

Infant/Toddler Day Care – Family Child Care Teacher Training & Workforce Development - The Family Child Care Teacher Training & Workforce Development program provides training and support services to low and moderate income individuals and/or immigrants to help them become skilled, professional early child care teachers that allows them to reach sustainable economic self-sufficiency.

Northern Virginia Community College – Restorative Dental Clinic - The NVCC Restorative Dental Clinic provides access to affordable dental care to extremely low/low income residents of Fairfax County while at the same time, providing clinical training experiences for dental hygiene students.

Northern Virginia Family Services – Training Futures - Training Futures offers a 24-week job-training program for low income Northern Virginia residents to prepare unemployed and underemployed persons to meet the needs of area employers. Two curriculums are offered: basic office skills and skills to work in health care settings. The program's goal is to find clients jobs with competitive wages, benefits and career paths. The program is part-time, from 9:00 a.m. to 2:00 p.m. Monday through Friday, which allows trainees to work full or part-time jobs in the afternoons, evenings and weekends.

Pathway Homes – Pathways to Self-Sufficiency - Pathways to Self-Sufficiency program provides intensive supportive services and non-time limited housing

linked to appropriate supportive and rehabilitative services to high risk individuals who suffer from chronic homelessness, serious mental illness and /or dual diagnoses. These individuals require highly intensive supportive services in order to maintain stability in the community. The goal of the program is to integrate these individuals into the community and normalize their lives as much as possible.

Residential Youth Services, Inc. – LIFT One and LIFT Two - The Living Independently for Tomorrow Program (LIFT One and LIFT Two) provides transitional living and support services to homeless youth and foster care youth, ages 17-21, countywide. LIFT One (homeless youth) and LIFT Two (foster care youth) focuses on 5 key areas: housing, vocational/educational services, life skills preparation, therapeutic services, and the development of a community network of services including health providers, employers, and community mental health agencies.

United Community Ministries – Bryant Early Learning Center - The Bryant Early Learning Center (BEL) provides childcare services to low income children ages 6 weeks to 5 years. The program implements the High Scope Curriculum into the classroom activities and administers the Denver II screening to determine the children's' developmental level of functioning; the Early Learning Accomplishment Profile (ELAP) is used to assess the children's' developmental progress.

The Fairfax County Department of Housing and Community Development (DHCD) and the Fairfax County Department of Family Services (DFS) coordinate efforts and share responsibilities in fighting poverty. DHCD entered into a cooperative agreement with DFS to share information and/or target supportive services. Other coordination efforts between the DHCD and DFS include client referrals, information sharing regarding mutual clients (for rent determinations and otherwise), coordination of the provision of specific social and self-sufficiency services and programs to eligible families, and joint administration of programs. Specific programs include:

- **Housing Choice Voucher:** DHCD, DFS and (Office to Prevent and End Homelessness) OPEH agencies administer three special programs for homeless families which are designed to enhance their self-sufficiency; families receive supportive services from non-profit partners during their participation.
- **Partnership for Permanent Housing:** DHCD and DFS operate the Partnership for Permanent Housing, in cooperation with three Fairfax County nonprofit organizations (Northern Virginia Family Service, Reston Interfaith, and New Hope Housing). PPH provides stabilized, affordable rental housing and intensive case management and supportive services to homeless and formerly homeless families. The primary goal of the program is for families to achieve self-sufficiency and homeownership. The program completed its fifth and final year during FY 2012.
- **Transitional Housing:** DFS /OPEH also operate transitional housing which provides intensive case management and temporary housing for up to 24 months for 36 families.
- **Permanent Supportive Housing:** DFS/OPEH recently converted one of its transitional housing programs into permanent supportive housing; 19 high risk

- families with a history of chronic homelessness, documented child welfare involvement, and a disabled head of household will be served .
- **Unification Program:** HCD receives Family Unification Vouchers (housing choice vouchers) from HUD; families in which their lack of housing places children at risk of foster care, or families who can have their children returned when they find suitable housing are appropriate candidates for this program. DFS screens and refers the families; we provide follow up case management for them for one year after they receive their voucher. FACETS is also providing the follow up case management if the family no longer needs DFS services.

