



**CITY OF TUCSON HOUSING & COMMUNITY DEVELOPMENT
DEPARTMENT**

September 29, 2009

Ms. Noemi Ghirghi
U.S. Dept. of Housing and Urban Development
HUD Phoenix Office
1 N. Central Avenue, Suite 600
Phoenix, AZ 85004

Dear Ms. Ghirghi:

Attached is the City of Tucson's Consolidated Annual Performance and Evaluation Report (CAPER) for the period ending June 30, 2009. The report details the City's accomplishments relative to established goals and priorities identified in the 2006-2010 Consolidated Plan, as well as the County's HOME projects. The balance of the County's accomplishments will be submitted under separate cover.

During fiscal year 2009, Tucson received a total of \$10,824,909 through the CDBG, HOME, ADDI, ESG and HOPWA programs. The 2009 CAPER documents that the City of Tucson was effective in utilizing these federal funds to meet housing and community development priorities established in the Consolidated Plan.

Please contact Andrea Ibanez at 520-837-5006, with questions or comments about the document.

Sincerely,

A handwritten signature in cursive script that reads 'Albert Elias'.

Albert Elias
Director
Housing and Community Development Department

Attachments



**CITY OF TUCSON HOUSING & COMMUNITY DEVELOPMENT
DEPARTMENT**

September 29, 2009

HOPWA Program Office
Office of HIV/AIDS Housing
U.S. Dept. of Housing & Urban Development
Community Planning and Development
451 7th Street SW, Room 7212
Washington, DC 20410

Dear HOPWA Program Administrator:

Attached is the City of Tucson's Measuring Performance Outcomes Consolidated Annual Performance and Evaluation Report (CAPER) for the period ending June 30, 2009. The report details the City's activities in the Housing Opportunities for People with AIDS (HOPWA) Program.

Please contact Andrea Ibanez at 520-837-5006 with questions or comments about the document.

Sincerely,

A handwritten signature in cursive script that reads "Albert Elias".

Albert Elias
Director
Housing & Community Development Department

Attachments



Draft Fourth Program Year CAPER

The CPMP Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

The grantee must submit an updated Financial Summary Report (PR26).

GENERAL

Executive Summary

This module is optional but encouraged. If you choose to complete it, provide a brief overview that includes major initiatives and highlights that were proposed and executed throughout the first year.

Program Year Four CAPER Executive Summary response:

The Consolidated Annual Performance and Evaluation Report (CAPER) details the City of Tucson's accomplishments relative to established goals and priorities in the Consolidated Plan, as well as the Pima County's HOME projects. The balance of the County's accomplishments will be submitted under separate cover.

The City of Tucson and Pima County are required to develop a five-year Consolidated Plan. This comprehensive plan contains a description of community needs, goals and priorities in the areas of affordable housing, human services, public facilities and other programs designed to improve the quality of life for low- and moderate-income residents of the community. Funding for these activities is provided by the U.S. Department of Housing and Urban Development (HUD), the City of Tucson, Pima County, and other entities.

For the period of July 1, 2008, through June 30, 2009 (fiscal year 2009), Tucson was awarded the following HUD funds:

Community Development Block Grant (CDBG)	\$6,102,204
Home Investment Partnership Program (HOME) (in a consortium with Pima County)	\$3,999,672
American Dream Down payment Initiative (ADDI)	\$ 33,245
Emergency Shelter Grant Program (ESG)	\$ 278,788
Housing Opportunities for Persons with AIDS (HOPWA)	\$ 411,000

From July 1, 2008 through June 30, 2009, (fiscal year 2009), Tucson spent entitlement funding as follows:

Community Development Block Grant (CDBG)	\$7,925,511
Home Investment Partnership Program (HOME) (in a consortium with Pima County)	\$6,731,871
Emergency Shelter Grant Program (ESG)	\$ 255,781
Housing Opportunities for Persons with AIDS (HOPWA)	\$ 398,670

The following chart is a summary of our accomplishments during the 2009 fiscal year:

Activity	Accomplishments	Funds Expended*
Assistance to Homeowners (Rehabilitation)	462 households	\$3,995,629
New Homeownership Opportunities	204 units	\$3,125,973
Rental Development Assistance	192 units completed 186 underway	\$2,580,346
Assistance to the Homeless	35,841 persons assisted	\$1,329,645
Assistance to Persons with Special Needs	6,527 persons assisted	\$ 641,419
Public Facilities	12 facilities	\$ 919,206
Neighborhood Revitalization	26 projects	\$ 2,160,695
Public Services		
CDBG	30,588 persons assisted	\$ 929,149
ESG	1,974 persons assisted	\$ 255,781
General Funds	48,754 persons assisted	\$2,812,361

*may include carryforward and match

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.*
2. *Describe the manner in which the recipient would change its program as a result of its experiences*
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.*
4. *Describe Other Actions in Strategic Plan or Action Plan taken to address obstacles to meeting underserved needs.*
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.*

Program Year 3 CAPER General Questions response:

1. Assessment of One-Year Goals and Objectives

In the 2006-2010 Consolidated Plan, the City of Tucson established annual and five-year goals and priorities for low-income populations. The City of Tucson also incorporated the CPD Outcome Performance Measurement System, thereby ensuring that all activities have clearly defined objectives and outcomes. Detailed tables listing the City's projects by activity and fund follow a summary of accomplishments, objectives and outcomes.

Activity	Funds Expended*	Annual Goals (Planned)	Output (Accomplishment)	Objective	Outcome
Assistance to Homeowners (Rehabilitation)	\$3,995,629	500 households	462 households	Decent Housing	Sustainability
New Homeownership Opportunities	\$3,125,973	165 units	204 units	Decent Housing	Availability/ Accessibility
Rental Development or Preservation	\$2,580,346	200 households	192 units 186 underway	Decent Housing	Affordability
Assistance to the Homeless	\$1,329,645	15,000 persons assisted	35,841 persons assisted	Suitable Living Environment	Availability/ Accessibility
Assistance to Persons with Special Needs	\$641,419	3,286 persons assisted	6,527 persons assisted	Suitable Living Environment	Sustainability
Public Facilities	\$ 919,206	8 facilities	12 facilities	Suitable Living Environment	Availability/ Accessibility
Neighborhood Revitalization	\$ 2,160,695	4 facilities	26 projects	Suitable Living Environment	Availability/ Accessibility
Public Services (including CDBG, ESG, and General Funds)	\$3,997,291	33,370 persons assisted	81,316 persons assisted	Suitable Living Environment	Sustainability

*may include carryforward or match

Housing - Housing quality and affordability affects households and neighborhoods, and is a major contributor to what makes a City function well. Housing that is safe and affordable is crucial to a healthy, vibrant community. The City under performed on its stated output (500) by providing housing rehabilitation assistance to 462 households, in the category of sustaining decent housing in the community. The City exceeded its stated output (165) by providing homeownership opportunities to 204 households with the objective of providing decent housing and the outcome of availability. The City also met its stated goal for rental development or preservation (200) by producing 192 and having an additional 186 units under development.

Homeless - According to the most recent homelessness street count conducted in January 2009, approximately 1378 unsheltered people are homeless in Tucson on a given day. Homeless families, specifically women with children, account for a large percentage of this population, and are the fastest growing subpopulation of people who are homeless. In addition, the elderly and the homeless veteran populations continue to increase. The City and its partner agencies will strive to achieve the annual goal of assisting 15,000 homeless individuals annually. City staff will continue working with the Tucson Planning Council for the Homeless to develop policies and coordinate comprehensive planning in support of the *Continuum of Care for the Homeless* and in the implementation of the *Ten Year Plan to End Homelessness*. In fiscal year 2009, the city served 35,841 homeless persons under the objective of a suitable living environment and primary outcome of availability.

Elderly/Special Needs - The likelihood of having a disability increases with age. In light of the aging of the Baby Boomers and increasing life expectancies, the City can expect an increase in the number of people with disabilities. Over this last year, City programs have helped over 6,257 persons with special needs with programs such as home repair, retrofitting for handicapped accessibility, nutrition, reverse mortgage counseling and loans, and housing for persons living with serious mental illness and HIV/AIDS. This was accomplished under the

objective of a suitable living environment and outcome of sustainability. (HOPWA data is recorded separately in the HOPWA section of the FY2009 CAPER).

Public Facilities – The goal of developing eight facilities annually was exceeded with the addition of 12 facilities. The City constructed or rehabilitated these facilities in partnership with other City Departments and local non-profit agencies under the objective of suitable living environment and the primary outcome of availability.

Neighborhood Revitalization – The City's Back to Basics Program, which is funded with CDBG, General Funds and transportation dollars, met its annual goal by completing fifteen(15) projects or facilities with an additional 10 projects underway. This was accomplished under the objective of suitable living environment and the primary outcome of availability.

Public Services - Public services address the needs of families and individuals that have difficulty maintaining a basic level of security. The City has set an annual goal of assisting 33,370 persons during a given year. During the last year, 81,316 persons received services designed to meet their unique needs and to improve the quality of their lives under the objective of suitable living environment and the primary outcome of sustainability.

FY 2009 PROJECT TABLES

ASSISTANCE TO HOMEBUYERS (DOWN PAYMENT & NEW CONSTRUCTION)

Agency	Project	Funding Source	Funds Committed	Funds Spent on Downpayment	Funds Spent on New Construction	Units	Accomplished
Chicanos Por La Causa	Down Payment Assistance	CDBG	\$70,667	\$64,034		15	family assisted
Family Housing Resources	Ward 1 Down Payment Assistance	CDBG	\$58,000	\$58,000		6	families assisted
TMM Family Services	Midtown Down Payment Assistance	CDBG	\$18,233	\$18,233		3	families assisted
Old Pueblo Foundation	Down Payment Assistance	CDBG	\$45,000	\$45,000		6	families assisted
TOTAL CDBG			\$191,900	\$185,267	\$0	30	assisted
Chicanos Por La Causa	Westmoreland	HOME	\$103,010		\$27,430	11	underway
Chicanos Por La Causa	Copper Vista	HOME	\$35,722		\$29,068	29	underway
Chicanos Por La Causa	Copper Vista II	HOME	\$15,722		\$6,771	29	underway
Chicanos Por La Causa	Iowa Project	HOME	\$14,680		\$0	5	underway
Chicanos Por La Causa	Scattered Sites	HOME	\$188,467		\$121,235	3	underway
Chicanos Por La Causa	25th and 9th	HOME	\$161,849		\$103,643	4	completed
City of Tucson/CSD	ADDI Down Payment Assistance	HOME	\$60,000	\$60,000		6	families assisted
City of Tucson/CSD	Program Delivery Costs	HOME	\$7,715	\$7,715		0	assisted
City of Tucson/CSD	HAP Down Payment Assistance	HOME	\$1,000,000	\$1,013,076		72	families assisted
City of Tucson/CSD	Fairhaven Condos	HOME	\$45,743		\$42,134	5	homes sold
Habitat for Humanity	Scattered Sites I	HOME	\$4,176		\$4,176	1	home sold
Habitat for Humanity	Down Payment	HOME	\$17,000	\$17,000		1	home sold
Habitat for Humanity	Corazon del Pueblo	HOME	\$138,367		\$212,495	4	homes constructed/sold
Habitat for Humanity	Scattered Sites II	HOME	\$34,037		\$26,397	2	homes constructed/sold

Agency	Project	Funding Source	Funds Committed	Funds Spent on Downpayment	Funds Spent on New Construction	Units	Accomplished
Old Pueblo Community Foundation	Freestone	HOME	\$4,683		\$1,899	3	homes constructed/sold
Old Pueblo Community Foundation	Rio Nuevo	HOME	\$78,566		\$76,960	2	constructed/sold
Old Pueblo Community Foundation	W/eChij	HOME	\$1,768		\$1,768	1	constructed/sold
Old Pueblo Community Foundation	Corazon del Pueblo	HOME	\$138,267		\$214,495	4	constructed/sold
Primavera	Scattered Sites	HOME	\$150,502		\$31,090	3	underway
Tucson Urban League	Bantan	HOME	\$0		\$15,000	2	sold
Pima County	ADDI Down Payment Assistance	HOME	\$20,000	\$20,000		1	assisted
Pima County	MRB	HOME	\$120,000	\$120,000		6	assisted
Pima County	HAP Down Payment Assistance	HOME	\$765,475	\$788,354		60	families assisted
TOTAL HOME			\$3,105,749	\$2,026,145	\$914,561	174	assisted
						80	underway
GRAND TOTAL			\$3,297,649	\$2,211,412	\$914,561	204	assisted

FY 2009 PROJECT TABLES						
ASSISTANCE TO HOMEOWNERS (REHABILITATION PROJECTS)						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Units	Accomplished
Chicanos Por La Causa	Roof Replacement and Home Maintenance	CDBG	\$197,563	\$128,296	19	units
City of Tucson/CSD	Below Market Interest Rate Program	CDBG	\$557,851	\$141,747	16	units
City of Tucson/CSD	Emergency Home Repair	CDBG	\$658,715	\$282,345	21	units
City of Tucson/CSD	City Neighborhood Initiatives	CDBG	\$512,229	\$275,763	46	units
City of Tucson/CSD	Environmental Compliance and Resources	CDBG	\$13,844	\$7,529	n/a	49
City of Tucson/CSD	Back to Basics Rehabilitation Program	CDBG	\$189,522	\$143,908	21	units
City of Tucson/CSD	Lead Hazard Control Program	CDBG	\$157,922	\$137,108	18	
City of Tucson/CSD	Vacant and Neglected Structures (VANS)	CDBG	\$199,234	\$28,996	0	units rehab
Community Home Repair Projects of Arizona	City Minor Emergency Repair	CDBG	\$51,000	\$50,408	17	units
DIRECT Center for Independence	Home Access Program	CDBG	\$130,966	\$99,001	25	units
Old Pueblo Community Foundation	Rehab Program	CDBG	\$109,549	\$72,232	10	units
Old Pueblo Community Foundation	Ward 1 Rehab B2B	CDBG	\$150,000	\$34,973	7	units
Old Pueblo Community Foundation	Sin Nombre	CDBG	\$30,000	\$30,000	6	
Pima Council on Aging	Elderly Home Repair	CDBG	\$238,488	\$163,077	30	units

