

2010-2011 City of Plano Action Plan

Prepared for the
United States Department of
Housing and Urban Development
by the
City of Plano, Texas



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1 Executive Summary

The City of Plano has received U.S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) funds since 1985 and Home Investment Partnership (HOME) funds since 2004. Over the years, these funds have helped improve the quality of life for many of the City of Plano's low-to-moderate income residents. These funds have also helped improve the vitality of many of the city's oldest neighborhoods, through producing new housing and rehabilitating older homes.

The City of Plano is classified as an entitlement community by HUD. Such a designation allows the City to enjoy a direct allocation of HUD funds annually. In exchange, the City of Plano must (1) every five years submit a Consolidated Plan stating how potential HUD funds will be used for the next five years, (2) annually submit an Action Plan that outlines the projects that will take place with the use of HUD funds, and (3) annually submit a Consolidated Annual Performance Evaluation Report (CAPER) detailing achievements over the grant year. The annual Action Plan serves as a road map to achieving the goals established in the Consolidated Plan.

The City of Plano will enter into its first year of the 2010-2014 Consolidated Plan on October 1, 2010, and the grant year ends September 30, 2011. The 2010-2011 Action Plan enables the City of Plano to begin achieving 2010-2014 Consolidated Plan goals. The projects set forth in the 2010-2011 Action Plan allow the City to successfully achieve Consolidated Plan goals. Although the availability of city general funds for activities that fall within consolidated plan goals has decreased by fifty percent (50%), the City of Plano will continue to combine general funds with CDBG and HOME funds to ensure that all goals are met, and therefore improve the quality of life for the citizens of Plano. The 2010-2011 Action Plan objective and outcome categories are (1) owner housing, (2) homeless, (3) special needs, and (4) public services. As can be seen in the Table 8.3 (2010-2011 Table 3A) in the Appendices, the outcomes of these categories will provide for new and/or accessible affordable housing, new and/or improved access to social services, and access to economic opportunity.

Finally, the self evaluation in Section 7.1 of this document highlights the City's overall progression toward completing 2005-2009 Consolidated Plan Goals and brief update on the 2009 Action Plan activities. Table 8.1 and 8.2 of this document provides a more in-depth status of 2009 Action Plan activities.

2 Plan Objectives

2.1 Resources

The following federal financial resources are anticipated to be received during the program year:

1. The City of Plano's Community Development Block Grant (CDBG) entitlement grant for 2010-2011 is \$1,385,905 an increase of \$112,604 from 2009-2010. In addition, the City expects to receive approximately \$102,000 in CDBG program income through rehabilitation loan repayments.
2. The City of Plano's HOME funding is \$477,993, with an estimated \$119,499 in matching funds. HOME funds have decreased \$4,447 from 2009-2010. In addition, program income from HOME will be approximately \$10,200.

The City of Plano also provides Buffington Community Services grants to eligible non-profit agencies, many of which provide services to CDBG-eligible clients. It is anticipated that approximately \$263,000 will be allocated for Consolidated Plan goals from these grants. During 2010-2011, the City of Plano will address obstacles to meeting underserved needs by providing Buffington Community Service grants to eligible agencies that work toward such needs.

The City anticipates that CDBG funds will leverage at least \$1.0 million annually through the Homeownership Financial Assistance Program. The City will have a minimum matching requirement of \$119,499 for the HOME program. This matching requirement will be met through non-governmental cash contributions to non-profit groups and Community Housing Development Organizations (CHDO), permit fee waivers, the value of donated materials and labor, sweat equity, and/or cash from the City's general fund. Additionally, funds are leveraged through public service activities.

The City anticipates that 90% of CDBG and HOME funds will be used for activities that benefit persons of low- and moderate-income.

2.2 Statement of Specific Objectives to be Addressed

The 2010-2014 Consolidated Plan sets forth five-year Community Development strategies, with various objectives. The specific five-year strategies and objectives for the program year 2010 are stated below and followed by the planned activities which will address them. Additional references are located in Tables 8.3 and 8.4 (2010-2011 Tables 3A and 3B) of the appendices.

2.2.1 2010-2014 Decent Housing Strategy (DH)

Strategy 1 Decent Housing (DH) : Encourage the provision of decent, safe and affordable housing for low and moderate income and special needs residents.

Objective DH-1.1: Preserve and enhance existing housing stock through home rehabilitation.

City of Plano Housing Rehabilitation

The City will allocate \$900,000 from CDBG to rehabilitate dwelling units. Of that amount, approximately \$102,000 is CDBG program income.