Under the Department of Family Services, the Community Action Advisory Board (CAAB) serves as an advisory body to the Fairfax County Board of Supervisors. The CAAB advises the Board on the needs, concerns and aspirations of low-income persons and recommends policies that promote meaningful change. The CAAB makes the determination as to which projects will receive CSBG funding through the CCFP process.

SECTION V – NON-HOMELESS SPECIAL NEEDS

1. Identify actions taken to address special needs of persons that are not homeless but require supportive housing, (including persons with HIV/AIDS and their families).

Specific HOPWA Objectives

1. Overall Assessment of Relationship of HOPWA Funds to Goals and Objectives
Grantees should demonstrate through the CAPER and related IDIS reports the progress they are making at accomplishing identified goals and objectives with HOPWA funding. Grantees should demonstrate:
 - a. That progress is being made toward meeting the HOPWA goal for providing affordable housing using HOPWA funds and other resources for persons with HIV/AIDS and their families through a comprehensive community plan;
 - b. That community-wide HIV/AIDS housing strategies are meeting HUD's national goal of increasing the availability of decent, safe, and affordable housing for low-income persons living with HIV/AIDS;
 - c. That community partnerships between State and local governments and community-based non-profits are creating models and innovative strategies to serve the housing and related supportive service needs of persons living with HIV/AIDS and their families;
 - d. That through community-wide strategies Federal, State, local, and other resources are matched with HOPWA funding to create comprehensive housing strategies;
 - e. That community strategies produce and support actual units of housing for persons living with HIV/AIDS; and finally,
 - f. Those community strategies identify and supply related supportive services in conjunction with housing to ensure the needs of persons living with HIV/AIDS and their families are met.
2. This should be accomplished by providing an executive summary (1-5 pages) that includes:

- a. Grantee Narrative
 - i. Grantee and Community Overview
 - (1) A brief description of your organization, the area of service, the name of each project sponsor and a broad overview of the range/type of housing activities and related services.
 - (2) How grant management oversight of project sponsor activities is conducted and how project sponsors are selected.
 - (3) A description of the local jurisdiction, its need, and the estimated number of persons living with HIV/AIDS.
 - (4) A brief description of the planning and public consultations involved in the use of HOPWA funds including reference to any appropriate planning document or advisory body.
 - (5) What other resources were used in conjunction with HOPWA funded activities, including cash resources and in-kind contributions, such as the value of services or materials provided by volunteers or by other individuals or organizations.
 - (6) Collaborative efforts with related programs including coordination and planning with clients, advocates, Ryan White CARE Act planning bodies, AIDS Drug Assistance Programs, homeless assistance programs, or other efforts that assist persons living with HIV/AIDS and their families.
 - ii. Project Accomplishment Overview
 - (1) A brief summary of all housing activities broken down by three types: emergency or short-term rent, mortgage or utility payments to prevent homelessness; rental assistance; facility based housing, including development cost, operating cost for those facilities and community residences.

Grantee Narrative

Organizational Description

Funding for the federal Housing Opportunities for Persons with AIDS (HOPWA) program throughout Metro Washington comes from HUD to the Washington DC Department of Health, HIV/AIDS, Hepatitis, STD and Tuberculosis Administration S (DC DOH/HAHSTA), acting as the regional grantee. Northern Virginia Regional Commission (NVRC) administers the Virginia portion of Metro Washington HOPWA under an Intergovernmental Agreement with DC DOH/HAHSTA. NVRC is a council of local governments serving a number of Virginia localities that are a part of the Washington D.C. eligible metropolitan area.

The Suburban Virginia HOPWA service area consists of 15 cities and counties, including: Alexandria, Arlington, Clarke, Fairfax City, Fairfax County, Falls Church, Fauquier, Fredericksburg, Loudoun, Manassas, Manassas Park, Prince William, Spotsylvania, Stafford, and Warren. About one-third of the state's population and nearly 30% of Virginia's HIV/AIDS cases are found within the Suburban Virginia HOPWA service area.

Established in 1924, Northern Virginia Family Service is a private, nonprofit community service resource dedicated to helping individuals and families find and develop supports

to aid with self-sufficiency and brighter futures. Each year, NVFS assists individuals/families prevent homelessness or maintain stable housing through NVFS' various housing programs. NVFS offers housing programs consisting of HOPWA which includes TBRA (Tenant-Based Rental Assistance) and STRMU (Short-Term Rent, Mortgage, and Utilities), Homeless Intervention Program (HIP), Arlington Housing Counseling Program, and Transitional Housing Programs. Participants enrolled in any of the housing programs are eligible for other support services that are offered through the organization.