Agency	Project	Funding Source	Funds Committed	Funds Expended	Units	Accomplished
Rebuilding Together Tucson	Neighborhood Renovation	CDBG	\$115,226	\$112,272	21	units
Rebuilding Together Tucson	Housing Rehab Collaborative Rio Nuevo	CDBG	\$205,888	\$173,113	16	units
TMM Family Services	Housing Rehab Program	CDBG	\$142,027	\$65,396	10	units
Tucson Urban League	City Emergency Home Repair	CDBG	\$224,658	\$189,954	38	units
Tucson Urban League	South Park Rehabilitation	CDBG	\$95,070	\$30,671	8	units
City of Tucson/CSD	VAN DEMO	CDBG	\$221,651	\$84,864	7	demos
TOTAL CDBG			\$4,201,403	\$2,251,653	336	
City of Tucson/CSD	Deferred Loan Program	HOME	\$906,426	\$328,076	19	units
TOTAL HOME			\$906,426	\$328,076	19	units
Pima Council on Aging	Rehab Elderly Program	Older American's Act	\$157,922	\$137,112	18	assisted
City of Tucson/CSD	Lead Hazard Control	LBP	\$3,000,000	\$1,278,788	89	assisted
TOTAL OTHER			\$3,157,922	\$1,415,900	107	assisted
GRAND TOTAL			\$8,265,751	\$3,995,629	462	assisted

2009 PROJECT TABLES						
MULTI FAMILY ASSISTANCE						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Units	Accomplished
GRLLC	Ghost Ranch Project (rehabilitation)	CDBG	\$100,000	\$100,000		60 duplicate 0 underway
Metropolitan Housing Corporation	Sierra Vista Rehab	CDBG	\$5,000	\$5,000		0 underway
Metropolitan Housing Corporation	Chula Vista Rehab	CDBG	\$55,000	\$52,000	48	48 completed
TOTAL CDBG			\$160,000	\$157,000	48	48 completed 0 underway
Catholic Community Services	Sam Hughes 202	HOME	\$109,660	\$160,680		56 underway
City of Tucson/CSD	Fry Apartments	HOME	\$357,140	\$352,528	48	48 completed
City of Tucson/CSD	EI Portal/Mercado	HOME	\$521,976	\$456,808	4	90% complete
City of Tucson/CSD	Depot Plaza	HOME	\$927,385	\$731,842	62	underway
NCR	202 Project	HOME	\$1,000	\$1,000	63	completed HOME
Tucson Urban League	Park Villa Casitas 202	HOME	\$42,121	\$42,121	58	completed HOME
1 North 5th LLC	1 North 5th	HOME	\$15,000	\$15,493	11	96 completed 11 HOME
Council House	202 Rehab	HOME	\$125,000	\$125,000	2	120 completed 2 HOME
TMM	Fair Haven North	HOME	\$42,134	\$42,134	5	5 completed
Primavera	Las Casitas	HOME	\$31,090	\$31,090	10	10 completed
GRLLC	Ghost Ranch Project (rehabilitation)	HOME	\$400,000	\$312,000	60	underway
City of Tucson/CSD	Siverbell EI Portal	HOME	\$300,000	\$152,650	8	underway
TOTAL HOME			\$2,872,506	\$2,423,346	144	144 completed 186 underway
GRAND TOTAL			\$3,032,506	\$2,580,346	192	192 completed 186 underway

2009 PROJECT TABLES							
PUBLIC FACILITIES							
Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished	
City of Tucson/CSD	Presidio Terrace/Lot 7	CDBG	\$88,878	\$11,240	1	underway	
Tucson Nursery Schools	Preschool Building Rehab	CDBG	\$59,148	\$33,301	1	completed	
YMCA of Tucson	Off YMCA Gymnasium	CDBG	\$264,426	\$263,379	1	completed	
Open Inn	Family Youth Center	CDBG	\$40,000	\$3,679	1	underway	
Pima Prevention Partnership	Facility Rehab Phase II	CDBG	\$100,220	\$77,750	1	completed	
Tucson Centers for Women and Children	Domestic Violence Prevention Facility	CDBG	\$50,356	\$50,000	1	completed	
City of Tucson/Parks & Recreation	Herra/Quiroz BB Curt	CDBG	\$182,218	\$6,903	1	underway	
City of Tucson/Parks & Recreation	Santa Rita Skate Park	CDBG	\$221,254	\$209,095	1	completed	
Community Food Bank	Roof	CDBG	\$126,613	\$124,250	1	completed	
Children Language Center	Facility Rehab	CDBG	\$41,285	\$41,285	1	completed	
SAAF	Facility Rhaab	CDBG	\$33,381	\$2,530	1	underway	
Esperanza en Escalante	Multipurpose Building	CDBG	\$95,794	\$95,794	1	completed	
TOTAL CDBG			\$1,303,573	\$919,206	4	underway	
					8	completed	

2009 PROJECT TABLES

BACK TO BASICS

Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
City of Tucson/Parks & Recreation	El Presido Improvements	CDBG	\$25,739	\$17,928	1	completed
City of Tucson/Parks & Recreation	James Thomas Park Improvements	CDBG	\$69,049	\$12,371	1	underway
City of Tucson/Parks & Recreation	Herrera Basketball Court	CDBG	\$50,333	\$86	1	underway
City of Tucson/Parks & Recreation	Casa Cordova Park Improvements	CDBG	\$44,846	\$44,155	1	completed
City of Tucson/Parks & Recreation	Rincon Heights Neighborhood Improvements	CDBG	\$12,671	\$3,204	1	underway
City of Tucson/Parks & Recreation	Reid Park Tree Enhancement	CDBG	\$15,342	\$12,743	1	underway
City of Tucson/Parks & Recreation	Rincon Heights II Neighborhood Improvements	CDBG	\$8,855	\$5,609	1	underway
City of Tucson/Parks & Recreation	Davidson Elementary Recreation	CDBG	\$74,995	\$17,515	1	underway
City of Tucson/Parks & Recreation	Jacinto Park Improvements	CDBG	\$50,521	\$28,866	1	completed
City of Tucson/Parks & Recreation	Saint Johns School Recreation Improvements	CDBG	\$189,670	\$156,753	1	completed
City of Tucson/Parks & Recreation	Clement Center Improvements	CDBG	\$834,975	\$829,235	1	completed
City of Tucson/Parks & Recreation	Parque de Mendoza Improvements	CDBG	\$60,206	\$25,458	1	underway
TCWC	Winter Shelter improvements	CDBG	\$20,293	\$20,000	1	completed
City of Tucson/Parks & Recreation	Juhan Park Improvements	CDBG	\$44,085	\$26,488	1	underway
Rise	PC Recycling	CDBG	\$27,819	\$27,400	1	completed

Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
City of Tucson/Parks & Recreation	Pascua Park Development	CDBG	\$334,870	\$281,844	1	underway
City of Tucson/Parks & Recreation	McCormick Park Improvements	CDBG	\$44,471	\$39,672	1	completed
City of Tucson/Parks & Recreation	Santa Rita Skate Park	CDBG	\$185,386	\$143,989	1	completed
City of Tucson/Parks & Recreation	El Pueblo Improvements	CDBG	\$204,198	\$199,052	1	completed
City of Tucson/Parks & Recreation	Miles School Project	CDBG	\$100,000	\$93,470	1	completed
City High School	Interior Improvements	CDBG	\$15,817	\$15,000	1	completed
Saint Augustine	Water Line Improvement	CDBG	\$18,086	\$2,959	1	completed
City of Tucson/Parks & Recreation	Hummel Park Improvements	CDBG	\$100,000	\$91,999	1	completed
City of Tucson/Parks & Recreation	Rincon Heights Neighborhood Improvements III	CDBG	\$87,000	\$29,977	1	underway
City Department of Transportation	Columbus Sidewalks	CDBG	\$10,000	\$4,922	1	underway
Old Pueblo Community Foundation	ADA Office Adaptation	CDBG	\$30,838	\$30,000	1	completed
CDBG TOTAL			\$2,660,065	\$2,160,695		

2009 PROJECT TABLES									
PUBLIC SERVICES									
Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished		
Business Development Finance Corporation	MCC Outreach	Adults	CDBG	\$4,778	\$4,778	19	assisted		
Blake Foundation	My Summer Camp	Disabled	CDBG	\$30,015	\$30,015	104	assisted		
City of Tucson/CSD	Family Self Sufficiency Program	Adults	CDBG	\$20,000	\$20,000	41	assisted		
Direct Caregiver Association	Beyond the Basics	Adults	CDBG	\$99,750	\$99,750	87	assisted		
Goodwill Industries of Southern Arizona	Ready to Earn Computer Customer Service Training	Adults	CDBG	\$79,750	\$79,750	40	assisted		
Pima Council on Aging	Elderly Independence	Elderly	CDBG	\$45,750	\$45,750	229	assisted		
Pio Decimo Center/Catholic Community Services	Early Childhood and Youth Development	Youth	CDBG	\$49,750	\$49,750	220	assisted		
TCWC	Shelter Services	Homeless	CDBG	\$149,750	\$149,750	434	assisted		
Primavera Foundation	Primavera Works	Homeless	CDBG	\$91,547	\$91,547	637	assisted		
Primavera Foundation	Emergency Services Program	Homeless	CDBG	\$102,034	\$102,034	16641	unduplicate. 34958 bed nights.		
Primavera Foundation	Crisis Emergency Services	Homeless	CDBG	\$97,163	\$97,163	662	assisted		
Primavera Foundation	Emergency Shelter Services	Homeless	CDBG	\$75,350	\$75,350	10453	unduplicate. 20372 bed nights.		
Salvation Army	Emergency Assistance	Homeless	CDBG	\$12,194	\$6,012	39	assisted		
Tucson Scottish Rite	Wings on Words Summer Day Camp	Disabled	CDBG	\$30,000	\$30,000	28	assisted		
United Way	Earned Income Tax Credit	Adults	CDBG	\$14,750	\$14,750	866	assisted		
Wingspan	A Step Up	Youth	CDBG	\$32,750	\$32,750	88	assisted		
TOTAL CDBG				\$935,331	\$929,149	30588	assisted		