City of Plano Helping Partners

The City's Helping Partners program will use \$12,000 in CDBG funds to connect homeowners and neighborhoods in low-to moderate income areas with volunteer groups that provide repairs, cleanups and other maintenance services. All census tracts with an area median income of 26% or higher make up the service area for this program. All residents located within the service areas qualify for assistance through this program.

Objective DH-1.2: Create affordable homeownership opportunities through homeownership assistance, new construction and/or acquisition and rehabilitation of land and properties for income qualifying households.

Plano Housing Corporation

The Plano Housing Corporation (CHDO) will receive \$23,899 in CHDO Operating (HOME) funds, \$84,594 in CHDO Reserve (HOME) funds, and \$35,000 in CDBG funds to purchase and rehabilitate houses. Through the HOME subsidy, these houses will be made affordable to low and moderate income homebuyers.

City of Plano First Time Homebuyer

The First Time Homebuyer Program will allocate \$109,800 in HOME funds, \$10,200 in HOME program income, and \$52,720 in CDBG funds to be used for downpayment and/or closing cost assistance for low income homebuyers.

Habitat for Humanity

Habitat for Humanity of South Collin County will receive \$162,000 in HOME funds funds, for lot purchase and development, as well as home rehabilitation. It is anticipated that Habitat for Humanity will purchase and develop residential lots. The locations of these lots are not yet determined.

Christ United Methodist Church

Christ United Methodist Church will receive \$50,000 in HOME funds to construct an affordable infill house. The church will contact various social service agencies, including churches, in Plano to make known the availability of the home to prospective purchasers. A committee of the church will interview candidates and choose a buyer. The committee does not include church or religious affiliation as a criterion for selection.

2.2.2 2010-2014 Suitable Living Environment Strategy (SL)

Strategy 2 Suitable Living Environment (SL): Improve and maintain suitable living environments by supporting and enhancing public facilities, public service and infrastructure for low income persons, special needs populations and neighborhoods in need of revitalization.

Objective DH-2.2a: Provide support to organizations that engage in public services for Plano residents, especially special needs populations, including but not limited to low income elderly, persons with disabilities, persons with HIV/AIDS and at-risk youth.

Boys & Girls Club

Boys and Girls Club of Collin County will receive \$17,000 to provide comprehensive prevention and education assistance to at-risk youth participating in the SMART Moves program.

Communities in School Dallas Region

Communities in Schools Dallas Region will receive \$30,000 in CDBG funds to provide mentoring and tutoring in two Plano schools.

Health Service of North Texas

Health Services of North Texas will receive \$52,000 in CDBG funds to provide medically necessary nutrition, hygiene products, and medical services for persons living with HIV/AIDS.

Maurice Barnett Geriatric Wellness

Maurice Barnett Geriatric Wellness will provide case management and preventative health care and education to elderly persons 62 years of age and older through the use of \$49,000 in CDBG funds.

Objective DH-2.2b: Assist homeless supportive services across the entire spectrum of need, from homelessness to self-sufficiency, with continued emphasis on homelessness prevention.

City of Plano Homelessness Prevention

The City of Plano will allocate \$38,185 in CDBG funds for a homelessness prevention program. The program will provide up to three months of emergency rent and/or mortgage and utility assistance to low-to-moderate income individuals.

2.2.3 2010-2014 Economic Opportunity Strategy (EO)

Strategy 3 Economic Opportunity (EO): Create and/or expend opportunities for small businesses and/or microenterprises.

Objective EO-2: Support activities that provide job training and assist with job/small business creation.

LaunchAbility

LaunchAbility will assist adults with cognitive disabilities in obtaining and keeping employment with market pay through the use of \$25,000 in CDBG funds.

2.3 Geographic Distribution

In general, assistance provided to low-to-moderate income residents is not restricted to any particular geographic area in Plano. Eleven of the twelve 2010 projects are available to eligible families and individuals, regardless of their geographic location within the city. The City will fund one program this year, Helping Partners, which has designated service areas. Eligible service areas are those census tracts with an area median income of 26% or higher. The city has developed a map highlighting these eligible areas. The assistance being provided through this program is available to all residents living within these service areas.

2.4 Affordable Housing Goals

The City will foster and maintain affordable housing through the rehabilitation and infill programs conducted by the City and various nonprofit agencies. Goals for affordable housing to be provided through the production of new units, rehabilitation of existing units, or acquisition of existing units are shown in Table 8.4 of the appendices.