NVFS supportive services are comprised of childcare, counseling, low-cost medical and dental services, foster and respite care, job training, and auto repair/loan programs. NVFS' service area covers much of the Northern Virginia region which includes Fairfax, Arlington, Prince William, and Loudoun Counties.

Grant Management

NVRC manages the HOPWA grant and distributes funds to program sponsors (subcontractors) through either competitive application or contract renewal of existing contracted agencies with satisfactory performance.

NVRC monitors the activities of its HOPWA subcontractors through site visits, report review, and meetings to assess progress on program activities and determines the need for adjustments to contract awards. A number of technical assistance activities are offered to subcontractors each year.

Washington, DC Metropolitan HOPWA Service Area

Epidemiological data collected by the Virginia Department of Health and reported in the Virginia HIV Surveillance Annual Report 2011, reports as of December 31, 2011 there are approximately 6781 people living with HIV or AIDS in the northern region of the state. This represents 28% of all HIV/AIDS cases in the state of Virginia. Of those, 1915 cases were located in Fairfax County.

The suburban Virginia jurisdiction of the Washington, DC Metropolitan HOPWA Service Area is vast in size and diversity. The service area is comprised of urban and rural communities each with great variations in the number of people living with HIV (PLWHIV). As an example, the number of cases of PLWHIV range from 1683 in Alexandria, a more urban area, to 117 in Spotsylvania a more rural, with 801 in Prince William, a mix of urban and rural areas.

NVRC serves as the administrative agent for northern Virginia for the Washington DC EMA for Ryan White Part A, Part B, and Minority AIDS Initiative funding. NVRC estimates about 2628 Ryan White eligible PLWHIV receive medical care and support services from this program annually. About 675 PWHIV in the service area receive medical care through the Virginia Medicaid program. The number of PLWHIV in suburban Virginia remains unclear.

NVRC's strongest indicator of need for housing among PLWHIV is the regional HOPWA Waiting List, which currently includes the names of 298 PLWHIVs who are seeking

ongoing assistance or permanent housing placement in the Suburban Virginia service area.

HOPWA Planning and Public Consultations

Needs and preferences for the use of the current round of HOPWA funds were received via two public comment opportunities -- one sponsored by NVRC for Northern Virginia in August 2010 and a public hearing designed to receive comments on the Consolidated Plan for the District of Columbia, of which metro DC HOPWA is a part, in December 2010. Other information sharing activities were held with concerned groups in the service area, including the 125 member Northern Virginia HIV Consortium (the Consortium), a group of consumers, providers and advocates that advises NVRC on HIV/AIDS priorities and trends. Information is also received from HOPWA clients who provide personal information on successes and challenges as they interact with the HIV Resources Project.

Other Resources

During the last program year, the Suburban Virginia HOPWA program leveraged approximately \$852,865 dollars in additional funds from state, federal, or local government funds; private fundraising; and/or in-kind contributions (such as uncompensated staff time on grant activities).

Types of leveraged funds available are summarized in the chart that follows:

Service Type	State/Federal Funds (non-HOPWA)	Local Government Funds	Private Fundraising	In Kind Contributions
Housing Info & Referral	✓	✓		✓
Operating Support	✓		✓	✓
TBRA	✓	✓	✓	✓
STRMU			✓	✓
Support Services		✓	✓	✓
Transitional Units	✓	✓	✓	✓

Table 5 – 1: HOPWA and Leveraged Resources

Collaborative Efforts

Planning for the use of HOPWA dollars in Suburban Virginia has always been loosely coordinated with the available Ryan White funding to ensure the widest array of services is provided, without duplication among funding sources. Starting in 2011, a much more concerted effort was made to plan across Ryan White and HOPWA funding streams to enable the Northern Virginia region to return Ryan White funding back to Virginia Department of Health to address AIDS Drug Assistance Program (ADAP) shortfalls.

Project Accomplishment Overview

NVRC-Funded Services: FY 2012 Outcomes

A subset of allowable HOPWA services is funded in Suburban Virginia. These services are summarized below.