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Open Inn, Inc.	Crisis Assistance and Shelter	Homeless	ESG	\$101,473	\$99,474	153	assisted
Primavera Foundation	Emergency Services Program	Homeless	ESG	\$45,227	\$45,227	51	assisted
Primavera Foundation	Emergency Shelter Services	Homeless	ESG	\$25,000	\$25,000	1319	assisted
Primavera Foundation	Crisis Emergency Shelter Services	Homeless	ESG	\$25,000	\$25,000	257	assisted
Salvation Army	Emergency Assistance	Homeless	ESG	\$27,000	\$25,570	112	assisted
TMM Family Services	Family Journey Transitional Housing	Homeless	ESG	\$35,510	\$35,510	82	assisted
TOTAL ESG				\$259,210	\$255,781	1974	
Administration of Resources and Choices	Reverse Mortgage Program	Elderly	GENERAL FUND	\$35,575	\$35,575	322	assisted
Arts for All, Inc.	Strengthening Children, Youth and Families	Disabled	GENERAL FUND	\$44,775	\$44,775	130	assisted
Beacon Group	Parenting Program	Disabled	GENERAL FUND	\$27,000	\$27,000	54	assisted
Big Brothers, Big Sisters of Tucson	One on One Youth Mentoring	Youth	GENERAL FUND	\$27,000	\$27,000	51	assisted
Blake Foundation	Parent and Child Tuition Support	Youth	GENERAL FUND	\$35,775	\$35,775	36	assisted
Boys and Girls Clubs of Tucson	SMART Moves	Youth	GENERAL FUND	\$27,000	\$27,000	466	assisted
Boys and Girls Clubs of Tucson	Ultimate Journey	Youth	GENERAL FUND	\$27,000	\$27,000	378	assisted
TCWC	Domestic Violence Advocacy Center	Homeless	GENERAL FUND	\$59,695	\$59,695	883	assisted
Casa de los Ninos Catholic Community Services/Community Outreach Program for the Deaf	Family Respite Care	Families	GENERAL FUND	\$27,000	\$27,000	46	assisted
	Building Skills for Employment	Disabled	GENERAL FUND	\$44,028	\$44,028	99	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Catholic Community Services/Community Outreach Program for the Deaf	Parenting with Care	Disabled	GENERAL FUND	\$27,000	\$27,000	32	assisted
Catholic Community Services/Catholic Social Services	Case Management and Counseling Services	Families	GENERAL FUND	\$27,000	\$21,151	110	assisted
Child and Family Resources	Child Care Quality Support	Youth	GENERAL FUND	\$27,000	\$27,000	4875	assisted
Child and Family Resources	The Center for Adolescent Parents	Youth	GENERAL FUND	\$27,000	\$27,000	85	assisted
Child and Family Resources	Choices for Families	Families	GENERAL FUND	\$27,000	\$27,000	56	assisted
Child and Family Resources	Happy Hours School Age Program	Youth	GENERAL FUND	\$31,275	\$31,275	314	assisted
Child and Family Resources	TCAP Child Care Center	Youth	GENERAL FUND	\$27,000	\$27,000	33	assisted
Community Extension Programs	Rio Vista and Holaway PAL/ASAP Program	Youth	GENERAL FUND	\$36,504	\$36,504	81	assisted
Community Food Bank	Food Box Program	Adults	GENERAL FUND	\$33,805	\$33,805	18920	assisted
Direct Caregiver Association	Beyond the Basics	Adults	GENERAL FUND	\$27,000	\$27,000	87	assisted
DIRECT Center for Independence	Independent Living Services	Disabled	GENERAL FUND	\$30,375	\$30,375	78	assisted
El Pueblo Health Center	Preventive Health Services for Children and the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	3250	assisted
Handi Dogs, Inc.	Service Dog Training Program	Disabled	GENERAL FUND	\$27,675	\$27,675	106	assisted
Interfaith Coalition for the Homeless	Winter Shelter Program	Homeless	GENERAL FUND	\$27,000	\$27,000	1107	assisted
Interfaith Community Services	East Site Emergency Assistance	Families	GENERAL FUND	\$31,838	\$31,838	724	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Interfaith Community Services	Safe and Healthy Senior Independence Program	Elderly	GENERAL FUND	\$27,000	\$27,000	178	assisted
Jewish Family and Children's Services	Serving Our Seniors Therapeutic Preschool	Elderly	GENERAL FUND	\$27,000	\$26,975	119	assisted
La Frontera Center	Extended Crisis Services Project	Youth	GENERAL FUND	\$27,849	\$27,849	56	assisted
Las Familias	Sexual Abuse Counseling Services	Adults	GENERAL FUND	\$37,607	\$37,607	210	assisted
Las Familias	Peer Motivation/ Mentoring Program	Adults	GENERAL FUND	\$27,000	\$27,000	346	assisted
Life Directions	Senior and Disabled Public Housing Activities Program	Youth	GENERAL FUND	\$29,025	\$29,024	61	assisted
Lutheran Social Ministry of the Southwest	Reading Readiness Support	Elderly	GENERAL FUND	\$35,100	\$35,100	300	assisted
Make Way for Books	Academy Without Walls	Youth	GENERAL FUND	\$27,000	\$27,000	717	assisted
Metropolitan Education Commission	Independent Living Support	Youth	GENERAL FUND	\$27,000	\$27,000	15	assisted
Miracle Square, Inc.	El Rio Daycare Transitional Apartment Living Program	Elderly	GENERAL FUND	\$44,775	\$44,775	246	assisted
Nosotros, Inc.	DV/Sexual Assault Services	Youth	GENERAL FUND	\$27,000	\$27,000	101	assisted
Open Inn, Inc.	In Home Parent Support Program	Homeless	GENERAL FUND	\$37,892	\$31,892	93	assisted
Our Family Services, Inc.	GED Now!	Homeless	GENERAL FUND	\$72,315	\$72,315	804	assisted
Parent Aid Child Abuse Prevention Center	Family Caregiver Support Program	Families	GENERAL FUND	\$27,000	\$27,000	29	assisted
Pima Community College	Family Caregiver Support Program	Adult	GENERAL FUND	\$40,294	\$40,294	346	assisted
Pima Council on Aging		Families	GENERAL FUND	\$27,000	\$27,000	91	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Pima Council on Aging	Home Repair, Adaptation and Maintenance for the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	47	assisted
Pima Council on Aging	Home Care Services for the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	33	assisted
Pima Council on Aging	Nutrition Program for the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	60	assisted
Pima Prevention Partnership	Pima County Parenting Coalition	Families	GENERAL FUND	\$31,892	\$31,892	185	assisted
Pima Prevention Partnership	Pima County Teen Court	Youth	GENERAL FUND	\$27,000	\$27,000	367	assisted
Pima Prevention Partnership	Pima County Teen Court Youth Leaders	Youth	GENERAL FUND	\$32,128	\$32,128	176	assisted
Primavera Foundation	Primavera Works	Homeless	GENERAL FUND	\$35,100	\$35,100	637	assisted
Southern Arizona Children's Advocacy Center	Clinical Services for Victims of Abuse	Youth	GENERAL FUND	\$53,775	\$5,377	2432	assisted
St. Elizabeth of Hungary Clinic	Emergency Medication Assistance	Adult	GENERAL FUND	\$27,000	\$27,000	346	assisted
St. Elizabeth of Hungary Clinic	Mobile Podiatry	Elderly	GENERAL FUND	\$35,775	\$35,775	823	assisted
The Parent Connection	Parenting Education, Information and Support	Families	GENERAL FUND	\$27,000	\$27,000	373	assisted
Tucson Scottish Rite Charitable Foundation	Comprehensive Early Intervention Program	Youth	GENERAL FUND	\$35,775	\$35,775	22	assisted
Primavera Foundation	Support Services Housing for Homeless People with Disabilities	Homeless	GENERAL FUND	\$52,875	\$52,875	16	assisted
Primavera Foundation	Women in Transition	Homeless	GENERAL FUND	\$36,675	\$36,675	16	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Pro Neighborhoods	Neighborhood Support	Adults	GENERAL FUND	\$81,000	\$81,000	550	assisted
Tucson Youth Development	School Plus Jobs	Youth	GENERAL FUND	\$558,000	\$558,000	606	assisted
Tucson Centers for Women and Children	DV Crisis Assistance	Homeless	GENERAL FUND	\$58,275	\$58,275	1790	assisted
Tucson Centers for Women and Children	Angel Children's Center	Youth	GENERAL FUND	\$35,775	\$35,775	93	assisted
Tucson International Alliance of Refugee Communities	Learning Center for Women and Children	Adult	GENERAL FUND	\$31,275	\$31,275	32	assisted
Tucson Nursery Schools	Children's Assessment Portfolios	Youth	GENERAL FUND	\$44,775	\$44,775	8	assisted
Tucson Urban League	Senior Lunch and Recreation Program	Elderly	GENERAL FUND	\$27,000	\$27,000	218	assisted
Tucson Urban League	Early Learning Childcare Services	Youth	GENERAL FUND	\$31,275	\$31,275	42	assisted
Tucson Youth Development	Transition Counseling Program	Youth	GENERAL FUND	\$39,839	\$39,839	170	assisted
VOICES Community Stories	110 Degrees Afterschool Magazine Project	Youth	GENERAL FUND	\$65,475	\$65,475	33	assisted
Wingspan	Growing Up Proud and Strong	Homeless	GENERAL FUND	\$27,675	\$27,675	305	assisted
Wingspan	Anti Violence Project	Youth	GENERAL FUND	\$30,375	\$30,375	228	assisted
Youth on their Own	Special Needs	Homeless	GENERAL FUND	\$35,723	\$35,723	3111	assisted
TOTAL GENERAL FUND				\$2,872,634	\$2,812,361	48754	assisted
GRAND TOTAL				\$4,067,175	\$3,997,291	81316	assisted

2009 PROJECT TABLES							
ASSISTANCE TO THE HOMELESS							
Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
TCWC	Shelter Services	Homeless	CDBG	\$149,750	\$149,750	434	assisted
TCWC	Domestic Violence Advocacy Center	Homeless	GENERAL FUND	\$59,675	\$59,675	883	assisted
Interfaith Coalition for the Homeless	Winter Shelter Program	Homeless	GENERAL FUND	\$27,000	\$27,000	1107	assisted
Open Inn, Inc.	Crisis Assistance and Shelter	Homeless	ESG	\$101,473	\$99,474	153	assisted
Open Inn, Inc.	Transitional Apartment Living Program	Homeless	GENERAL FUND	\$31,892	\$31,892	93	assisted
Our Family Services, Inc.	DV/Sexual Assault Services	Homeless	GENERAL FUND	\$72,315	\$72,315	804	assisted
Primavera Foundation	Primavera Works	Homeless	CDBG	\$91,547	\$91,547	637	assisted
Primavera Foundation	Emergency Services Program	Homeless	CDBG	\$102,034	\$102,034	16641	unduplicated 20372 bed nights
Primavera Foundation	Crisis Emergency Services	Homeless	CDBG	\$97,163	\$97,163	662	duplicate
Primavera Foundation	Emergency Shelter Services	Homeless	CDBG	\$75,350	\$75,350	10453	unduplicated 34958 bed nights
Primavera Foundation	Emergency Services Program	Homeless	ESG	\$45,227	\$45,227	51	duplicate
Primavera Foundation	Emergency Shelter Services	Homeless	ESG	\$25,000	\$25,000	1319	assisted
Primavera Foundation	VCrisisEmergency Shelter Services	Homeless	ESG	\$25,000	\$25,000	257	assisted
Primavera Foundation	Primavera Works	Homeless	GENERAL FUND	\$35,100	\$35,100	0	duplicate
Primavera Foundation	Support Services Housing for Homeless People with Disabilities	Homeless	GENERAL FUND	\$52,875	\$52,875	16	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Primavera Foundation	Women in Transition	Homeless	GENERAL FUND	\$36,675	\$36,675	16	assisted
RISE	Toole	Homeless	CDBG	\$108,619	\$108,619	29	assisted
Salvation Army	Emergency Assistance	Homeless	CDBG	\$12,194	\$12,194	29	assisted
Salvation Army	Emergency Assistance	Homeless	ESG	\$27,000	\$25,570	51	assisted
TMM Family Services	Family Journey	Homeless	ESG	\$35,510	\$35,510	82	assisted
Tucson Centers for Women and Children	Transitional Housing	Homeless	GENERAL FUND	\$58,275	\$58,275	1790	assisted
Wingspan	DV Crisis Assistance	Homeless	GENERAL FUND	\$27,675	\$27,675	331	assisted
Youth on their Own	Growing Up Proud and Strong	Homeless	GENERAL FUND	\$35,725	\$35,725	311	assisted
TOTAL HOMELESS	Special Needs	Homeless		\$1,333,074	\$1,329,645	36149	

**2009 PROJECT TABLES
SPECIAL POPULATIONS**

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Arts for All, Inc.	Strengthening Children, Youth and Families	Disabled	GENERAL FUND	\$44,775	\$44,775	130	assisted
Beacon Group	Parenting Program	Disabled	GENERAL FUND	\$27,000	\$27,000	54	assisted
Blake Foundation	My Summer Camp	Disabled	CDBG	\$30,015	\$30,015	104	assisted
Catholic Community Services/Community Outreach Program for the Deaf	Building Skills for Employment	Disabled	GENERAL FUND	\$44,028	\$44,028	99	assisted
Catholic Community Services/Community Outreach Program for the Deaf	Parenting with Care	Disabled	GENERAL FUND	\$27,000	\$21,151	110	assisted
DIRECT Center for Independence	Independent Living Services	Disabled	GENERAL FUND	\$30,375	\$30,375	78	assisted
Handi Dogs, Inc.	Service Dog Training Program	Disabled	GENERAL FUND	\$27,675	\$27,675	106	assisted
Tucson Scottish Rite Administration of Resources and Choices	Wings on Words Summer Day Camp Reverse Mortgage Program	Disabled	CDBG	\$30,000	\$30,000	28	assisted
El Pueblo Health Center	Preventive Health Services for Children and the Elderly	Elderly	GENERAL FUND	\$35,775	\$35,775	322	assisted
Interfaith Community Services Jewish Family and Children's Services	Safe and Healthy Senior Independence Program	Elderly	GENERAL FUND	\$27,000	\$27,000	3250	assisted
Lutheran Social Ministry of the Southwest	Serving Our Seniors Senior and Disabled Public Housing Activities Program	Elderly	GENERAL FUND	\$30,000	\$26,975	119	assisted
			GENERAL FUND	\$35,100	\$35,100	300	assisted

Agency	Project	Target Group	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Miracle Square, Inc.	Independent Living Support	Elderly	GENERAL FUND	\$44,775	\$44,775	246	assisted
Pima Council on Aging	Elderly Independence	Elderly	CDBG	\$46,000	\$46,000	222	assisted
	Home Repair, Adaptation and Maintenance for the Elderly						
Pima Council on Aging	Home Care Services for the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	47	assisted
Pima Council on Aging	Nutrition Program for the Elderly	Elderly	GENERAL FUND	\$27,000	\$27,000	33	assisted
Pima Council on Aging		Elderly	GENERAL FUND	\$27,000	\$27,000	60	assisted
St. Elizabeth of Hungary Clinic	Mobile Podiatry	Elderly	GENERAL FUND	\$35,775	\$35,775	823	assisted
Tucson Urban League	Senior Lunch and Recreation Program	Elderly	GENERAL FUND	\$27,000	\$27,000	218	assisted
TOTAL SPECIAL POPULATIONS				\$650,293	\$641,419	6527	

2009 PROJECT TABLES						
Planning (FUNDED BY ADMIN)						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Drachman Institute	Housing Planner	CDBG	\$16,183	\$14,055	1	underway
Interfaith Coalition for the Homeless	Homeless Planning and Coordination	CDBG	\$30,000	\$30,000	1	COC produced
Southwest Fair Housing Council	Don't Borrow Trouble	CDBG	\$30,000	\$30,000	1	anti predatory lending practices
Southwest Fair Housing Council	AI	CDBG	\$30,000	\$30,000	1	plan produced
Southwest Fair Housing Council	Fair Housing, Outreach, Education and Compliance Project	CDBG	\$37,522	\$37,522	1	plan produced
TOTAL			\$143,705	\$141,577	5	plans produced

2009 PROJECT TABLES						
Economic Development						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Microbusiness Advancement	Childcare Pilot Project	CDBG	\$35,000	\$23,686	68	assisted
TOTAL			\$35,000	\$23,686	68	assisted

2009 PROJECT TABLES						
CDBO						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
RISE	Toole	CDBG	\$108,619	\$108,619	29	assisted
TOTAL			\$108,619	\$108,619	29	assisted

2009 PROJECT TABLES						
CDHO Operating						
Agency	Project	Funding Source	Funds Committed	Funds Expended	Unit	Accomplished
Tucson Urban League	CHDO	HOME	\$20,000	\$20,000	1	
Tucson Metro politan Ministries	CHDO	HOME	\$32,000	\$32,000	1	
Primavera Foundation	CHDO	HOME	\$30,000	\$30,000	1	
Community Housing Concepts	CHDO	HOME	\$20,000	\$20,000	1	
ISDA	CHDO	HOME	\$33,924	\$33,924	1	
Habitat for Humanity	CHDO	HOME	\$32,000	\$32,000	1	
Oid Pueblo Foundation	CHDO	HOME	\$44,093	\$44,093	1	
TOTAL			\$212,017	\$212,017	8	assisted

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

The City of Tucson would encourage stronger linkages between its Human (public) Services Planning process and its Community Development Block Grant Public Facilities solicitation process so that the goals of each respective process are integrated. For example, if it is desirable to have a public facility that houses homeless persons under the auspices of a housing first model funded through public facilities dollars, then linking funding of public services dollars to provide wrap-around services should be strongly encouraged. Another example of better coordination is developing stronger links to the General Plan and Neighborhood Plans so that implementation of the critical elements of those plans are implemented in a timely manner using the federal entitlements.

3. Actions to Affirmatively Further Fair Housing

The City of Tucson and Pima County are a consortium which receives entitlement funds and collaborates to conduct the Analysis of Impediments (AI) process and submit the AI report to HUD. The latest Analysis of Impediments document was completed in December 2004 (known as the 2005 AI Plan), and can be found on the City's web site at: www.tucsonaz.gov/csd. The report was drafted by the Southwest Fair Housing Council (SWFHC) in collaboration with the Southwest Center for Economic Integrity (SCEI), and with funding from Pima County. This work was done on behalf of the consortium, which includes Pima County and the City of Tucson. Please note that 2008-2009 CDBG funds were allocated to provide for an updated to the Analysis of Impediments to Fair Housing and a draft is currently posted on the CSD website for public comment. An analysis of the 2005 plan and the recommended 2009 Plan of Action, prepared by Southwest Fair Housing Council, are included in this document following a discussion of goals.

Currently, the City allocates \$30,000 annually to the Southwest Fair Housing Council for fair housing activities, and an additional \$30,000 in support of the "Don't Borrow Trouble Program".