3 Special Needs Populations

3.1 Needs of Public Housing

The City of Plano will continue to support the efforts of the Plano Housing Authority (PHA) and its public housing needs. This includes, but is not limited to, preparing environmental review documents to ensure that PHA's Capital Funds are released so that it can sustain the public housing program located in the city of Plano. The PHA owns 24 single family homes that are used for supported public housing.

Additionally, through the public housing homeownership program, in conjunction with the City of Plano First Time Homebuyer program, the City and the PHA are helping residents to reach a goal of homeownership.

PHA is not a "troubled housing agency" as determined by HUD.

3.2 Homeless and Other Special Needs Populations

The City will allocate \$51,622 to fund a homelessness prevention program. AIDS Services of North Texas will receive \$51,000 to provide food and hygiene products and medical services for persons living with HIV/AIDS, operational costs, staff salaries, and occupancy expenses.

The City will provide additional agencies with funds to assist homeless and other special needs populations through the City's Buffington Community Service grant, rather than CDBG.

3.3 Chronic Homelessness

The City continues to support initiatives to end chronic homelessness and homelessness prevention. In 2004, the City adopted a county-wide plan entitled, "Homeward Bound, A Plan to End Chronic Homelessness in Collin County." This led to the awarding of two Housing and Urban Development (HUD) Continuum of Care Grants to obtain funding to implement the Plan. Current funding of \$408,000 provides funds for services to the homeless through the following homeless service providers; Hope's Door and LifePath Systems.

The City will continue to participate in the Collin County Homeless Coalition and Metro-Dallas Homeless Alliance to ensure that plans to end chronic homelessness and homelessness prevention are being carried out. The Collin County Homeless Coalition continues to update the county-wide plan, and the City is playing an active role in the process.

4 Program Strategies

4.1 Anti-Poverty Strategy

Inter-Agency Coordination

Institutional structure is being developed through financial assistance from the CDBG, HOME, Buffington Community Services grants, and other city general funds. Coordination between public and private housing agencies and social service agencies is an on-going process through participation in the Collin County Social Services Association and Collin County Homeless Coalition. Public Housing resident initiatives are supported by the Housing Authority.

Anti-Poverty Services

The Plano ISD Education Foundation's Family Literacy Program offers family literacy programs. The Plano Housing Authority, through its Family Self-Sufficiency and Homeownership programs, is helping public housing residents to move out of poverty.

4.2 Barriers to Affordable Housing

The City's Analysis of Impediments to Fair Housing was completed in 2004 for the 2005-2009 Consolidated Plan. It does not indicate any public policies, procedures and processes that excessively impact the cost of developing, maintaining or improving affordable housing. However, the City of Plano will continue to distribute informational flyers regarding Fair Housing practices to the citizens of Plano. A new Analysis of Impediments to Fair Housing will be completed during the 2009 program year for the 2010-2014 Consolidated Plan.

4.3 Minority Outreach Program

In order to include minority and women-owned contractors in our program, we will solicit new contractors through advertisements on an as needed basis. Additionally, we will send letters, describing the rehabilitation program and requesting they apply to be included on our home improvement and rehabilitation contractor list. Extensive efforts will be made to attend events and meetings that minority and women-owned contractors sponsor. Also, we will continue to attend community meeting that are minority focused, such as "Unidos" held in the city of Plano in order to include minority and women as clients in our programs.

5 Program Standards

5.1 CDBG and HOME Monitoring

The purposes of monitoring activities funded by HUD and the City of Plano are to see that the activity is successfully carried out and to ensure compliance with all applicable regulations. Where the activity is to be performed by a subrecipient or a CHDO, a contract between the agency and the City is signed. The contract specifies what will be done with the money allocated, and the rules and regulations which apply. In addition, City staff will meet with the agencies prior to the start of the grant year to explain the required record-keeping and provide each agency a compliance manual online.

To ensure that HOME and CDBG funds for affordable housing are committed and spent in a timely manner, the City will review monthly the progress of expenditures. In situations where the expenditures are not timely, staff will work with the subrecipient/CHDO to rectify the situation.

The monitoring process consists of the following steps:

1. Notification of subrecipient or CHDO of scheduled monitoring visit.
2. Entrance conference with agency staff, to explain what will be done during the visit.
3. Review of documents justifying expenditures and work completed or in progress, to determine the quality of the work and whether it complies with regulations and codes.
4. Where appropriate, review of income qualification documents.
5. Review of HOME match documentation, where applicable.
6. On-site inspection of housing units under way and completed, where applicable.
7. Exit conference to report tentative conclusions and findings to the agency staff.
8. Written follow-up detailing any problems found and asking for a response explaining how the problems will be corrected.
9. When necessary, additional follow-up visit to see that problems have been corrected, including re-inspection for cited corrections in housing units.