Table 5 – 2: NVRC HOPWA Services

Service Area	Performance during last contract period	Service Delivery Unit
Housing Information & Referral	16,758	website hits/ telephone inquiries
Operating Support	13	households assisted
Tenant-Based Rental Assistance (TBRA)	101	households assisted
Short-term Rent, Mortgage & Utilities (STRMU)	66	households assisted
Support Services (including: legal services, entitlements counseling, transportation, and tenant services)	732	households assisted
Transitional Housing Units	2	households assisted

Project Sponsors

Suburban Virginia HOPWA funds the following services and subcontract providers:

- Northern Virginia Family Service (NVFS) provides tenant-based rental assistance (TBRA) and Short Term Mortgage and Utility Assistance (STRMU) to HOPWA eligible clients.
- Arlington County Department of Human Services, Section 8 Office administers the TBRA program for HIV-positive residents of Arlington County.
- Prince William County Department of Housing and Community Development provides TBRA program for HIV-positive residents of Prince William County.
- Food and Friends (F&F) provides food and meals to persons living with HIV AIDS. This service is provided by individual home-delivered meals, home-delivered groceries and through individual nutritional counseling.
- Legal Services of Northern Virginia (LSNV) provides HOPWA clients with legal services and entitlements counseling. Clients are assisted in areas of: housing, family issues, employment, and assistance in receiving other public benefits. Two hundred fifty eight (258) persons living with HIV were assisted by LSNV during the program year
- Northern Virginia AIDS Ministry (NOVAM) assists HOPWA clients with transportation to medical and related appointments, such as mental health or

substance abuse treatment. Transportation may take the form of van rides, fare for Metro public transit, other bus services, and emergency taxi vouchers. During the program year, NOVAM worked with 182 clients on an ongoing basis

- Wesley Housing Development Corporation (Wesley) owns and operates a HUD 811 project in Fairfax County that has eight one-bedroom and four two-bedroom units available exclusively for persons with HIV/AIDS. HOPWA funds provide partial support for maintaining the physical plant of the facility and supportive services for tenants.

Homestretch purchased two units of transitional housing with a previous year's HOPWA award. These units are available to PWA families for a two-year term. Homestretch provides an intensive, wraparound complement of supportive services to ready participants for successful, independent living.

- NVRC operates the HIV Resources Project, a web-based information and referral portal for persons affected by HIV and AIDS and their caregivers. The site includes information on HOPWA services available in the region, local lists for affordable housing resources and homeless shelters, housing search assistance, as well as information on HIV treatment, support groups, and related services. Activities of the Northern Virginia HIV Consortium are also publicized on this website. Limited telephone assistance is also available as part of this service.
- Wholistic Family Agape Ministries provides case management and related services to persons living with HIV AIDs. This includes assistance in identifying and finding suitable living arrangement, assistance in working with government organization and maintaining a healthy life style. During the years they worked with 45 families on a variety of housing issues.

NVFS Housing Activities Summary

NVFS offers HOPWA tenant-based rental assistance (TBRA) and Short-Term Rent, Mortgage, and Utilities (STRMU) to assist persons living with HIV/AIDS secure stabilized housing and prevent homelessness.

The TBRA program provides ongoing housing assistance in the form of a rent subsidy paid directly to participating landlords on behalf of program clients. This program enables low-income clients to pay their rent and utilities and maintain housing stability until there is no longer a need or until they are able to secure other housing options. Clients can also apply to use TBRA if they are in need of financial assistance for security deposit payments and the first month's rent. Clients receive help finding affordable housing through continued support from case managers that constantly collaborate with current and new landlords. A total of 41 HOPWA clients received TBRA in FY 2012.

The STRMU program provides short-term rent, mortgage, and utility payments to clients that are in danger of becoming homeless. Clients are eligible for a maximum of 21 weeks of financial assistance in a 52-week period. Eligible clients must be experiencing an unforeseen circumstance to meet the criteria for financial assistance. A total of 27 HOPWA clients received STRMU assistance in FY 2012.

Creation of HOPWA Units

No HOPWA units were created with FY 2012 funds.

Supportive Services

HOPWA case managers continue to support their clients and their families to maintain self-sufficiency. When a need is communicated by the client to their case manager the client is referred for services either internally or externally to resolve any issue that has manifested. HOPWA case managers participate in NVFS' unique support services in order to give their clients intangible items for them and their families.