Primary Goals:

The consortium's primary goals in developing this AI and implementing its Plan of Action are consistent with HUD objectives in requiring CDBG jurisdictions to affirmatively further fair housing and include the following:

1. Eliminate all forms of illegal housing discrimination in Pima County.
2. Actively promote fair housing choice for all persons in Pima County.
3. Provide opportunities in all areas of Pima County for inclusive patterns of housing occupancy regardless of race, color, religion, sex, familial status, disability and national origin.
4. Actively promote housing that is structurally accessible to and usable by, all persons, particularly persons with disabilities in Pima County.
5. Foster compliance with the nondiscrimination provisions of the Fair Housing Act in all areas of Pima County.

Intermediate Goals:

The City of Tucson and Pima County have established the following intermediate goals to facilitate achieving the 5 overall goals identified above:

1. Maintain a firm and continued commitment to the analysis, planning, and implementation necessary to achieve fair housing goals.
2. Guarantee oversight by the City of Tucson Mayor and Council and the Pima County Board of Supervisors to ensure an ongoing fair housing program.
3. Create a comprehensive Analysis of Impediments to Fair Housing (AI) document, and devise a carefully structured plan for addressing impediments that are firmly grounded in the AI's conclusions.
4. Take effective actions based on a realistic assessment of available resources.
5. Identify and track measurable results in meeting local fair housing goals.
6. Increase cooperation between public and private agencies in promoting public awareness of fair housing issues.
7. Educate the public on fair housing issues.
8. Effectively enforce fair housing laws.
9. Increase community awareness and promote equal housing opportunity and fair housing choices in the community.

Assessment and Results of the 2005 Plan of Action

Assessment and Results of the 2005 Plan of Action

An assessment of previous Plans of Action provides an opportunity to determine what worked and what did not and to use these insights to draft the 2010 Plan of Action. The Plan of Action drafted in 2005 was carried out and was generally successful. The most significant problem encountered was the impact of the collapse of both the housing and home lending markets in Pima County in 2007. This created a number of new impediments to fair housing choice which will require considerable attention and action in the 2010 plan.

There are a number of issues inherent to Pima County which impacted the 2000 AI and then carried over to the 2005 Plan of Action and will also be factors in the 2010 plan. These include the following:

- 1) Pima County and the City of Tucson have rapidly aging housing stock in need of rehabilitation over the coming decade.
- 2) There are a growing number of rental units in substandard condition, requiring proactive housing code enforcement supplemented with programs to assist with improving living conditions and maintaining affordability.
- 3) Certain areas of the City and County have a high concentration of racial and ethnic minorities combined with a low median income.
- 4) Disparities exist in the rate of homeownership in areas of higher minority concentration as compared to majority white areas.

- 5) The elderly population is predicted to continue growing and will generate an increased need of appropriate housing choice.
- 6) There is a need to consolidate metropolitan wide housing assistance efforts to overcome jurisdictional and artificial program delivery barriers.

The collapse of the housing and home loan markets in 2007 created a number of new issues that will affect the 2010 Plan of Action including:

- 1) The dramatic increase in home foreclosures is hitting low income and minority neighborhoods disproportionately harder.
- 2) Subprime, abusive and predatory lending has been substantially higher in minority areas.
- 3) Both lending and insurance redlining is more prevalent in neighborhoods hardest hit by foreclosures.
- 4) Foreclosure rescue scams are widespread with many targeting minorities.
- 5) While the value of homes has decreased substantially, the new standards in lending still make housing unaffordable for many. Long-term housing affordability will remain a problem even after the availability of home mortgages improves.
- 6) The economy is in a downturn and jobs are being cut. This is not projected to improve until 2010 at the earliest. This makes the issues in the relationship between employment, housing and transportation that much more significant.

Assessment of the results of the 2005 AI Plan of Action

Impediment	2005 Action Plan	Results and Assessment
<p>1) Illegal housing discrimination in the following areas:</p> <ul style="list-style-type: none"> ■ Home sales ■ Apartment and housing rental ■ Home lending including mortgage lending, rehab and home equity loans ■ Home insurance ■ Persons with disabilities including accessibility in design and construction 	<p>The City and County will pursue continued support of enforcement programs that are broad based (service all areas of FHA) and:</p> <ul style="list-style-type: none"> ■ Intake, investigate and process complaints, including filing with HUD and the AG. ■ Assist complainants to remedy damages through conciliation or litigation. ■ Conduct testing to monitor the compliance of housing providers with all fair housing laws. ■ Release and publicize awards and settlements in fair housing 	<p>From 2005 through 2008 COT and Pima County provided CDBG funding to SWFHC to conduct the following: Intake and investigate fair housing complaints, fair housing testing, complaint mediation, print and monitoring, and file complaints with HUD or the A.G. The total CDBG funding for these activities was approximately \$200,000 over four years and also included fair housing education and outreach activities.</p> <p>From 2005 through 2008, with funding from HUD, Pima County and COT, SWFHC received a total of 555 allegations of housing discrimination within Pima County. After review and investigation, 256 were referred to another agency including 51 to HUD or the State</p>

	<p>cases to encourage compliance.</p> <ul style="list-style-type: none"> ■ Monitor and review housing industry advertising. 	<p>Attorney General's Office as formal complaints. A total of 115 complaints were processed internally by SWFHC and mediated, conciliated or resolved to the benefit of the complainant. 181 complaints were closed by SWFHC (e.g. "no cause" or by the complainant (e.g. no response or dropped).</p> <p>From 2005 to 2008, a total of 34 tests in all areas of fair housing were conducted by SWFHC in Pima County. Overall, approximately 13% of the tests conducted showed evidence of unlawful housing discrimination.</p> <p>Twenty-five tests were conducted in advertising. One complaint resulting from these tests was particularly noteworthy because it had a national impact. The corporate owner of a Tucson weekly paper signed a conciliation agreement to put in place procedures to assure FHA compliance and regularly conduct fair housing training for staff at 2 papers owned by them throughout the country.</p>
<p>2) A lack of knowledge and understanding of the rights and responsibilities afforded under fair housing laws along with a need for a better understanding and appreciation of why and how diversity in neighborhoods contribute to better communities.</p>	<p>Informational presentations and trainings will be provided to housing consumers (including home buyers, renters, home loan and insurance seekers and persons with disabilities) to educate them in fair housing rights, how to identify housing discrimination and where to go for help if housing discrimination is encountered.</p> <p>Informational presentations and trainings will be provided to housing providers (including real estate agents, property managers, landlords, property owners, lenders, insurance agents, architects, contractors and builders) regarding their responsibilities under fair housing laws, and what they need to do to comply.</p>	<p>From January 1, 2005 to December 31, 2008 Pima County and COT along with HUD, provided funding for SWFHC to conduct 103 fair housing presentations, including workshops, forums and seminars and 163 trainings in Pima County. These presentations and trainings included information regarding FHA compliance and discrimination for the housing industry, housing service providers and residents in the areas of home sales, rental lending, insurance, disability and design and construction. A total of 5,320 housing providers, servicers, builders, architects, attorney's and residents attended these presentations and trainings. Both Pima County and COT assisted in the planning and provided the space for many of these events.</p>

	<p>A wide range of informational fair housing pamphlets and literature will be produced and made available through City and County program offices; organizations and businesses throughout the county; at a wide variety of distribution points in the community, such as libraries and churches; and at public and private events, trainings, forums, meetings and conferences. Records will be kept of the type of literature, the location of distribution and the approximate number distributed.</p> <p>Fair housing events and presentations at other community events and conferences will be conducted to build a greater awareness of fair housing and appreciation of diversity. These will include housing fairs, fair housing month celebrations in April, a workshop at the Affordable Housing Conference, poster contests for youth, and neighborhood, church, ethnic and organizational events such as Juneteenth Day, Cinco de Mayo, CDBG events and the Dr. Martin Luther King Day Celebration.</p> <p>A community survey similar to the survey contained in this report will be annually conducted to monitor changes in fair housing concerns and knowledge.</p>	<p>Between 1/01/05 and 12/31/08 SWFHC distributed over 36,000 fair housing brochures, pamphlets flyers and other informational materials at 343 distribution sites in Pima County. Many of these sites were Pima County or COT events offices and locations, e.g. Section 8 community centers, libraries, etc.</p> <p>Fair Housing events were conducted every April between 2005 and 2008. Events included proclamations by the City Council and County Board of Supervisors declaring April as Fair Housing Month locally and publicly displaying the documents at events during the month, and using the theme "fair housing month" in all fair housing events conducted in April (a total of 22 for the four year period). Fair Housing Month displays were set up in libraries. The SWFHC collaborated with The Tucson Association of REALTORS® to provide special continuing education classes for credit for agents.</p> <p>SWFHC participated with fair housing presentations and displays at an average of 15 community and neighborhood events annually including Juneteenth Day, Cinco de Mayo, the annual CDBG celebration and Dr. Martin Luther King Day celebrations.</p> <p>Community surveys were conducted in 2005 and 2008/9 to determine trends in perceptions and opinions on fair housing by residents.</p>
<p>3) Continuing problems with accessibility for persons with disabilities including the following:</p> <ul style="list-style-type: none"> ■ Lack of accessibility in rental housing ■ Lack of accessible designs in 	<p>Testing as well as education and outreach for accessibility will be conducted (see Action Plan for Impediment 1 & 2).</p> <p>Trainings for property owners, builders and contractors regarding their responsibilities to meet FHA accessibility requirements independent of local building codes</p>	<p>See results for impediment 1 & 2.</p> <p>Between 1/01/05 and 12/31/08 three trainings were conducted for building inspectors, builders and architects. Included was a training facilitated by SWFHC and conducted by Accessibility First from Washington D.C. in May 2007.</p>

<p>new single family housing</p> <ul style="list-style-type: none"> ■ Resistance on the part of the housing industry to mandated accessible visitability ■ A shortage of funding for modifications to improve accessibility in older housing units 	<p>will be conducted.</p> <p>The City and County will train inspectors to increase the focus on accessibility requirements.</p> <p>SWFHC will engage builders who are building accessibility into their homes to collaborate with fair housing staff to conduct trainings and workshops regarding the increased marketability of building accessible homes with construction companies that are producing accessible homes.</p> <p>SWFHC will collaborate with the Attorney General's Office to formalize a strategy to include contributions to modification programs as part of conciliation agreements and settlements by Respondents in cases where they have violated the accessibility requirements of FHA.</p>	<p>Training was conducted for staff of DIRECT Center For Independence for complaint referral.</p>
<p>4) The prevalence of predatory, abusive and unethical lending practices in Pima County as well as the disparate provision of services by lenders to minority residents, neighborhoods and communities.</p>	<p>The Fair Housing Coalition – a consortium of eleven organizations – will work with the AG's Office to attain passage by the State Legislature of an effective anti-predatory lending statute.</p> <p>Pima County and the City of Tucson will pursue the investigation, analysis and reporting on predatory and abusive lending practices in Pima County. This will include continued monitoring of foreclosures and a study of abuses regarding Contracts for Deed. The investigation of Contracts for Deed will include a feasibility analysis of drafting and passing a countywide ordinance regulating Contracts for Deed.</p> <p>SWFHC will monitor annual HMDA data and evaluate and report on the results. The information will be made available through reports at forums and conferences and press</p>	<p>From 2005 through 2007 The Fair Housing Coalition actively worked with the AG's office on two separate attempts to get a state anti-predatory lending bill enacted. The first attempt was tabled in committee and the second attempt died when the state representative sponsoring the bill withdrew her support.</p> <p>The lending abuses that are in part responsible for the current foreclosure crisis in Pima County has encouraged support for the enactment by the City Council of an anti-predatory ordinance in the City of Tucson.</p> <p>In 2008, SWFHC drafted a study for COT and Pima County on abusive lending practices and the increase in foreclosures in Pima County since 2004. The study is titled "The American Nightmare" and is available on SWFHC, Pima County and City of Tucson websites.</p>

	releases.	<p>In 2007, Pima County with Freddie Mac and a consortium of local organizations, including SWFHC as the host agency, established a "Don't Borrow Trouble®" Office. The office is the contact point and route for abusive and predatory lending complaints and people facing foreclosure. The need has grown dramatically as indicated by a comparison of complaints and requests for help: 77 in the 4th quarter of 2006, 57 in the 4th quarter of 2007 and 290 in the 4th quarter of 2008. In the 4th quarter of 2006, 14% of contacts were regarding mortgage foreclosure. By the 4th quarter of 2008, 74% of all contacts were by people facing or in foreclosure.</p>
<p>5) Need for better communication and coordination between City and County Planning and private fair housing personnel. Greater input by fair housing personnel is needed in the planning process as well as assessment, recommendations, information gathering and reporting.</p> <ul style="list-style-type: none"> ■ This includes planning in the following areas: ■ Transportation ■ Affordable housing ■ Economic development ■ Sub-standard housing ■ Community, neighborhood development and preservation ■ Zoning ■ Building codes ■ Inadequate infrastructure ■ Employment and the living wage 	<p>The city, county and organizations interested in fair housing will seek to develop a plan to improve communication and allow for greater participation and input into the planning processes identified in impediment #4. This plan will also allow for greater information gathering and reporting on the impact of specific public policies on fair housing choice in Pima County.</p>	<p>Between 2005 and 2009 SWFHC staff regularly attended Pima County and COT meetings to offer fair housing information to help planning by county and city personnel.</p>

<p>issue</p> <ul style="list-style-type: none"> ■ Deeds and records 		
<p>6) The need for more fair housing training and better communication between fair housing staff and personnel conducting and participating in community programs.</p>	<p>SWFHC will develop and implement a fair housing training schedule for the staff of public and private organizations and agencies involved in housing in Pima County.</p> <p>SWFHC will continue to work with Section 8 to train staff, review policies and conduct hearings.</p>	<p>The City of Tucson and Pima County have consistently acted to ensure that their procedures and policies comply with FHA. For example, COT Section 8 and Public Housing includes SWFHC in the formal process of review and comment for each Annual Plan. SWFHC conducted informal hearings for Section 8 clients at risk of losing their voucher until 2006 when COT moved this function to a court magistrate trained in fair housing.</p>
<p>7) The need for more fair housing services in underserved areas of the County including colonias.</p>	<p>SWFHC will conduct a program funded by HUD to increase fair housing services to colonias, including those in Pima County.</p> <p>SWFHC will collaborate with Pima County to establish a walk-in housing clinic in the Old Nogales Highway. Colonia outside of Tucson.</p>	<p>Since 2005, Pima County and SWFHC have collaborated to develop and support a position of Promotora for the Colonias in Pima County. The bilingual Promotora has worked primarily in the Old Nogales Highway Colonia to provide housing information, and facilitate discussion and action groups to deal with problems within the Colonia.</p> <p>A walk-in housing clinic was established in the Old Nogales Highway Colonia in 2005 at a local school. In 2008 it was moved to a trailer that had been owned by Pima County Sheriff and used as a communications center. SWFHC and Pima County collaborate to fund the Promotora to staff the clinic.</p>