In most cases, monitoring visits will be conducted when work is complete. However, in some cases, particularly with new subrecipients or CHDOs, more frequent monitoring visits will be conducted.

HOME funds will not be used for rental assistance, and therefore there will be no requirement to monitor for long-term compliance with property standards.

5.2 HOME Program Requirements

Required matching funds for the HOME program will be provided by the developers for the funds allocated to them. Matching funds for the City's portion of HOME funds will be provided primarily through the value of cash contributions, fee waivers, donated materials, equipment, and volunteer labor.

It has been determined that federal funds will be leveraged by other resources, such as loans from lenders, "boot strap" funds from Texas Department of Housing and Community Affairs (TDHCA), grants from the Federal Home Loan bank, as well as local homebuyer grants.

To ensure affordability, the City of Plano will impose recapture requirements on homeownership projects receiving subsidy that do not continue to reside in the residence for the entire affordability term.

Homebuyer HOME assistance will be provided as a deferred payment loan, amortizing annually over the course of the minimum period of affordability. An estimated 60% (12) of the households assisted in becoming homeowners will be minority households.

If the homeowner sells the property at any time prior to the end of the affordability period, he/she will be expected to pay the full unamortized amount due at the time of sale. If, however, the net proceeds of the sale, less the amount of homeowner investment (defined as down payment and documented capital improvements), is less than the unamortized amount remaining, the City will share the net proceeds with the homeowner. The net proceeds will be divided proportionally according to the following mathematical formulas:

$$\frac{\text{HOME Subsidy}}{\text{HOME investment} + \text{homeowner investment}} \times \text{Net Proceeds} = \text{HOME amount recaptured by P.J.}$$

$$\frac{\text{Homeowner Investment}}{\text{HOME subsidy} + \text{homeowner investment}} \times \text{Net proceeds} = \text{Amount to homeowner}$$

The City of Plano will apply HOME Resale provisions when there is no direct subsidy made to the homebuyer, meaning no funds to recapture. Resale would normally occur with funds provided to developers. The home will be sold to qualified low-to-moderate income buyers, the sales price will remain affordable, and the seller will receive a fair return. Projects only involving development subsidy will not be subject to recapture.

The City of Plano does not intend to use a form of investment not described in the HOME regulations.

The City of Plano does not intend to use HOME funds to refinance existing debt secured by multifamily housing.

The City of Plano will self-impose an affordability period of ten (10) years on Homeowner Rehabilitation projects. Assistance will be provided as an interest bearing note, a deferred payment loan, or a combination of both.

The resale and recapture of funds will be enforced with liens, deed restrictions, affidavits, and contracts.

5.3 Homeownership Initiatives

The City of Plano will use HOME and CDBG allocated for the 2010-11 grant year for first-time homebuyers. Eligible families may receive up to \$10,000 funds to help pay down payment and closing costs. If CDBG funds are used, the funding will cover only 1/2 the down payment and the remainder will be applied to closing costs. The City will continue to partner with the Plano Housing Authority to assist public housing residents and Section 8 tenants in becoming homeowners through the use of remaining ADDI and HOME funds.

All First Time Homebuyer Program participants enter the program through referrals to the First Time Homebuyer Program or through the Self-Sufficiency program conducted by Plano Housing Authority. Both groups are required to attend the City of Plano Homeownership Class, an 8-hour state certified class. This class helps ensure that all First Time Homebuyer Program participants are aware of responsibilities associated with becoming a home owner and maintaining homeownership. Additionally, Plano Housing Authority buyers must also take PHA classes that include Homeownership Orientation, Financial Empowerment, Credit, and Budgeting, which total 32 hours. In addition, they must attend post-purchase classes in exterior maintenance (8 hours) and foreclosure prevention (6 hours).

5.4 Lead-Based Paint Hazards

Lead-based paint hazards are addressed through the Housing Rehabilitation program and the HOME acquisition/rehabilitation program. As homes enter these programs, they are evaluated for lead paint and, when necessary, such hazards are mitigated. Actions taken to reduce lead-based paint will be conducted in accordance with HUD's lead-based paint regulations. In addition, homes to be purchased through the First-Time Homebuyer Program that fail the required visual paint inspection will be tested for lead paint. If lead paint is present, the owner will be informed of the appropriate requirements to respond to the lead paint, and the purchase will not proceed with federal funds unless and until interim controls are completed.