NVFS' supportive services are comprised of childcare, counseling, low-cost medical and dental services, foster and respite care, job training, and auto repair/loan programs. NVFS' service area is much of the Northern Virginia region which includes Fairfax, Arlington, Prince William, and Loudon Counties.

Special programs that have assisted HOPWA clients are the Back to School Drive and the Holiday Drive Programs. Through the Back to School Drive, clients with school-aged children would receive backpacks full of school supplies to assist their children with their education during the school year. The Holiday Programs, called Gifting for Families, provide clients with Grocery Gift Cards for Thanksgiving and gift cards and/or toys for clients and their children during Christmas. In addition, NVFS has offered free financial education workshops to any clients who are interested, with topics that have included Financial Institutions, Budgeting, Credit Repair and Bankruptcy.

In order to meet the needs of the clients, HOPWA case managers continually collaborate with others in the community as well as keeping them informed of NVFS special programs. Clients benefit from these programs as a way to incorporate a sense of normalcy during difficult periods.

Other Accomplishments

N/A.

Eligibility

Barriers or Trends Overview

During FY 2012, HOPWA continued to face challenges and barriers in both the TBRA and STRMU programs. Referring case workers, clients, and landlords are often slow to return the required documents which are needed to process requests. For both the TBRA and STRMU programs, this issue prolongs the application procedure. Case managers strive to maintain close contact with the participants to insure that all parties are aware of the process and to answer questions as they arise.

Housing Affordability

The cost of rental housing is increasingly high and approval standards are becoming more stringent. HOPWA clients are often hampered by poor credit, low income, and in

some cases criminal records. Some landlords are reluctant to rent to voucher holders. Clients are encouraged to have prospective landlords contact their case manager to explain the program and answer the landlords questions. In addition, clients often have to use public transportation, which is costly and makes searching for housing more difficult. To overcome these difficulties, HOPWA case managers provide information to clients on affordable rental properties which have accepted HOPWA clients in the past and resources on the internet. In some cases clients have used private rental agents to locate units. HOPWA case managers have joined Fairfax Housing Locators and have attended the Spring 2012 Emergency and Permanent Housing Training Course to increase awareness of techniques and resources which can help clients find affordable housing.

Lack of Employment

Both the TBRA and STRMU clients still struggle with lack of available employment opportunities and the current economic environment continues to make finding employment very difficult. The direct negative impact on household income has serious repercussions for the clients' ability to remain healthy and independent. This ultimately increases the cost of the programs as client subsidies are higher.

Credit History

Credit issues continue to be an issue for clients trying to find housing and, as a result, many clients are being denied access to rental housing. Access to private landlords who do not check a credit history is limited as there is no way to identify or keep a comprehensive list of units available. An increasing number of landlords are now asking for credit reports and using realtors to help find tenants. Realtors almost always conduct a credit check which means even fewer units available for clients with credit problems. This past year, NVFS administered a series of financial literacy seminars in partnership with Capital One and TD Bank. NVFS has also begun a financial education course that was designed in collaboration with Freddie Mac to help make clients aware of different budgeting and credit issues.

Trends

It is assumed that the current crisis in the housing market will contribute to the continued hardship of finding affordable housing for county clients. While it is anticipated that there will be more houses on the market for rent resulting from an influx of military and civilian personnel moving to the area due to the Base Closing and Realignment (BRAC) project, it is also anticipated that many landlords will be more selective in who they rent to.

The availability of affordable housing units will be an issue that will continue to impact HOPWA clients for years to come. One possible method to address the shortage of affordable housing options in Fairfax County for this population will involve the conversion of HOPWA TBRA vouchers to a more permanent housing option. HIV/AIDS client are continuing to survive longer due to improved medical care and drugs and will continue to need housing support over the next ten years.

Another trend appears to be that the clients are continually having the same crisis and need for assistance month after month. These clients are exhausting their entire 21

weeks of eligibility upfront and do not have clear plans for once their weeks have run out. Fewer clients are in a situation that would only require assistance one time.

Lastly, another obstacle to the self-sufficiency goals of this population is the need to increase financial literacy skills, e.g., managing monthly budgets while subsiding on fixed incomes. They will need to budget adequately in order to remain financially stable. Although classes on these topics have been offered free of charge, clients are not taking advantage of these opportunities. It may be useful to require that clients enroll in financial literacy classes/training. It would also be helpful for service agencies to share information among themselves about the clients they are providing services to.