Building on Success and Preparing for the Future

Many of the impediments to fair housing choice in Metropolitan Tucson that were identified in this analysis were present in 2005 when the last AI was drafted. The Plan of Action in the 2005 AI appears to have been effective in reducing the incidence of a number of types of discrimination and in better informing both housing consumers and housing providers of their rights and responsibilities under FHA. Because of this, much of the 2009 Plan of Action is a continuation of the successful fair housing activities that were conducted under the 2005 Plan of Action. However, the analysis points out that since the 2005 AI, Pima County and Tucson experienced significant demographic developments, dramatic changes in the housing market

(including home sales and lending) and one of the worst economic downturns since the Great Depression. These changes impacted fair housing by altering the nature of some impediments and creating new ones, as well as by putting additional pressure on fair housing enforcement and education and outreach efforts. Fair housing organizations and programs have had to reassess activities and make adjustments to keep pace with the changing times. Some of the new developments impacting fair housing in Pima County and Tucson include the following:

- There have been changes in the nature of disparities between whites and minorities in the types of loans and terms and conditions of the loans provided by lenders. In many instances, subprime adjustable rate mortgages (ARMs) with rates and terms that were either clearly unsustainable or exceedingly risky replaced loan denials as a mode of discrimination against minorities. Minorities received riskier exotic loans at a higher rate than whites, and studies have shown that minorities were often steered towards these loans even though they would have qualified for less risky products. The recent collapse of the subprime market has severely limited the availability of subprime loans, and has caused the overall tightening of mortgage lending which may result in the return to disproportionately high denial rates for home loans by minorities. This will need to be monitored.
- The ratio of subprime loans to prime loans was much higher for minorities than whites and because of this minorities and neighborhoods with high minority populations have been hit the hardest by the rapid increase in foreclosures. This has severely impacted minorities in at least two important ways. First, it has made them targets for foreclosure prevention and loan modification scams, and second, it increases the incidence of redlining by lenders and insurance companies in neighborhoods that have been hit hardest by foreclosures.
- The projected long-term population growth and related demographic trends in Pima County and Tucson will increase the challenge to further fair housing. The proportion of Hispanic residents will continue to increase as this population segment grows at a higher rate than non-Hispanics. The legacy of Hispanic housing segregation will likely pose a continued impediment to fair housing as this segment of the population grows. Furthermore, the City of Tucson has a younger population than does the County, and this trend is projected to continue. The age disparity will intensify the need for both enforcement and education and outreach efforts to address the potential for increased discrimination against families with children.
- The foreign refugee community in Pima County, currently estimated at over 10,000, has been burgeoning since the 2005 AI was released. Several hundred new refugees are resettled annually in Pima County. Refugees are granted legal asylum by the U.S. government and have legal status to be in the country. Refugees in Pima County come from around the world and speak an estimated twelve different languages, which often makes acculturation difficult. Their unfamiliarity with housing transactions in the United States, limited English proficiency, and the lack of understanding of diverse cultural traditions by landlords and property managers has created new challenges for fair housing in Pima County. Many refugees that resettle in Pima County are from cultures with primarily oral traditions with little experience with written contracts, further exacerbating the challenge to provide fair and affordable housing.
- HUD is in the process of more clearly defining what it means by "affirmatively further fair housing (AFFH)." As the meaning is fleshed out, the requirements that jurisdictions must satisfy will become clearer as well. A nationwide interactive

webcast regarding AFFH was conducted by HUD on July 22, 2009. A number of key points came out in the webcast that are relevant to this AI including:

- In light of the Westchester decision it appears that HUD is going to more closely monitor AI's and their Action Plans.
- Income is not a proxy for race and therefore building affordable housing does not necessarily satisfy the requirement to affirmatively further fair housing. Many affordable housing projects have not been closely analyzed to determine the effects on minority concentration. Some such projects may have actually increased minority concentration in communities.
- Housing projects and programs using federal money will need to explicitly address the requirement to affirmatively further fair housing in their initial planning and throughout the project. Mechanisms must be built in to allow for ongoing monitoring and evaluation and this information must be made readily available. It is unacceptable to discover through the AI process that residential segregation has increased due to a project or policies because attempting to address and remedy the situation after the fact simply does not work. Affirmatively furthering fair housing is an endeavor that starts in the planning phase and continues throughout the life of a project or policy.

2009 Impediments and Plan of Action

	Impediment	Action Plan
1.	<p>Testing, complaints, allegations, reports, the community survey and an analysis of demographics and patterns of minority concentrations have indicated that illegal housing discrimination continues to be a problem in Pima County and the City of Tucson. Housing discrimination is evidenced in the following areas:</p> <ul style="list-style-type: none"> ■ Home sales ■ Rental housing ■ Mortgage lending ■ Home insurance ■ Accessibility and reasonable accommodations and modifications for persons with disabilities. 	<p>The City of Tucson and Pima County will continue to support fair housing enforcement programs that conduct the following:</p> <ul style="list-style-type: none"> ■ Intake, investigate and process complaints, including filings with HUD and the State Attorney General. ■ Assist complainants to remedy damages through mediation, conciliation or litigation. ■ Conduct testing to monitor the compliance of housing providers with all fair housing laws. ■ Release and publicize awards and settlements in fair housing cases to encourage compliance

	Impediment	Action Plan
2.	<p>The community survey, complainants, agency staff, clinics, workshops and participation by the Southwest Fair Housing Council in community events have indicated that many community residents lack a basic knowledge of their rights under the Fair Housing Act and where to go for assistance if they encounter housing discrimination</p>	<p>The City of Tucson and Pima County will continue to support fair housing education and outreach to community residents that include the following:</p> <ul style="list-style-type: none"> ■ Informational presentations and trainings will be provided to housing consumers (including home buyers, renters, home loan and insurance seekers and persons with disabilities) to educate them about their fair housing rights, how to identify housing discrimination and where to go for help if housing discrimination is encountered. ■ A wide range of informational fair housing pamphlets and literature will be produced and made available through city and county program offices; organizations and businesses throughout the county; a wide variety of distribution points in the community such as libraries and churches; and at public and private events, trainings, forums, meetings and conferences. Records will be kept of the type of literature, the location of distribution and the approximate number distributed. ■ Fair housing events and presentations at other community events and conferences will be conducted to build a greater awareness of fair housing and appreciation of diversity. These will include housing fairs, fair housing month celebrations in April, a workshop at the Affordable Housing Conference, poster contests for youth, and neighborhood, church, ethnic and organizational events such as Juneteenth Day, Cinco de Mayo, CDBG events and the Dr. Martin Luther King Day Celebration. ■ A community survey similar to the survey contained in this report will be conducted for the next AI to monitor trends in fair housing concerns and knowledge.

	Impediment	Action Plan
3.	Investigation, the community survey, and observations from trainings, workshops, clinics, interviews and partnering with public and private agencies has shown that many staff working in areas of housing lack a knowledge of fair housing adequate to inform, assist and/or refer clients who need help with fair housing issues.	The City of Tucson and Pima County will schedule two trainings annually each lasting two hours for all staff working in the area of housing or in a position that has contact with people who may have housing discrimination complaints. Staff from housing related non-profit organizations in Pima County and Tucson that receive funding from the City or County will also be required to attend the trainings.
4.	A review of allegations and complaints, trainings, workshops, and investigation evidence that many housing providers lack a working knowledge of fair housing laws and what is required for compliance. This includes real estate agents, property managers, landlords, insurance agents, architects, planners, contractors and builders.	Informational presentations and trainings will be provided to housing providers (including real estate agents, property managers, landlords, property owners, lenders, insurance agents, architects, planners, contractors, builders and others) regarding their responsibilities under fair housing laws and how to achieve compliance.
5.	Allegations, complaints, community foreclosure events, interviews with housing counselors, studies, reports and foreclosure data all show that predatory and abusive lending practices in Pima County have targeted minorities and other classes protected under the Fair Housing Act and have contributed to the dramatic increase of foreclosures. This has been exacerbated by the targeting of minorities by foreclosure prevention and loan modification scams.	Pima County and the City of Tucson will continue to support fair housing enforcement and education and outreach programs to both consumers and providers of home loans and home insurance. The City and County will also continue to support the Don't Borrow Trouble® Pima County (DBT) program. DBT is a clearing house for lending and foreclosure related problems and complaints. DBT receives, analyzes and refers clients/complainants to HUD certified housing, loan and foreclosure counselors. DBT also records problems and complaints in order to provide the information needed for better planning to effectively address these problems.

	Impediment	Action Plan
6.	<p>Allegations, complaints, articles and reports evidence that redlining by lenders and insurance companies is reemerging as homeowners and potential homeowners in neighborhoods with high rates of foreclosures are more apt to be denied or offered less favorable terms, fees and conditions when applying for loans or insurance coverage. This form of neighborhood disinvestment disproportionately impacts minority neighborhoods.</p>	<p>A survey will be conducted countywide to determine disparities in costs, rates, coverage, terms and conditions of loans and home insurance. The findings of this survey will be publicized and included as a topic in the fair housing trainings, forums, conferences and education and outreach conducted in Pima County. In addition, the results will inform and help to focus testing and other investigations as discussed in the Plan of Action for Impediment #1. If sufficient evidence is gathered to support allegations of redlining, complaints will be filed with HUD.</p>
7.	<p>Allegations and complaints indicate that the problems of the lack of accessibility for persons with disabilities and the frequent denial of reasonable accommodations and modifications persist. These include the following:</p> <ul style="list-style-type: none"> ■ Lack of accessibility in rental housing ■ Lack of accessible designs in new single family housing ■ Resistance on the part of the housing industry to mandated accessibility and visitability provisions ■ A shortage of funding for modifications to improve accessibility in older housing units 	<p>Testing as well as education and outreach for accessibility will be conducted (see Action Plan for Impediment 1 & 2).</p> <p>Trainings for property owners, builders and contractors regarding their responsibilities to meet Fair Housing Act accessibility requirements independent of local building codes will be conducted.</p> <p>The advantages of visitability in marketing housing will be included in the curriculum of all training sponsored by the City and County regarding the design and construction requirements of the Fair Housing Act.</p> <p>The City and County will provide refresher trainings on federal accessibility requirements to inspectors.</p>

	Impediment	Action Plan
8.	<p>City and County housing programs and projects and the private housing projects they fund are required to meet the federal directive to affirmatively further fair housing (AFFH). Currently, it is very difficult to determine whether or not the City of Tucson and Pima County are meeting the requirement. Neither the data nor mechanisms to obtain and evaluate this data are in place at either the program or project level. Failing to include AFFH planning and the tools to implement it at the front end of a project makes it difficult to identify and correct fair housing problems later on in the five year AI process. The dramatic increase in federal housing programs, including the Neighborhood Stabilization Plan 2, in progress in Pima County creates an urgency to address this need.</p>	<p>The City of Tucson and Pima County will include in each housing project a written AFFH plan defining specifically how affirmatively furthering fair housing will be accomplished by the project. The AFFH plan will include the issues of marketing, AFFH performance measures, how data gathering will occur, mechanisms to evaluate performance, reporting, and the process for additions and/or revisions if measures are not being met. The AFFH reports will be included in the annual CAPER and the AI will do an overall analysis of the combined impact of housing programs and projects in the City of Tucson and Pima County based on GIS mapping and statistics on minority concentrations.</p>
9.	<p>The refugee community in Pima County is currently estimated at over 10,000, and several hundred new refugees are resettled there annually. Refugees' unfamiliarity with housing transactions in the United States, limited English proficiency, and the lack of understanding of diverse cultural traditions by landlords and property managers has created new challenges for fair housing in Pima County. Many refugees have little experience with written contracts, further exacerbating the challenge to provide fair and affordable housing.</p>	<p>The City and County will conduct activities and support efforts to develop funding to focus on the fair housing needs of refugee communities in Pima County. These activities will be included in CDBG funding requests by local agencies and federal grant requests by the City and County. Information on the need for a better understanding of refugee communities will be included in the training and outreach to housing providers. In addition, City and County offices will include training for staff procedures for referring disputes in housing involving residents with refugee status to sources that can provide mediation services.</p>
10.	<p>The City of Tucson Fair Housing Ordinance is not being effectively enforced. This sends a negative message to the community, not only regarding rights under the ordinance</p>	<p>The City of Tucson will develop a plan to more effectively enforce the city's fair housing ordinance and then proceed to implement this plan. The plan will include education and</p>

	and the willingness of the city to enforce them, but also regarding their fair housing rights in general, including those under the Fair Housing Act.	outreach to city residents, public and private organizations and agencies; clarification and publication of procedures and policies for processing complaints; the training of staff taking complaints in these procedures and policies; and, issuing public annual reports on the nature of complaints received and the outcomes.
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4. Other Actions

This section describes activities that were undertaken by the City and Pima County to address obstacles to meeting underserved needs.

Addressing Obstacles to Meeting Underserved Needs

Tucson strives to meet the underserved needs of the community. This is accomplished through programs and services to homeowners and renters.

Homeowners

In 1999, the Mayor and Council directed CDBG-funded housing rehabilitation organizations to develop a coordinated strategy for providing home repair to low-income households community-wide. Nine partner organizations with long-standing programs formed a collaboration and began working on several goals: 1) incorporation of home maintenance, education and preventative care in housing rehabilitation programs; 2) streamlining of the application process for eligible households to apply and receive housing rehabilitation assistance; 3) determining cost-effective and efficient ways to purchase supplies and make repairs when combining resources; and 4) applying for a portion of the annual CDBG allocation to fund a coordinated strategy.

Renters

Very low-income renters often experience difficulty obtaining decent, affordable housing. Tucson assists the very low-income renter population by providing 1,505 units of public housing; 3,836 units of Section 8 rental housing; 802 Section 8 units administered for Pima County; and 110 moderate rehab units., as well as 150 VASH and 85 FUP Housing Choice Voucher programs for Veterans' and for Family Unification purposes.

Other programs that assist renters include: State Low-Income Housing Tax Credits, HOME-funded Rental Housing Partnership, El Portal, HUD 202, 236, and 811 programs.

Housing Trust Fund

In FY 2008, the City of Tucson and the Metropolitan Housing Commission worked with the Mayor and Council to create the Tucson Housing Trust Fund. The fund is intended to provide additional monies for affordable housing projects in the City of Tucson. Initial, one time funding has been allocated for FY09 in the amount of \$170,000 and an additional pledge of \$2 million, pending a legal settlement. The fund lacks a sustainable, recurring funding source. The Mayor and Council appointed a 15 member Citizen's Advisory Committee to oversee the development of the fund. The Citizen Advisory Committee has reviewed many possible funding sources but

has been unable to gather the necessary support in these uncertain economic times to present Mayor and Council with plausible dedicated revenue stream. Moreover, the 2 million commitment to the Fund from the legal settlement never came to fruition.