6 Citizen Participation and Resulting Comments

In February 2010, a notice of available funding was e-mailed and sent by the U.S. Post Office to all persons and agencies that had previously expressed an interest in CDBG and HOME program funding. Additionally, notices of informational meetings were posted on the City's web site. On February 15, 2010, the application and instructions were placed on the City of Plano web site as a fillable document, to make application easier for the public. On February 17th and 19th, 2010, informational public meetings were held for all interested in applying for CDBG and HOME funds. On April 14, 2010, a notice of public hearing for use of CDBG and HOME funds was published in the Plano Star Courier.

The Community Relations Commission conducted public hearings on April 22, May 4, May 6 and May 13. All comments at the public hearings were made by representatives of organizations requesting funds. The essence of their remarks is included in their written applications. No written comments were received, other than the written grant applications which were also available online for public review. On May 25, 2010, the Commission made recommendations for the use of grant funds.

On June 13, 2010, the Preliminary Statement of CDBG and HOME Objectives and Proposed Use of Funds was published in the Plano Star Courier. The City Council held a public hearing on June 28, 2010 to consider the recommendations of the Community Relations Commission and adopt the Action Plan. No written comments were received.

6.1 Public Comment Period

The public comment period began on June 13, 2010, with publication of the Preliminary Statement of CDBG and HOME Objectives and Proposed Use of Funds. The comment period closed on July 13, 2010. No verbal or written comments were received.

7 Self Evaluation of Progress

The City of Plano 2005-2009 Consolidated Plan set forth five goals and seventeen objectives in order to improve Plano communities and the quality of life for Plano residents. This self evaluation, however, represents the city's overall progression towards completing the goals and objectives established in the 2005-2009 Consolidated Plan. Table 8.5 in the Appendices shows a numerical evaluation of the City's progress towards achieving the Consolidated Plan goals. The five goals set forth in the 2005-2009 Consolidated Plan focus on providing services to low-to-moderate income Plano residents and are as follows:

1. Increase the supply of affordable housing;
2. Increase the supply of affordable rental housing;
3. Preserve existing housing;
4. Expand the continuum of housing and services to provide special needs assistance; and
5. Provide funding for low-income service needs.

As can be seen in Table 8.5 the City has met 12 of the 17 objectives established under the 2005-2009 Consolidated Plan. The 2009 program year ends on September 30, 2010. To date, 54% or six of the eleven 2009 Action Plan activities have been met.

7.1 2005-2009 Goal One

Goal 1: Increase the supply of affordable housing

Goal One has three objectives: (A) New Infill Housing, (B) Acquisition/Rehabilitation, and (C) First Time Homebuyer. The City has consistently made progress towards achieving all three. The availability of land, funding, and increased construction costs within the city has a direct impact on achieving the five year goal of 35 new infill housing units. Over the years, the city has continued to develop and the number of available lots for new infill housing has decreased. Therefore, 24 new infill houses have been built to date. The City expects to increase this number by the end of the 2009 program year, however the five year goal will not be met. Through partnerships with local agencies, the City continues to strive towards the five year goal of providing acquisition/rehabilitation to 25 single-family homes. Each program year the city has made efforts to reach this goal, and to date, ten homes have been acquired/rehabilitated. The city expects the overall number to increase slightly by the end of the 2009 program year, but does not expect to achieve the five year goal. Last, the City has helped 104 first time homebuyers achieve the "American Dream" of homeownership. Though this goal has been exceeded, the City expects to assist more people become homeowners by the end of the 2009 program year.

7.2 2005-2009 Goal Two

Goal 2: Increase the supply of affordable rental housing

Goal Two has two objectives: (A) New Section 8 Units and (B) New Low Income Housing Tax Credit (LIHTC) Units. The City of Plano relied heavily on the Plano Housing Authority to achieve the first objective, and in program year 2005, the objective was met and exceeded. Objective 2B has been a goal that the City has been unable to achieve over the program years. The City of Plano regularly

supports LIHTC applications. Within the past year, the City has been contacted by developers for support, but none of the applications have been accepted by the state. No applications have been submitted during program year 2009. It is expected that this goal will not be met.

7.3 2005-2009 Goal Three

Goal 3: Preserve existing housing

Goal Three has three objectives: (A) Housing Rehabilitation, (B) Housing Reconstruction, and (C) Apartment Rehabilitation. Since program year 2005, the City has strengthened its rehabilitation and reconstruction programs and made major strides toward meeting the five year objective goals. 132 single family homes have been rehabilitated and 6 single family homes have been reconstructed since program year 2005. The City has met and exceeded the five year goal for housing rehabilitation. By the end of program year 2009, the City does not expect to meet the home reconstruction goal of ten homes. The five year apartment rehabilitation goal was met and exceeded in program year 2007.

