

# Fund 50810: HOME Investment Partnerships Program

**Mission** To provide affordable housing through acquisition, rehabilitation, new construction and tenant-based rental assistance.

**Focus** The HOME Investment Partnerships Program (HOME) was established as part of the Cranston-Gonzalez National Affordable Housing Act of 1990. HOME funds are allocated on an annual basis to eligible participating jurisdictions based on a formula. The HOME Program requires a 25 percent local match from the participating jurisdiction which can come from any Housing and Community Development project, regardless of funding source. In FY 2022, the County will have adequate matching funds from HOME-eligible projects to satisfy the requirement, and no additional local funds need to be allocated in order to meet this requirement.

Details for specific projects in Program Year 30 (FY 2022) have been approved by the Board of Supervisors (BOS) and submitted to the U.S. Department of Housing and Urban Development (HUD) as part of the One-Year Action Plan for FY 2022.

**FY 2021 Initiatives** In FY 2022, estimated funding of \$2,141,854, an increase of \$201,159 or 10.4 percent over the FY 2021 Adopted Budget Plan amount of \$1,940,695, is included. Necessary adjustments to the estimate will be made as part of the *FY 2021 Carryover Review* after the final HUD award is received. FY 2022 funding will support Community Housing Development Organizations (CHDOs) and various other new and ongoing projects, including:

- A minimum 15 percent set-aside of \$321,279 mandated under HOME regulations from the County's total HOME allocation for eligible CHDOs, and a 10 percent set-aside of \$214,185 for administrative expenses (which includes the Fair Housing program) as permitted under HOME regulations will support CHDOs and Fairfax County Redevelopment and Housing Authority (FCRHA) organizational capacity.
- Upon approval of the final HUD award, it is anticipated that funding of \$690,231 will be available for the Tenant-Based Rental Assistance program (TBRA) and \$916,159 will be available for allocation to other projects outlined in the One-Year Action Plan for FY 2022.

## Budget and Staff Resources

Category	FY 2020 Actual	FY 2021 Adopted	FY 2021 Revised	FY 2022 Advertised	FY 2022 Adopted
<b>FUNDING</b>					
<b>Expenditures:</b>					
Housing Capital	\$0	\$827,091	\$0	\$916,159	\$916,159
Homeless/Special Needs	799,029	628,430	2,172,157	690,231	690,231
Community Housing Development Organizations	206,625	291,105	3,502,151	321,279	321,279
Administration	210,801	194,069	406,461	214,185	214,185
<b>Total Expenditures</b>	<b>\$1,216,455</b>	<b>\$1,940,695</b>	<b>\$6,080,769</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>
<b>AUTHORIZED POSITIONS/FULL-TIME EQUIVALENT (FTE)</b>					
Grant	2 / 2	2 / 2	2 / 2	2 / 2	2 / 2

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## FY 2022 Funding Adjustments

The following funding adjustments from the FY 2021 Adopted Budget Plan are necessary to support the FY 2022 program. Included are all adjustments recommended by the County Executive that were approved by the Board of Supervisors, as well as any additional Board of Supervisors' actions, as approved in the adoption of the Budget on May 4, 2021.

**Employee Compensation** **\$0**

It should be noted that no funding is included for a 1.00 percent market rate adjustment (MRA) for all employees in FY 2022, as the grants will absorb the impact within the existing award authorizations.

**U.S. Department of Housing and Urban Development (HUD) Award** **\$201,159**

An increase of \$201,159 is associated with the FY 2021 HUD award that was used to project expenditures in FY 2022.

## Changes to FY 2021 Adopted Budget Plan

The following funding adjustments reflect all approved changes in the FY 2021 Revised Budget Plan since passage of the FY 2021 Adopted Budget Plan. Included are all adjustments made as part of the FY 2020 Carryover Review, FY 2021 Mid-Year Review, FY 2021 Third Quarter Review, and all other approved changes through April 30, 2021.

**Carryover Adjustments** **\$4,140,571**

As part of the FY 2020 Carryover Review, the Board of Supervisors approved funding of \$4,140,571 due to the carryover of unexpended grant balances of \$3,931,391, an increase of \$201,159 due to the amended U.S. Department of Housing and Urban Development (HUD) award, and an appropriation of \$8,021 in revenue received in FY 2020.

**Third Quarter Adjustments** **(\$497)**

As part of the FY 2021 Third Quarter Review, the Board of Supervisors approved a decrease of \$497 due to the amended grant award from HUD. It should be noted that no funding was included in Personnel Services for a one-time compensation adjustment of \$1,000 for merit employees and \$500 for non-merit employees paid in May 2021, as the grants will absorb the impact within the existing award authorizations.

## Position Detail

The FY 2022 Adopted Budget Plan includes the following positions:

HOME INVESTMENT PARTNERSHIPS PROGRAM – 2 Positions			
Grants Management			
1	Housing/Community Developer IV	1	Housing Services Specialist II

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

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### FUND STATEMENT

Category	FY 2020 Actual	FY 2021 Adopted Budget Plan	FY 2021 Revised Budget Plan	FY 2022 Advertised Budget Plan	FY 2022 Adopted Budget Plan
<b>Beginning Balance</b>	\$12,818	\$0	(\$308,758)	\$0	\$0
<b>Revenue:</b>					
HOME Grant Funds	\$886,858	\$1,940,695	\$6,389,527	\$2,141,854	\$2,141,854
HOME Program Income	8,021	0	0	0	0
<b>Total Revenue</b>	<b>\$894,879</b>	<b>\$1,940,695</b>	<b>\$6,389,527</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>
<b>Total Available</b>	<b>\$907,697</b>	<b>\$1,940,695</b>	<b>\$6,080,769</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>
<b>Expenditures:</b>					
HOME Projects	\$1,216,455	\$1,940,695	\$6,080,769	\$2,141,854	\$2,141,854
<b>Total Expenditures</b>	<b>\$1,216,455</b>	<b>\$1,940,695</b>	<b>\$6,080,769</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>
<b>Total Disbursements</b>	<b>\$1,216,455</b>	<b>\$1,940,695</b>	<b>\$6,080,769</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>
<b>Ending Balance<sup>1</sup></b>	<b>(\$308,758)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

<sup>1</sup> A correction to accrued revenue for FY 2020 resulted in a negative FY 2020 Actual Ending Balance. This negative was addressed in the FY 2021 Revised Budget Plan.

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### SUMMARY OF GRANT FUNDING

Grant #	Description	FY 2020 Actual Expenditures	FY 2021 Revised Budget	FY 2022 Advertised Budget Plan	FY 2022 Adopted Budget Plan
1380025	Fair Housing Program	39,950.99	25,700.80	25,116	25,116
1380049	CHDO Undesignated	0.00	612,384.00	321,279	321,279
1380050	Tenant-Based Rental Assistance	531,053.04	1,399,860.19	690,231	690,231
1380051	Development Costs	0.00	0.00	916,159	916,159
1380052	Administration	170,850.29	380,760.21	189,069	189,069
1380082	Special Needs Housing	267,976.00	772,296.89	0	0
1380092	Affordable Housing RFP	206,625.00	2,889,766.58	0	0
<b>Total</b>		<b>\$1,216,455.32</b>	<b>\$6,080,768.67</b>	<b>\$2,141,854</b>	<b>\$2,141,854</b>