5. Leveraging Resources

Wherever possible, the City attracts additional resources by submitting grant applications and providing support to organizations that apply to competitive grant programs. The City has been successful in attracting grants to support agencies that provide housing and services. These include: The Affordable Housing Program of the Federal Home Loan Bank, State of Arizona HOME Program and Housing Trust Fund, Supportive Housing Program (SHP), HOPE VI Program, and HOPE 3 programs. The City has contributed general funds to meet HOME program match and for activities which support the homeless.

Source	Amount
FEDERAL FUNDS	
HURF - B2B	\$1,326,771
Continuum of Care City Programs	1,634,937
LOCAL FUNDS	
City/County Industrial Development Authorities	\$22,732,941
Pima County General Obligation Bonds Housing	\$563,330
Pima County General Obligation Bonds Neighborhood Re-investment	\$4,223,752
City General Fund	\$4,503,426
PROGRAM INCOME	
CDBG- includes revolving	\$54,577
HOME	\$276,856
NON-PROFIT & PRIVATE FUNDS	
Donations, Labor and Materials	\$434,745
Fees (affordable Housing impact fee exemption)	\$ 622,830
TOTAL	\$36,374,126

Managing the Process

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

Program Year 4 CAPER Managing the Process response:

1. Managing the Process

Lead Agency

The City of Tucson and Pima County formed a HOME consortium in 1992. The City of Tucson Community Services Department is the lead agency for the development of the Consolidated Plan. The City receives funds from five HUD formula grant programs covered by the

Consolidated Plan: the Community Development Block Grant (CDBG), HOME Investment Partnerships program (HOME), American Dream Downpayment Initiative (ADDI), Emergency Shelter Grant (ESG) and Housing Opportunities for Persons with AIDS (HOPWA) programs.

The 2006-2010 Consolidated Plan and the FY2008 Annual Action Plan are available on the City of Tucson's website at: www.tucsonaz.gov/csd.

Consolidated Plan Development/Annual Action Plans

While the City of Tucson serves as the lead agency for development of the Consolidated Plan, a number of other public and private agencies participated in its development. The Institutional Structure portion of this plan fully describes the various entities involved in the development of the Consolidated Plan and the Annual Action Plan.

The City and County held six public meetings that were the primary tools for obtaining input from residents and various housing, homeless, special needs and other service providers. The 2006-2010 Consolidated Plan contains a summary report of the meetings, including the names and affiliations of the 160 participants.

Through funding mechanisms, the City of Tucson and Pima County will facilitate coordination between service providers and housing providers.

Citizen Participation

1. *Provide a summary of citizen comments.*
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.*

**Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.*

Program Year 4 CAPER Citizen Participation response:

1. Summary of Citizen Comments

The City did not receive citizen comments during the 15-day comment period, which began on September 12, 2009, and ended at 5:00 pm, on September 29, 2009.

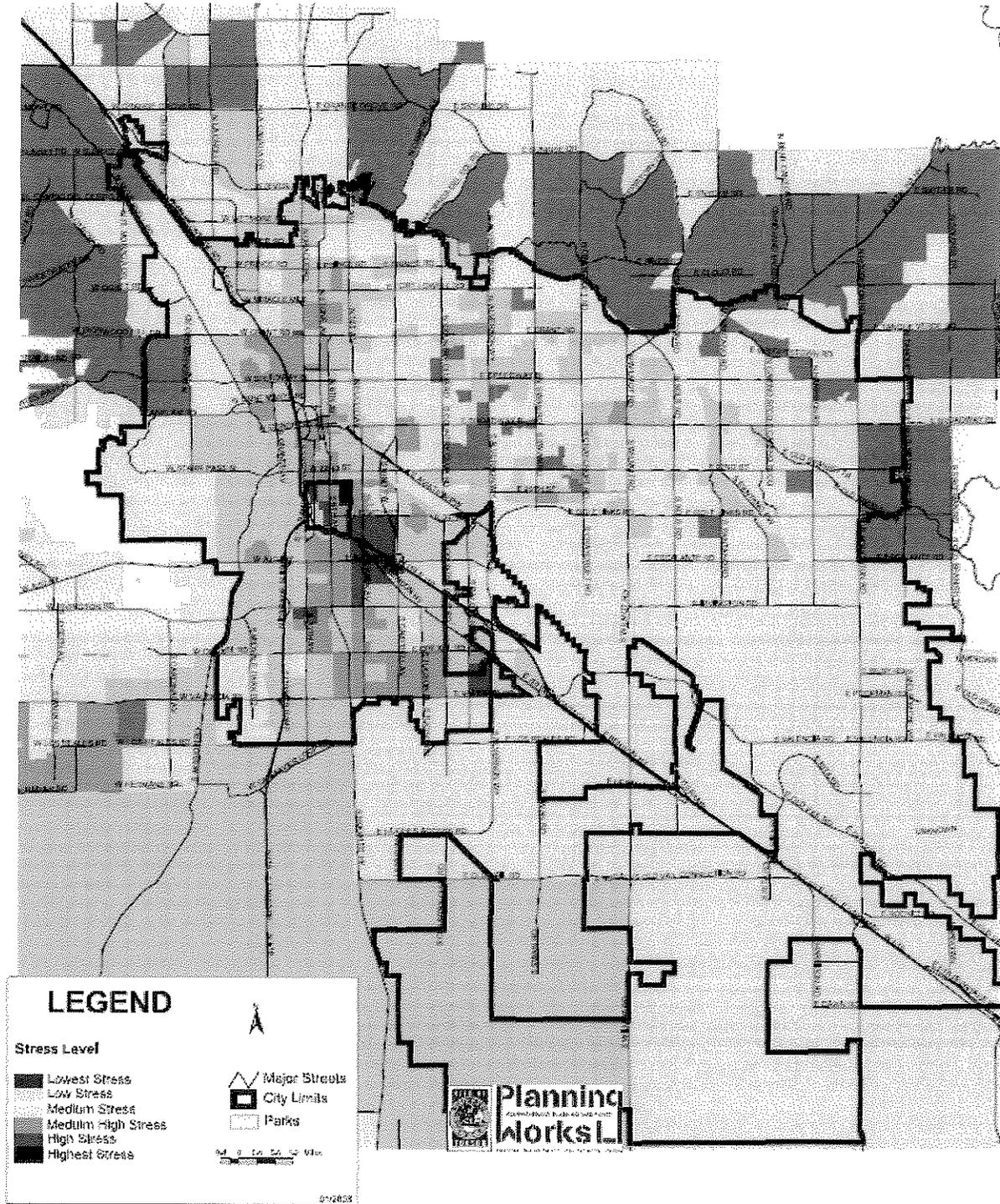
2. Geographic Distribution

The following census tracts are considered low-income areas with minority concentration (50% or more minority residents): 2, 3, 8, 9, 10, 11, 12, 13.02, 20, 21, 23, 24, 25.01, 37.01, 38, 42, 43.08, 44.07, 48, 50. See the census map on page 45. The City invests entitlement funds in areas of minority concentration. These funds are broadly distributed because most of the City's entitlement-supported programs are open to income-eligible residents city-wide.

The City allocates funding in several ways, to ensure investment in areas of minority concentration:

1. **Back to Basics Target Areas:** Each year the Mayor and Council select neighborhoods as Back to Basics target areas. This program is intended to rotate funding opportunities to all areas of the City. These neighborhoods receive an investment of CDBG and other funds to make improvements based on a neighborhood-driven prioritization process. Generally, these target neighborhoods overlay with minority concentration areas.
2. **Minority Concentration Targets:** The majority of the City's entitlement funding is directed to programs that are city-wide. This is intended to provide access to services to a broad spectrum of clients. Clients who are also residents from areas of minority concentration may receive services in an area of minority concentration or at a location where the service is offered outside of an area of minority concentration. In either case, entitlement funds are directed to benefit residents of minority concentration areas. See the stress map on page 43.
3. **Public Facilities:** The City funds these projects in areas designated low-income. Many of these projects are also in minority concentration areas. The City makes these investments to upgrade facilities in areas where there is a disproportionate need or a disparity in the facilities available to the surrounding area.

Pima County Composite Stress Index Tucson Area



Institutional Structure

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

Program Year 4 CAPER Institutional Structure response:

The Housing and Community Development Department (HCDD) has enacted a wide range of activities to enhance coordination and improve services to the community.

Community Development Advisory Committee (CDAC)

The CDAC is a Mayor & Council appointed committee that oversees the grant application process and provides valuable citizen participation to the CDBG funding process. CDAC makes Community Development funding recommendations to Mayor and Council.

Human Services Plan and Review Committees

Four Human Services Review Committees were convened to review proposals for Human Services, and make funding recommendations to the City Manager. These Committees convene on a two year cycle.

Metropolitan Housing Commission

The Metropolitan Housing Commission is a Mayor and Council appointed Commission that advises them on affordable housing issues. The Commission is comprised of 15 members from a diverse group of interests including: Neighborhood/Consumer Advocate; Developer/Builder/Designer; Real Estate/Finance; and Community Partners

Tucson Housing Trust Fund Citizen Advisory Committee

This group was formed by the Mayor and Council in 2007 in recognition of the need of additional affordable housing in Tucson. This group has 15 members from a variety of different backgrounds related to housing.

Delegation of Authority – Environmental Reviews

The Mayor and Council have delegated authority to the Director of HCDD, or her designee, to implement the review requirements for the National Environmental Policy Act.

Delegation of Authority – Contracts

The Mayor and Council have delegated authority to the Director of HCDD, or their designee, to execute contracts or other documents necessary to carry out activities listed in this document.

Lending Institutions

Many of the City's programs and initiatives utilize mortgages from local lending institutions. The City may ask lenders to provide loans directly to bankable low-income households for home purchase or home improvement loans; or to an organization or developer for a public facility or multi-family housing project. The City depends on the local implementation of federal Community Reinvestment Act (CRA) programs to successfully develop needed affordable housing.

City of Tucson and Pima County Consortium

The consortium partners with various levels of government and other major funders, in policy development. In FY 2008, they entered into an agreement to authorize the City to operate a housing program on behalf of the County in order to provide financial assistance to families who reside in Pima County.

Public Planning Process

The City has engaged the public in planning and programs through the designation of special advisory committees, comprised of individuals with diverse interests and perspectives in regard to key community issues. For example, the Mayor and Council appointed a citizen committee to work with the City on downtown revitalization and in the development of the Neighborhood Preservation Ordinance.

The City is undertaking a major revitalization of its downtown and surrounding neighborhoods. The Rio Nuevo project will add new commercial, cultural, transportation and public facilities to the core of downtown. There is a plan to build up to 2,000 new housing units within a ten-year period. The City is engaged in a multi-level planning process that includes the development of neighborhood plans, special meetings and events to solicit public input, and consultation with national experts.

Consolidation of Enforcement and Urban Planning with CSD

The City has established a Neighborhood Protection Ordinance (NPO) that consolidates and enhances code provisions dealing with property maintenance. In fiscal year 2009 the City merged the Community Services Department with the Neighborhood Resources Department responsible for the enforcement of the NPO. In fiscal year 2010 the City consolidated the Community Services Department with what was Urban Planning and Annexation to form the Department of Housing and Community Development.

Environmental Review Guidebook

To facilitate project feasibility and expedite the contracting process, the City developed a local guidebook that establishes a streamlined process for reviewing proposed projects in accordance with the National Environmental Policy Act (NEPA).

Pro-Neighborhoods

In an effort to provide community organizing skills and capacity building to neighborhood the City and County developed a multi-funded program called PRO-Neighborhoods. This partnership provides expertise to residents to organize and enhance the community.

Intragovernmental Coordination

Public improvement projects are coordinated with numerous City departments, including: Parks and Recreation, Development Services, Neighborhood Services, Police, Fire, and Planning.

Industrial Development Authorities

The City of Tucson and Pima County have Industrial Development Authorities (IDA). Through special bonding capacity, these organizations have financial resources for affordable housing development and public facility enhancements.

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.

Program Year 4 CAPER Monitoring response:

1. Monitoring Timeline

As was noted in the FY2009 Annual Action Plan, program monitoring for CDBG and HOME regulatory compliance occurred on a continual basis during 2009.

2. Monitoring Plan/Results

The following is the City's current guidance relating to monitoring plans for both CDBG and HOME. Our strong commitment to the monitoring of our partnering agencies has resulted in stronger relationships, minimization of errors, and better product and service delivery throughout the community. Of particular note is our pre-contract audit requirement, whereby City audit staff review agencies' financial systems to insure that they have the capacity to successfully manage the awarded funds.

Pre-Award Screening

- Prior to award of funds, all subrecipient service providers received pre-contract assessments to assure that sufficient administrative and fiscal management systems were in place to successfully provide the service identified in the grant applications.
- During the RFP process, City staff met individually with agencies to evaluate other program capacity issues.

Post-Award Monitoring

- After funding approval, subrecipients received program orientation and technical assistance in setting up the necessary reporting mechanisms.
- Desk monitoring and technical assistance was provided on a continual basis as monthly billings were reviewed and processed.

City staff conducted Need and Risk Assessments on 100% of the contracts. City staff used the Monitoring HOME Program Performance model developed by HUD to ensure compliance with HOME rules and regulations. Public facility and infrastructure projects with Davis-Bacon requirements were implemented, administered and monitored in compliance with the appropriate statutes and regulations.

Annually, City staff holds an eligibility-training class for all funded agencies that manage low-income HOME rental units. The class is mandatory for all CHDO's that receive CHDO Operating Funds. The training includes how to conduct income eligibility in accordance with Section 8 guidelines, and explains what documents must be maintained in the eligibility file.

CDBG Monitoring

It is the policy of the Housing and Community Development Department, Community Development Division, to monitor all subrecipient contracts on an annual basis. All subrecipients will, at a minimum, be monitored by means of an office desk-review utilizing a monitoring checklist appropriate for the program/project. Those subrecipients whose risk assessment is high (4 or more factors checked) will receive on-site monitoring. Those subrecipients whose risk assessment is medium (2 to 3 factors checked) will, time permitting, receive on-site monitoring, with those with the highest number of risk factors being a priority. Those subrecipients whose risk assessment is low (0 to 1 factors checked) will receive a desk-review monitoring. All subrecipients will receive on-site monitoring in the event it is requested by an authorized city, state or federal official. Additionally, the City may, at its discretion, perform a risk assessment of a subrecipient, and if the risk assessment warrants on-site monitoring, the City may perform same. All public facility projects will require an on-site visit prior to making final payment.