7.4 2005-2009 Goal Four

Goal 4: Special needs assistance

Goal Four has five objectives: (A) New Homeless Units, (B) Emergency Rent and Utility Assistance, (C) Elderly Person Assistance, (D) AIDS Patient Assistance, and (E) Homeless Services. The City of Plano has a need for an additional shelter for children. Therefore, the City invested federal and general fund dollars in the creation of a homeless shelter for children up to age nine. The shelter officially opened during program year 2009 with 24 beds for youth meeting the goal of 16 new homeless units. Objectives 4A, 4B, 4C, and 4E have been met and exceeded; however these objectives were funded in program year 2009 due to the increased need in the community. Last, the City has assisted 169 persons with HIV/AIDS. Though efforts in this program area will continue through the end of the 2009 program year, the City does not expect to meet the five year goal of 250 persons.

7.5 2005-2009 Goal Five

Goal 5: Low income service needs

Goal Five has four objectives: (A) Youth Services, (B) Literacy Training, (C) Health Care, and (D) Transportation Assistance. Objectives 5A, 5B, and 5C have been met and exceeded; however these objectives continued to be funded through program year 2009 due to the increased need in the community. Objective 5D will not be met due to a steady decrease in city funds to support the activity.

Overall, the City of Plano has actively sought to achieve the five year Consolidated Plan goals through the use of annual action plans. Thirteen of the seventeen objectives in the 2005-2009 Action Plan have been met. Though two of the four unmet objectives were funded in program year 2009, the City does not expect to meet the five year goals for those objectives. Rather activities will continue to take place in those program areas to decrease the gap between the goal and the unmet total. As noted in the Executive Summary, the 2009 Action Plan does not end until September 30, 2010. The City has met and or exceeded 54% or six of the eleven, number-driven, 2009 Action Plan program

activities; Home Rehabilitation, First-Time Homebuyer, Plano Housing Corporation, Habitat for Humanity, Christ United Methodist Church, and Homelessness Prevention. The City expects to meet the remaining 46% of the 2009 Action Plan program activities by the end of the program year.

8 Appendices

8.1 2009-2010 Table 3A: Program Objectives & Outcomes

Table 8.1

Objective #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/ Objective*
Owner Housing Objectives						
DH-1.1	Preserve existing affordable housing stock (<i>City of Plano Rehabilitation Program</i>)	CDBG: \$779,712 CDBG PI: \$115,000 HOME PI: \$6,800	Total number of affordable units	20	21	DH-1
DH-1.2	Provide affordable housing to low-income first time home buyers (<i>City of Plano First-Time Homebuyer Program</i>)	CDBG: \$6,050 HOME: \$143,950	Number of first time homebuyers and/or number receiving down-payment assistance	14	35	DH-1
DH-1.3	Increase the availability/accessibility to decent housing for low-income families (<i>Plano Housing Corporation</i>)	CDBG: \$25,000 HOME: \$150,000	Total number of affordable units	3	3	DH-1
DH-1.4	Increase the availability/accessibility to decent housing for low-income families (<i>Habitat for Humanity</i>)	CDBG: \$84,864 HOME: \$117,603	Total number of affordable units	5	5	DH-1
DH-1.5	Increase the availability/accessibility to decent housing for low-income families (<i>Christ United Methodist Church</i>)	HOME: \$46,500	Total number of affordable units	1	1	DH-1
Homeless Objective						
DH-1.6	Provide accessibility to create a sustainable living environment to persons who are at risk of being homeless (<i>City of Plano Homeless Prevention Program</i>)	CDBG: \$51,622	Number of households that received emergency financial assistance to prevent homelessness	25	45	DH-1
DH-1.7	Provide accessibility to create a sustainable living environment to persons who are at risk of being homeless (<i>LifePath Systems</i>)	CDBG: \$16,700	Number of households that received emergency financial assistance to prevent homelessness	20	3	SL-1
Special Needs Objectives						
SL-1.1	Provide suitable living environments for people with HIV/AIDS (<i>AIDS Services of North Texas</i>)	CDBG: \$51,000	Number of persons assisted with new and/or improved access to a service	35	31	SL-1