Other Information

N/A.

**Accomplishment Data
Leveraging**

Fairfax County HOPWA was able to leverage approximately \$2,175 in funds from a variety of sources which served several HOPWA clients with additional financial assistance in holiday, back to school, rental and utility assistance.

HOPWA Tenant Based Rental Assistance (TBRA)

TBRA provides ongoing monthly financial assistance to landlords on behalf of tenants/clients who are enrolled in the program. This program enables low-income clients to pay their rent and utilities and maintain housing stability until there is no longer a need or until they are able to secure other affordable housing options. Northern Virginia Family Service served 41 Fairfax County clients during FY 2012. A total of \$498,359.46 in HOPWA funds was expended on this activity in FY 2012.

The FY 2012 TBRA client population consisted of:

Race/Ethnicity	July 10 – June 11
White	5
Black/African American	28
Asian	2
Hispanic	1
African	5
TOTAL	41
Gender	July 10 – June 11
Males 18-30	1
Males 31-50	13
Males over 50	5
Females 18-30	2
Females 31-50	11
Females over 50	9
TOTAL	41
Monthly Household Income	July 10 – June 11

\$0-250	4
\$251-500	2
\$501-1000	13
\$1001-1500	11
\$1501-2000	7
Over \$2000	4
TOTAL	41

Table 5 – 3: HOPWA TBRA Client Demographics

TBRA – Security Deposit and First Month’s Rent

TBRA also provides financial assistance in the form of a security deposit and first month’s rent. Clients receive help finding affordable housing through continued support from the HOPWA case managers that constantly collaborate with current and new landlords. TBRA assistance was provided to 11 clients in FY 2012. A total of \$18,789.72 in HOPWA funds was expended on this activity in FY 2012.

The FY 2012 TBRA security deposit client population consisted of:

Ethnicity	July 10 – June 11
White	0
Black/African American	9
Asian	1
Hispanic	1
African	0
TOTAL	11
Gender	July 10 – June 11
Males 18-30	0
Males 31-50	6
Males over 50	0
Females 18-30	1
Females 31-50	1
Females over 50	3
TOTAL	11
Monthly Household Income	July 10 – June 11
\$0-250	0
\$251-500	0
\$501-1000	2
\$1001-1500	6
\$1501-2000	3
Over \$2000	0
TOTAL	11

Table 5 – 4: HOPWA Security Deposit Client Demographics

STRMU

STRMU provides households with short-term rent, mortgage, and/or utility payments to clients that are in danger of becoming homeless or to maintain a current housing situation. Clients are eligible for a maximum of 21 weeks of financial assistance in a 52-week period. Eligible clients must be experiencing an unforeseen circumstance to meet the criteria for financial assistance. This program operates on an emergency basis to assist in stabilizing the household.

STRMU provided financial assistance to 27 households. With all requests, clients and case managers complete an application for request of assistance. If approved, funds were paid directly to vendors. There was a total of \$356,226.91 in HOPWA funds that was expended on this activity. Overall, there were a total of 27 requests for assistance. There were 17 requests for rental assistance, 9 for utilities, and 1 for mortgage assistance. There were a total of 9 clients who received a combination of assistance; i.e. rent/mortgage and utilities.

The FY 2012 STRMU client population consisted of:

Race/Ethnicity	July 10 – June 11
White	5
Black/African American	12
Asian	1
Hispanic	5
African	4
TOTAL	27
Gender	July 10 – June 11
Males 18-30	0
Males 31-50	10
Males over 50	5
Females 18-30	0
Females 31-50	12
Females over 50	0
TOTAL	27
Monthly Household Income	July 10 – June 11
\$0-250	13
\$251-500	3
\$501-1000	2
\$1001-1500	6
\$1501-2000	0
Over \$2000	3

SECTION VI – OTHER NARRATIVE

CAPER Other Narrative Response

N/A.

ATTACHMENT I – FINANCIAL SUMMARY REPORTS

These reports provide CDBG and HOME expenditure information, as well as income information for CDBG. This data is extracted from the County's financial reports for County Fiscal Year 2012, as well as IDIS PR 26.