HOME Monitoring

The City of Tucson monitors the following units to ensure that all of the HOME units meet the HOME Monitoring requirements as specified in 24 CFR Part 92.207.

Rental Partnership Monitoring Frequency		
Project	Frequency	# COT HOME Units
1 St. Lukes in the Desert	Annual	5
2 MHC - 9 Home Contract	2 years	9
3 MHC - 11 Home Contract	2 years	11
4 North 5th	Annual	11
5 MacArthur Apartments	2 years	6
6 Winstel Terrace Apart.	Annual	19
7 New Beginnings PH 1	2 years	16
8 New Beginnings PH 2	2 years	24
9 Wings of Freedom	2 years	8
10 Casita Mia 5	3 years	2
11 Casitas Esperanzas Byas	2 years	8
12 Casa Bonita 1 & 2	2 years	4
13 Casita Mia 1 & 2	2 years	10
14 El Portal	Annual	19
15 Colores Del Sol	Annual	11
16 Talavera Apartments	Annual	11
17 Lee St - Fourplex	3 years	4
18 Mabel & Delano	2 years	8
19 Las Villas De Kino Phase 1	Annual	11
20 Las Villas De Kino Phase 2	Annual	11
21 Parkside Terrace Apts	Annual	11
22 Sahuaro Apartments	2 years	23
23 Miracle Square	2 years	22
24 Casa Bonita 3, 4 & 5	Annual	11
25 Fairhaven South	3 years	4
26 Council House	Annual	2
27 Michael Keith	3 years	3
28 NCR of Tucson	Annual	30
29 Fry Apartments	Annual	43
30 SAAF - E Jacinto/E19th St	2 years	13

3. Self-Evaluation

The overall goal of the Community Planning and Development programs identified in the Consolidated Plan is to develop viable communities by providing decent housing and a suitable living environment and expanding economic opportunities for low- and moderate-income persons. During FY 09, the City funded activities and implemented strategies that had a significant impact on achieving these goals. The charts contained in this report highlight our accomplishments, which include:

- homeownership opportunities for low-income families have increased;
- more rental units are available to low- and moderate-income individuals;
- housing rehabilitation goals have been exceeded;
- the homeless have a wide variety of programs designed to provide shelter, case management and counseling, and promote self-sufficiency;
- critically needed services are available community-wide; and
- public facility improvements are being made that will improve access to services.

The City of Tucson has continued to provide a continuum of services to address the variety of needs in the community. No major program changes are anticipated as a result of the FY 2009 accomplishments and production. There may be minimal shifts in resource allocation as leveraging options are identified. The outputs and outcomes resulting from the stimulus funding of NSP1, CDBG-R, HPRP received under HERA and AARA will have a significant impact in the community.

There were no actions taken or omitted by the City that hindered the implementation of projects listed in the 2009 Annual Update to the Consolidated Plan.

There are no committed housing projects that are inordinately delayed. However, as a result of a significant increase in the cost of land and construction, a number of our agencies are seeking to leverage additional funds in order to keep the development process moving forward.

Lead-based Paint

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

Program Year 4 CAPER Lead-based Paint response:

Rehabilitation projects - The City follows strict HUD guidelines for testing and abatement of lead-based paint and other hazardous substances, and requires compliance for its contractors and subcontractors. Any structure built before 1978 which is proposed for rehabilitation under federal programs is tested for lead-based paint, as required by Subpart J of 24 CFR Part 35. Notices and requirements regarding testing and removal for lead-based paint are provided to program participants, contractors and project sponsors. The City of Tucson has private market, licensed contractors who are trained in Lead Safe Work Practices, and are available to perform appropriate interim controls if lead-based paint has been identified

In September 2007, the city in partnership with 25 local agencies received a Lead Based Paint Hazard Control Grant Program award from HUD in the amount of \$3 million. The grant was In FY 2009, 89 households benefited from this program.

HOUSING

Housing Needs

**Please also refer to the Housing Needs Table in the Needs.xls workbook.*

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

Program Year 4 CAPER Housing Needs response:

The City of Tucson has worked on several fronts to preserve and develop affordable housing for low-income families in our community. The City has been successful and has exceeded set goals in areas including Assistance to Homeowners; New Homeownership Opportunities; Assistance to Persons with Special Needs; Public Services; Public Facilities and Neighborhood Revitalization.

With an annual goal of assisting 500 Homeowner households, the City nearly met this goal by developing 462 units. New Homeownership development exceeded the set goals by producing 204 units. In the area of special needs, some of the most vulnerable populations in our community, the City exceeded the goal of assisting 3,286 persons by assisting 6,257 special needs persons. In Public Facilities and Neighborhood Revitalization, the City met or exceeded these goals with the development of 12 facilities and 26 projects, respectively. In the Public Services area, our goal was to assist 33,370 persons annually. This past year, we exceeded that goal by assisting 81,316 persons.

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.*

Program Year 4 CAPER Specific Housing Objectives response:

1. Evaluate Progress

The City’s goals and targets were approved by the Mayor and Council, in the Consolidated Plan, and the Annual Action Plan. These goals and targets establish the City’s overall objectives and outcome measures for affordable housing until 2010. The goals and targets were developed to plan for the needs of families, older residents, persons with disabilities, and low-income individuals.

The purpose of the goals is to establish a long-term vision of where the City wants to be, and to provide a quantitative way to measure its progress.

2. Specific Goals and Accomplishments

Specific Housing Objectives and Accomplishments

Rental Housing Objectives			
Specific Objectives	Performance Measures	Goals	Actual
Increase the supply of affordable rentals for families	Number of Units Produced:	100	192 completed 186 underway
Reduce the number of elderly persons who are cost burdened	Number of Units Produced:	50	131 completed 186 underway
Increase the supply of affordable rentals for special populations	Number of Units Produced:	40	15 completed
Preserve affordable rental units	Number of Units Retained:	100	106 completed 60 underway

Owner Housing Objectives			
Increase the supply of affordable homeownership units	Number of Units Produced	65	204 completed
Preserve existing housing stock	Number of Units Rehabilitated	500	462
Increase affordability through downpayment assistance	Number of Homeownership Assisted:	100	146
Lead Free Homes	Number of Units Assisted	20	89

Wherever possible, the City attracts additional resources by submitting grant applications and providing support to organizations that apply to competitive grant programs. The City has been successful in attracting grants to support agencies that provide housing and services. These include: The Affordable Housing Program of the Federal Home Loan Bank, State of Arizona HOME Program and Housing Trust Fund, Supportive Housing Program (SHP), HOPE VI program, and HOPE 3 programs. The City has contributed general funds to meet HOME program match requirements and for activities that support the homeless.

Homeowners Assisted by Income					
AGENCY NAME	PROJECT NAME	0-30%	31-50%	51-80%	81%+
REHABILITATION					
Chicanos Por La Causa	Roof Replacement and Home Maintenance	7	8	7	
City of Tucson/CSD	Below Market Interest Rate Program		6	10	0
City of Tucson/CSD	Deferred Loan Program	1	7	11	0
City of Tucson/CSD	Emergency Home Repair	21	8	5	0
City of Tucson/CSD	City Neighborhood Initiatives	19	18	9	0
City of Tucson/CSD	Back to Basics Rehabilitation Program	3	14	4	0
Community Home Repair Projects of AZ	City Minor Emergency Repair	13	4	0	0
DIRECT Center for Independence	Home Access Program	8	11	6	0
Old Pueblo Community Foundation	Rehabilitation	1	9	0	0
Pima Council on Aging	Elderly Home Repair	11	17	2	0
Rebuilding Together Tucson	Neighborhood Renovation	8	10	3	0
Rebuilding Together Tucson	Housing Rehab Collaborative Rio Nuevo	4	8	4	0
TMM Family Services	Housing Rehabilitation Program	3	3	4	0
Tucson Urban League	City Emergency Home Repair	21	13	4	0
Tucson Urban League	South Park Rehabilitation	4	2	2	0

HOMEOWNERSHIP					
Chicanos Por La Causa/CDBG	Down Payment Assistance Program	0	3	12	0
Family Housing Resources/CDBG	Ward 1 Down Payment Assistance Program	0	0	6	0
Old Pueblo Community Foundation/CDBG	Down Payment Assistance Program	0	0	6	0
TMM Family Services/CDBG	Midtown First Time Homeowners Program	0	0	3	0
Community Services Department and Pima County Down Payment Assistance	HAP/ADDI/HOME	6	23	127	0

3. "Worst Case" Housing Needs:

Generally, this population is unable to significantly contribute to the cost of housing themselves. In these instances, boutique programs such as the SHP funded Bridges Program and other SHP and ESG funded programs are designed to meet the needs of this population.

The City addresses the "worst case" dilapidated housing structures through its Vacant and Neglected Structures (VANS) program. This program targets unoccupied structures that are a blight in the community, citing owners under the Neighborhood Preservation Ordinance. In FY 2009, 7 units were demolished as a result of this effort.

Public Housing Strategy

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

Program Year 4 CAPER Public Housing Strategy response:

1. The City has several initiatives that provide opportunities to public housing residents.

Family Self-Sufficiency Program

City of Tucson's Family Self-Sufficiency Program seeks to assist Section 8 and public housing residents move from dependency on public assistance programs to independence. Provision of case management services, educational opportunities, job training opportunities, employment assistance, and the use of an escrow savings account are program components designed to help participants to achieve goals.

ROSS (Resident Opportunity for Self-Sufficiency) Program

The ROSS program provides public housing residents with supportive services, resident empowerment activities, and assistance in becoming economically self-sufficient. The ROSS program offers opportunities to help residents set goals and to overcome barriers. Residents get help to obtain their GED, to take ESL classes, to obtain basic education or career training, to find a new career, to repair their credit rating, to develop a savings plan, and purchase their own home.

Tucson Learn2\$ave Program

Funded jointly by the U.S. Department of Health and Human Services and the United Way of Tucson and Southern Arizona, this Individual Development Account (IDA) program is designed to develop life-long saving habits and promote first-time homeownership. Under this program, participants' savings accounts are matched on a \$4-to-\$1 basis, up to a maximum award of \$4,000

MLK HOPE VI

The City was awarded \$9.8 million in HOPE VI funding for the development of public housing units at a mixed use, mixed income, pedestrian friendly development in Tucson's downtown. Sixty eight (68) units will be built downtown and 28 new town home style units will be built on the west side of Tucson at the Silverbell site.

Capital Fund

Annually, the City is awarded approximately \$1,600,000 in capital funds to be used to maintain and improve our public housing inventory.

Zone Operations

The City's 1,505 public housing units are managed by property management offices that are responsible for the day to day operations of multiple AMPs each office has a property

manager, a property management assistant, a routine maintenance technician, and a maintenance crew responsible for renovating vacant units. Each team is also responsible for rent collection, routine maintenance, annual lease certifications, re-occupancy, and lease enforcement. Each team is responsible for 250-400 units.

Barriers to Affordable Housing

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

Program Year 4 CAPER Barriers to Affordable Housing response:

Bilingual Material

A large percentage of low-income residents in Pima County are Spanish speaking. Materials and advertisements promoting countywide homeownership programs are printed in English and Spanish.

Incentives for Private Developers

The City provides incentives to non-profit and for-profit developers to expand their affordable housing production. In addition, the City has leveraged land and provided below-market financing for affordable housing development. In Fiscal year 2009 affordable housing impact fee exemption was in the amount of \$622,830.

Don't Borrow Trouble

This project is designed to raise public awareness of predatory lending issues and to provide referral services to qualified credit counselors

Analysis of Impediments and other Fair Housing Activities

A HUD mandated program, the Analysis of Impediments strives to eliminate all forms of illegal housing discrimination and to actively promote fair housing activities for all. An updated version of this Plan was completed in FY2009 and is available for review at the following website: <http://www.tucsonaz.gov/csd> under plans and reports.

Language Assistance Plan for Limited English Proficient Persons

In January 2007, HUD issued final guidance relating to providing meaningful access to persons who have limited English proficiency. The City of Tucson has developed a Language Assessment Plan to address the needs and requirements of those clients who are not fluent in English.

HOME/American Dream Down Payment Initiative (ADDI)

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.*
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.*
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).*
4. *Assessments*
 - a. *Detail results of on-site inspections of rental housing.*
 - b. *Describe the HOME jurisdiction's affirmative marketing actions.*
 - c. *Describe outreach to minority and women owned businesses.*

Program Year 4 CAPER HOME/ADDI response:

1. Relationship of HOME Funds to Goals and Objectives:

In FY 2009, Tucson received \$3,999,672 in HOME Investment Partnerships (HOME) Program funds, and \$33,245 from the HOME American Dream Downpayment Initiative (ADDI). ADDI funds are available to assist qualified low-income, first-time homebuyers with downpayment assistance. An additional \$276,856 was available from HOME program income.

The Five-Year Consolidated Plan's specific objectives include housing rehabilitation, homeownership opportunities and transitional and rental housing development.

The following chart illustrates how HOME funds were utilized to implement this strategy.

Programs	Home Expenditures	# Units	% AMI	Ethnicity
Homeownership	\$914,561	28 complete	28 - 30%-50% 0 - 50%-80%	24 Hispanic 0 - Asian 1 - Native Amer. 0 - Black 3 - White
Downpayment Assistance (Includes both City and County)	\$2,026,145	146	6 - 30%-50% 140 - 50%-80%	107 - Hispanic 2 - Asian 3 - Native Amer. 5- Black 29 - White
Rental	\$2,423,346	144	114 - 30%-50% 8 - 50%-60% 22 - 60%-80%	85- Hispanic 1 - Asian 2 - Native Amer. 6 - Black 47 - White 3 - Other
Rehabilitation	\$382,076	19	1 - 0% - 30% 7 - 30%-50% 11 - 50% - 80%	10- Hispanic 0 - Asian 9 - White 0 - Black
Total	\$5,746,128	337		

The 2009 accomplishments for projects sponsored by Community Housing Development Organizations (CHDO's) are included in the homeownership totals, including CHDO project funds. CHDO operating expenses were \$212,017 in FY 2009.

2. HOME MATCH REPORT

The Consortium met and exceeded the 25% mandated HOME program match requirement.