Table 8.2

Objective #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/Objective*
Public Service Objectives						
SL-1.2	Provide accessibility to suitable living environments <i>(Crossroads Family Services)</i>	CDBG: \$30,700	Number of persons assisted with new and/or improved access to a service	150	41	SL-1
SL-1.3	Provide accessibility/availability for the purpose of creating suitable living environments <i>(Communities in Schools)</i>	CDBG: \$35,000	Number of persons assisted with new and/or improved access to a service	150	116	SL-1
SL-1.4	Provide accessibility/availability for the purpose of creating suitable living environments <i>(Boys and Girls Clubs)</i>	CDBG: \$20,000	Number of persons assisted with new and/or improved access to a service	85	55	SL-1
Other Objectives						
DH-1.8	Provide accessibility/availability by assisting in the creation of decent affordable housing <i>(City of Plano Grant Administration)</i>	CDBG: \$165,813 HOME:\$31,187				DH-1

***Outcome/Objective Codes**

Table 8.3

	Availability/Accessibility	Affordability	Sustainability
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3
Economic Opportunity	EO-1	EO-2	EO-3

8.2 2009-2010 Table 3B: Annual Housing Completion Goals

Grantee Name: City of Plano Program Year: 2009-10	Expected Annual # of Units to be Completed	Actual # Completed	Resources Used During the Period
ANNUAL AFFORDABLE HOUSING GOALS (sec. 215)			
Homeless households	0	0	N/A
Non-homeless household	68	110	CDBG, HOME
Special Needs households	20	3	CDBG
AFFORDABLE RENTAL HOUSING GOALS (sec. 215)			
Acquisition of existing units	0	0	N/A
Production of new units	0	0	N/A
Rehabilitation of existing units	0	0	N/A
Rental Assistance	45	48	CDBG
Total Sec. 215 Affordable Rental	45	48	CDBG
AFFORDABLE OWNER HOUSING GOALS (sec. 215)			
Acquisition of existing units	3	3	CDBG, HOME
Production of new units	6	6	CDBG, HOME
Rehabilitation of existing units	20	21	CDBG
Homebuyer Assistance	14	35	CDBG
Total Sec. 215 Affordable Owner	43	65	CDBG, HOME
ANNUAL HOUSING GOALS			
Annual Rental Housing Goal	45	48	CDBG
Annual Owner Housing Goal	43	65	CDBG, HOME
Total Annual Housing Goal	88	113	CDBG, HOME

Explanation of Table 3B Expected Numbers:

- **Non-Homeless Households:** Homeless Prevention, First-Time Homebuyers, Plano Housing Corporation, Habitat for Humanity, Christ United Methodist, and Rehabilitation goals.
- **Special Needs:** LifePath Systems goal.

- **Rental Assistance:** Homeless Prevention and LifePath Systems goal.
- **Acquisition of existing owner units:** Plano Housing Corporation goal.
- **Production of new owner units:** Christ United Methodist and Habitat for Humanity goals.
- **Rehabilitation of existing owner units:** Rehabilitation goal.
- **Homebuyer Assistance:** First-Time Homebuyer goal.

8.3 2010-2011 Table 3A: Program Objectives & Outcomes

Table 8.4

Objective #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/ Objective*
Owner Housing Objectives						
DH-1.1	Preserve existing affordable housing stock (<i>City of Plano Rehabilitation Program</i>)	CDBG: \$798,000 CDBG PI: \$102,000	Total number of affordable units	20		DH-1
DH-1.2	Provide affordable housing to low-income first time home buyers (<i>City of Plano First-Time Homebuyer Program</i>)	CDBG: \$52,720 HOME: \$109,800 HOME PI: \$10,200	Number of first time homebuyers and/or number receiving down-payment assistance	20		DH-1
DH-1.3	Increase the availability/accessibility to decent housing for low-income families (<i>Plano Housing Corporation</i>)	CDBG: \$35,000 HOME: \$108,493	Total number of affordable units	3		DH-1
DH-1.4	Increase the availability/accessibility to decent housing for low-income families (<i>Habitat for Humanity</i>)	HOME: \$162,000	Total number of affordable units	4		DH-1
DH-1.5	Increase the availability/accessibility to decent housing for low-income families (<i>Christ United Methodist Church</i>)	HOME: \$50,000	Total number of affordable units	1		DH-1
DH-1.7	Increase the availability/accessibility to decent housing for low-income families (<i>Helping Partners-City of Plano</i>)	CDBG: \$12,000	Total number of households assisted	25		DH-1
Homeless Objective						
DH-1.6	Provide accessibility to create a sustainable living environment to persons who are at risk of being homeless (<i>City of Plano Homeless Prevention Program</i>)	CDBG: \$38,185	Number of households that received emergency financial assistance to prevent homelessness	29		DH-1
Special Needs Objectives						
SL-1.1	Provide suitable living environments for people with HIV/AIDS (<i>Health Services of North Texas</i>)	CDBG: \$52,000	Number of persons assisted with new and/or improved access to a service	24		SL-1
Public Service Objectives						
SL-1.2	Provide accessibility to suitable living environments (<i>Maurice Barnett Geriatric Wellness</i>)	CDBG: \$49,000	Number of persons assisted with new and/or improved access to a service	250		SL-1