ATTACHMENT II – HOME MATCH REPORT

This report provides information on match contributions made for the County's Fiscal Year 2012 HOME Projects.

ATTACHMENT III – MINORITY BUSINESS ENTERPRISES (MBE) AND WOMEN BUSINESS ENTERPRISES (WBE) REPORT

This report provides information on contracts and subcontracts with Minority Business Enterprises (MBEs) and Women’s Business Enterprises (WBEs) in HOME projects during the County’s FY 2012.

ATTACHMENT IV – ACTIVITY SUMMARY (GPR) FOR GRANTEE (IDIS PR 03)

This report lists CDBG activities that were open during the program year. For each activity the report shows the status, accomplishments, program year narrative and program year expenditures. For each activity the report also shows the activity code, regulation cite, and characteristics of the beneficiaries.

ATTACHMENT V – SUMMARY OF COMMUNITY DEVELOPMENT ACCOMPLISHMENTS (IDIS PR 23)

This report should represent data on CDBG and HOME activity counts and disbursements by priority need categories, as well as data on CDBG accomplishments by various units of measure and housing units by various income gaps.

ATTACHMENT VI – SUMMARY OF CONSOLIDATED PLAN PROJECTS FOR PLAN YEAR 2011 (IDIS PR 06)

This report should track progress in implementing projects identified in the County's Action Plan.

ATTACHMENT VII – COPY OF FY 2012 CAPER PUBLIC NOTICE AS PRINTED IN LOCAL NEWSPAPER

COUNTY OF FAIRFAX, VIRGINIA AVAILABILITY OF CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT FOR FISCAL YEAR 2012

The Fairfax County Department of Housing and Community Development (HCD) has prepared a Consolidated Annual Performance and Evaluation Report (CAPER) for Fiscal Year 2012. The FY 2012 CAPER evaluates the county's use of Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), Emergency Shelter Grant/Emergency Solutions Grants (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) program funds for the period from July 1, 2011, through June 30, 2012. Members of the public are invited to review the draft report and provide comments before the final draft is submitted to the U.S. Department of Housing and Urban Development (HUD). Copies of the draft FY 2012 CAPER will be available and comments will be received beginning Thursday, Sept. 6, through Friday, Sept. 21, at the Fairfax County Department of Housing and Community Development, 3700 Pender Drive, Fairfax, Virginia, 22030, between the hours of 8 a.m. to 4:30 p.m., Monday through Friday. The report will also be available for this same period of time at the following Fairfax County Public Libraries: Reston Regional, Centreville Regional, Sherwood Hall Regional, and Patrick Henry Regional. The document will also be available online: at

<http://www.fairfaxcounty.gov/rha/fy2012caper.htm>. Written comments on this report may be submitted to the attention of Stephen E. Knippler, either at the Department address above or by e-mail: stephen.knippler@fairfaxcounty.gov. For questions, please call 703-246-5170 (TTY: 703-385-3578).

Fairfax County is committed to a policy of nondiscrimination in all County programs, services and activities and will provide reasonable accommodations upon request. To request special accommodations call 703-246-5101 or TTY 703-385-3578. Please allow 48 hours in order to make the necessary arrangements.



**ATTACHMENT VIII – PROJECT MAPS FOR FY 2012
(CDBG AND HOME)**

**ATTACHMENT IX – FY 2012 SECTION 108
ACCOMPLISHMENTS REPORT**

**ATTACHMENT X – FY 2012 PROGRAM INCOME
REPORTS (HOME and CDBG)**

FY 2012 Program Income CDBG: \$796,309.23

FY 2012 Program Income HOME: \$ 67,825.30

ATTACHMENT XI – Consolidated Plan Goals and Objectives

ATTACHMENT XII – CDBG Performance Measures Report (IDIS PR 83)

**ATTACHMENT XIII – CDBG Strategy Area, CDFI and
Local Target Area (IDIS PR 84)**

ATTACHMENT XIV – HOME Performance Report (IDIS PR 85)

ATTACHMENT XV – ESG Performance Measures Report (IDIS PR 81)

ATTACHMENT XVI – HOPWA Measuring Housing Stability Outcomes (IDIS PR 80)

**ATTACHMENT XVII – HOPWA Units/Households and
Funds Expended (IDIS PR 82)**

ATTACHMENT XVIII – Section 3 Compliance Information