Objective #	Specific Objectives	Sources of Funds	Performance Indicators	Expected Number	Actual Number	Outcome/Objective*
SL-1.3	Provide accessibility/availability for the purpose of creating suitable living environments <i>(Communities in Schools)</i>	CDBG: \$30,000	Number of persons assisted with new and/or improved access to a service	120		SL-1
SL-1.4	Provide accessibility/availability for the purpose of creating suitable living environments <i>(Boys and Girls Club)</i>	CDBG: \$17,000	Number of persons assisted with new and/or improved access to a service	100		SL-1
Economic Objective						EO-1
EO-1.1	Provide accessibility/availability to economic opportunity <i>(LaunchAbility)</i>	CDBG: \$25,000	Number of persons assisted with new and/or improved access to a service	9		
Other Objective						
DH-1.8	Provide accessibility/availability by assisting in the creation of decent affordable housing <i>(City of Plano Grant Administration)</i>	CDBG: \$277,000 HOME: \$47,700				DH-1

*Outcome/Objective Codes

Table 8.5

	Availability/Accessibility	Affordability	Sustainability
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3
Economic Opportunity	EO-1	EO-2	EO-3

8.4 2010-2011 Table 3B: Annual Housing Completion Goals

Grantee Name: City of Plano Program Year: 2010-11	Expected Annual # of Units to be Completed	Actual # Completed	Resources Used During the Period
ANNUAL AFFORDABLE HOUSING GOALS (sec. 215)			
Homeless households	0		N/A
Non-homeless household	77		CDBG, HOME
Special Needs households	0		N/A
AFFORDABLE RENTAL HOUSING GOALS (sec. 215)			
Acquisition of existing units	0		N/A
Production of new units	0		N/A
Rehabilitation of existing units	0		N/A
Rental Assistance	29		CDBG
Total Sec. 215 Affordable Rental	29		
AFFORDABLE OWNER HOUSING GOALS (sec. 215)			
Acquisition of existing units	3		CDBG, HOME
Production of new units	5		CDBG, HOME
Rehabilitation of existing units	20		CDBG
Homebuyer Assistance	20		CDBG
Total Sec. 215 Affordable Owner	48		
ANNUAL HOUSING GOALS			
Annual Rental Housing Goal	29		CDBG
Annual Owner Housing Goal	48		CDBG, HOME
Total Annual Housing Goal	77		CDBG, HOME

Explanation of Table 3B Expected Numbers:

- **Non-Homeless Households:** Homelessness Prevention, First-Time Homebuyers, Plano Housing Corporation, Habitat for Humanity, Christ United Methodist, and Rehabilitation goals.
- **Rental Assistance:** Homelessness Prevention goal.

- **Acquisition of existing owner units:** Plano Housing Corporation goal.
- **Production of new owner units:** Christ United Methodist and Habitat for Humanity goals.
- **Rehabilitation of existing owner units:** Rehabilitation goal.
- **Homebuyer Assistance:** First-Time Homebuyer goal.

8.5 Consolidated Goal Evaluation Table

Table 8.6

Goals	Objectives	5 Year Goal	Total	Remaining Units
Goal 1: Affordable Single-Family Housing				
A	New Infill Housing	35	24	11
B	Acquisition/ Rehabilitation	25	10	15
C	First-Time Homebuyer	100	104	0
Goal 2: Affordable Rental Housing				
A	New Section 8 Units	100	236	0
B	New LIHTC Units	1,000	0	1,000
Goal 3: Preserve Existing Housing Stock				
A	Housing Rehabilitation	125	132	0
B	Housing Reconstruct	10	6	4
C	Apartment Rehabilitation	300	494	0
Goal 4: Special Needs Assistance				
A	New Homeless Units	16	23	0
B	Emergency Rent & Utility Assistance	675	11,054	0
C	Elderly Persons	2,000	5278	0
D	AIDS Patients	250	169	81
E	Homeless Services	1,000	13,921	0
Goal 5: Low-Income Service Needs				
A	Youth Services	2,000	8,592	0
B	Literacy Training	750	915	0
C	Health Care	500	21,370	0
D	Transportation Assistance	500	374	126