U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
 OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
 INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
 HOME MATCHING LIABILITY REPORT
 TUCSON CONSORTIUM, AZ

FISCAL YEAR	MATCH PERCENT	TOTAL DISBURSEMENTS	DISBURSEMENTS REQUIRING MATCH	MATCH LIABILITY AMOUNT
1998	25.0%	2,315,078.76	1,084,752.42	271,188.10
1999	25.0%	5,863,205.06	3,802,149.07	950,537.26
2000	25.0%	4,883,608.00	3,163,799.52	790,949.88
2001	25.0%	4,950,872.84	3,887,322.80	971,830.70
2002	25.0%	5,488,795.29	3,373,705.70	843,426.42
2003	25.0%	5,367,333.42	3,925,229.89	981,307.47
2004	25.0%	4,112,175.82	3,300,315.75	825,078.93
2005	25.0%	4,104,881.53	2,628,233.97	657,058.49
2006	25.0%	4,170,576.49	2,585,049.57	646,262.39
2007	25.0%	3,250,898.86	1,945,009.16	486,252.29
2008	25.0%	5,797,912.25	4,842,091.42	1,210,522.85
2009	25.0%	6,581,185.97	5,584,871.14	1,396,217.78

3. HOME Minority and Women-Owned Business

The City has developed a Minority and Women-Owned Business Enterprise Program to ensure full and equitable economic opportunities to persons and businesses that compete for business with the City of Tucson, including minority-owned business enterprises and woman-owned business enterprises.

Following this section is the City's Annual Minority Business Enterprises and Women Owned Enterprises report for FY2009.

The following remedies are employed by the City of Tucson to address marketplace discrimination against minority (MBE) and women-owned (WBE) businesses:

- Consultation with new or developing businesses
- Certification of minority and women-owned businesses
- Publication and distribution of a MBE/WBE Directory
- Notification of MBEs and WBEs of Invitation for Bids (IFB) and Requests for Proposals (RFP) relating to construction, procurement and professional services
- Holding of city construction project plans for use by MBEs and WBEs
- Development and execution of seminars
- Conducting outreach activities to recruit MBEs and WBEs into the city purchasing process, including workshops for small businesses and publications describing the city's purchasing process
- Providing assistance with purchasing procedures and policies
- Monitoring of purchasing efforts to ensure MBE/WBE access to the process

In 2009, the HOME program awarded contracts to 5 businesses, of which 1 was minority owned, resulting in 42 subcontracts, of which 5 were minority owned. Of the 5 primary contracts awarded, 0 were awarded to women owned businesses, however, 2 women owned businesses were subcontractors.

In addition, the City has encouraged minority participation in HOPE VI activities through a Section 3 Outreach Program. This program provides employment opportunities to low-income and project-area residents, and is supplemented by a commitment of funds for education and training.

Annual Performance Report HOME Program

U.S. Department of Housing
and Urban Development
Office of Community Planning
and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/M) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	Starting 07/01/2008	Ending 06/30/2009	09/09/2009

Part I Participant Identification

1. Participant Number CD 040229	2. Participant Name CITY OF TUCSON - HOUSING AND COMMUNITY DEVELOPMENT		
3. Name of Person completing this report RON KOENIG		4. Phone Number (Include Area Code) 520-837-5339	
5. Address 310 N COMMERCE PARK LOOP	6. City TUCSON	7. State AZ	8. Zip Code 85745

Part II Program Income

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period 0.00	2. Amount received during Reporting Period 276,856	3. Total amount expended during Reporting Period 276,856	4. Amount expended for Tenant-Based Rental Assistance 0.00	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5 0.99
-------------------------------------------------------------	-------------------------------------------------------	-------------------------------------------------------------	---------------------------------------------------------------	-----------------------------------------------------------------------

Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)			f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
A. Contracts					
1. Number	5				4
2. Dollar Amount	8,695,802				8,596,437
B. Sub-Contracts					
1. Number	42			1	37
2. Dollar Amount	5,126,223			180,501	4,582,594
	a. Total	b. Women Business Enterprises (WBE)	c. Male		
C. Contracts					
1. Number	5	0	5		
2. Dollar Amount	8,695,802	0	8,695,802		
D. Sub-Contracts					
1. Number	42	2	40		
2. Dollar Amounts	5,126,223	359,502	4,766,721		

Part IV Minority Owners of Rental Property

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

		a. Total	Minority Property Owners			f. White Non-Hispanic
			b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
1. Number	*	4				2
2. Dollar Amount	**	1,520,793				635,000

Part V Relocation and Real Property Acquisition

Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost	Minority Business Enterprises (MBE)			f. White Non-Hispanic
			b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic
1. Parcels Acquired						
2. Businesses Displaced						
3. Nonprofit Organizations Displaced						
4. Households Temporarily Relocated, not Displaced						
Households Displaced	a. Total					
5. Households Displaced - Number						
6. Households Displaced - Cost						

* 2 - Non-profit Owners

**\$885,793

4. Inspections of HOME-Assisted Units

The City has developed a compliance-monitoring plan and has completed on-site monitoring and inspections of 242 completed rental units. Minor discrepancies were found, i.e. incomes not calculated correctly (not resulting in anyone being over income), missing documentation required by the City of Tucson, and use of an incorrect utility allowance, and incorrect lease terms. Minor problems were found during the unit HQS inspections. Problems were corrected within 30 days.

Monitoring efforts focus on ensuring compliance with affirmative marketing requirements of the HOME program. Monitoring will continue on a routine basis. The City has developed a complete HOME Program Policies and Procedures Manual. This manual includes the Monitoring Plan, as well as an Affirmative Marketing Plan.

Affirmative Marketing and Outreach

This is a proactive strategy to reach the broadest market of eligible clients for a particular program or service. Both the City and the County endorse and implement affirmative marketing policies.

The City and County promote affirmative marketing policies through the following:

- Notifying the public, property owners, and potential applicants of the local affirmative marketing policy.
- Publishing program announcements in newspapers of general circulation.
- Publishing program summaries that are designed to solicit applications from eligible target groups
- Displaying the equal opportunity slogan and logo in all advertisements and announcements
- Translating program notices and information into other languages.
- Direct mailing translated (English to Spanish) program materials to Spanish speaking residents
- Direct mailing program material to organizations serving the handicapped.
- Requiring organizations participating in City and County contracts to practice the affirmative marketing policy in their advertising

HOMELESS

Homeless Needs

**Please also refer to the Homeless Needs Table in the Needs.xls workbook.*

1. *Identify actions taken to address needs of homeless persons.*
2. *Identify actions to help homeless persons make the transition to permanent housing and independent living.*
3. *Identify new Federal resources obtained from Homeless SuperNOFA.*

Program Year 4 CAPER Homeless Needs response:

1. Actions Taken to Address Needs of the Homeless

The City's Continuum of Care for the Homeless is a locally developed needs assessment and strategy that illustrates the network of services available to assist the homeless population. This section identifies actions taken during FY09 to provide this continuum of care for the

homeless and persons with special needs, and indicates that the City exceeded the Consolidated Plan goal of 36,149 individuals assisted.

During FY 2009, the City committed CDBG, ESG, and City General funds in the amount of \$1,359,645 on programs for the homeless. These programs served approximately 7 shelters. Specific projects supported during FY 2009 are listed below. The goals of these projects are to prevent homelessness and assist individuals and families find permanent housing and regain self-sufficiency.

Projects that Serve the Homeless

AGENCY	PROJECT	CDBG	ESG	General Fund
TCWC/Emerge	Domestic Violence Shelter Services	\$149,750		
TCWC/Emerge	Domestic Violence Advocacy Services			\$59,675
Interfaith Coalition for the Homeless	TPCH Planning	\$30,000		
Interfaith Coalition for the Homeless	Winter Shelter Program			\$27,000
Open-INN, Inc.	Crisis Assistance and Shelter		\$99,474	
Open-INN, Inc.	Transitional Apartment Living Program			\$31,892
Our Family Services, Inc	Domestic Violence Services			\$72,315
Primavera Foundation	Primavera Emergency Services	\$102,034	\$45,227	
Primavera Foundation	Primavera WORKS	\$91,547		\$35,100
RISE, Inc.	Toole Service Site	\$108,619		
Salvation Army, The	Family Services Emergency Assistance Program	\$12,194	\$25,570	
TMM Family Services	Family Journey Transitional Housing		\$35,510	
Primavera Foundation/TA	Housing for Homeless People with Disabilities			\$52,875
Primavera Foundation/TA	Emergency Shelter Services	\$75,350	\$25,000	
Primavera Foundation/TA	Crisis Emergency Services	\$97,163	\$25,000	
Primavera Foundation/TA	Women in Transition Program			\$36,675
Tucson Centers for Women and Children	Domestic Violence Services			\$58,275

Wingspan	Growing up Proud and Strong			\$27,675
Youth on their Own	Special needs			\$35,725
Total		666,657	\$255,781	437,207

2. Actions Taken to Promote Independent Living

Independent Living Programs:

Open Inn, Inc. - Shelter and Transitional Housing
 Primavera Foundation - Transitional Housing - Women In Transition
 Primavera Foundation - Housing for Homeless People with Disabilities
 TMM Family Services, Inc. - Family Journey Transitional Housing

3. Federal Resources obtained from Homeless SuperNOFA.

Total Continuum of Care for Tucson/Pima County is \$6,634,304

Specific Homeless Prevention Elements

1. Identify actions taken to prevent homelessness.

Program Year 4 CAPER Specific Housing Prevention Elements response:

Prevention services include programs aimed at keeping people in their homes by providing rent and mortgage assistance, utility payment assistance to prevent eviction, case management, housing counseling, landlord/tenant mediation/legal services, and behavioral health services, Information & Referral services, income maintenance programs and food stamps, job training and placement, and guardianship/ representative payee. In addition, prevention programs include supportive education about an owner's/landlord's specific requirements, and information on tenants' rights and obligations under Arizona law.

Homeless Prevention programs:

The Salvation Army – Family Services Emergency Prevention Program
 Primavera Foundation – Crisis Emergency Services

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).
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.
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.

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.*
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. *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.*
 - c. *Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.*

Program Year 4 CAPER ESG response:

1. Actions to Address Emergency Shelter and Transitional Housing Needs

Emergency shelter programs are committed to directing clients seeking shelter or a meal toward more permanent solutions through the community's homeless services network. Many of the providers in our community have begun utilizing the Homeless Management Information System (HMIS) to further their efforts. A glitch in the service provision of HMIS resulted in many agencies lack of participation in HMIS in FY2008, however, Pima County has now stepped forward to facilitate the HMIS for the Continuum of Care and the utilization issues have been resolved.

Transitional Housing programs seek to empower homeless participants by providing affordable rental housing, combined with case management services, drug and substance abuse counseling, and job training and placement services. Services are tailored to meet the needs of each individual household. Transitional programs work to prepare participants for their transition to permanent housing once income sources have been identified and increased, and community services and support networks have been secured.

2. Assessment of Relationship of ESG funds to Goals and Objectives

The City's goal was to increase transitional beds. However, because funding has remained level, we have been unable to increase the supply.

3. ESG Program Match

The ESG Program has a dollar for dollar match requirement. In FY 2009, the City of Tucson exceeded the requirements for this program by a ratio of 2.3 to 1. Sources of match funding are listed in the following chart.

	Local Government	Private	Fees/Program Income	Other Federal	Total
Open Inn, Inc.				109,854	109,854
Primavera Foundation, Inc.	125,121	9,764		332,592	467,477
The Salvation Army		25,570			25,570
TMM Family Services			40,963		40,963
TOTAL ESG MATCH	125,121	35,334	40,963	442,446	643,864

4. Stated Method of Distribution

The City advertised in fiscal year 2007 funding levels and priorities in the Request for Proposals (RFP). Agencies submitted RFPs, which were reviewed by a City Manager-appointed committee. The City Manager's funding recommendations were adopted by the Mayor and Council as part of the City's annual update to the Consolidated Plan.

5. Activity and Beneficiary Data

All contracts became effective on July 1, 2008, and agencies had until June 30, 2009, to expend funds.

Agency	Project	Prevention	Essential Services	Maint. & Operat.	Total Grant	#'s Served
Open-INN, Inc.	Crisis Assistance and Shelter		\$40,469	\$59,005	99,474	153
Primavera Foundation, Inc.	Primavera Emergency Services			\$42,227	\$42,227	51
Salvation Army, The	Family Services Emergency Prevention Program	\$25,570			\$25,570	112
TMM Family Services	Family Journey Transitional Housing			\$35,510	\$35,510	82
Primavera Foundation	TA Crisis Emergency Services	\$25,000			\$25,000	257
Primavera Foundation	TA Emergency Shelter Services	\$25,000			\$25,000	1319
	TOTAL	\$75,570	\$40,469	\$139,742	\$ 255,781	1974

Homeless Discharge Coordination

The Discharge Planning Committee of Tucson Planning Council for the Homeless developed discharge plans with all hospitals, jails, prisons and other institutions in Tucson/Pima County to address discharge procedures for homeless patients. The Plan is provided all hospital, jail and prison discharge planning staff with information about accessibility to all homeless shelters, entry requirements, contact names of shelter staff, and addresses.

COMMUNITY DEVELOPMENT

Community Development

**Please also refer to the Community Development Table in the Needs.xls workbook.*

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

Program Year 4 CAPER Community Development response:

1. CDBG CONSOLIDATED PLAN – PRIORITIES, NEEDS, GOALS AND OBJECTIVES

During FY 2009, the City of Tucson received \$6,102,204 in CDBG entitlement funds.

Families assisted under the federal regulation for “direct benefit” are qualified through an application process. Eligibility is based on documentation of total household income for the previous year. Typically, tax returns, pay check stubs, benefit letters and evidence of assets are used to document eligibility under the HUD guidelines. This information must be maintained in project files.

Activities selected for funding met the goals of the highest priorities listed in the Five-Year Consolidated Plan, which primarily focused on housing.

The following chart illustrates how CDBG funds were used to meet the objectives stated in the Consolidated Plan.

Consolidated Plan Objectives and CDBG Funds

Housing Activities		CDBG Funds
Homebuyers (Down Payment Assistance)		\$185,267
Homeowners (Rehabilitation Activities)		\$2,251,653
Rental Development		\$ 157,000
Neighborhood Revitalization		CDBG Funds
Public/Agency Facilities		\$ 919,206
Back to Basics Projects		\$ 2,160,695
Public Services		CDBG Funds
Public Services		\$ 929,149
Planning Activities		CDBG Funds
Planning Activities (includes Fair Housing funded by admin)		\$ 141,577
Economic Development Activities		CDBG Funds
Economic Development		\$ 132,305
Cost Over-run public facilities		\$39, 240
Administration		1,009,419
TOTAL ALL CDBG		\$7,925,511

2. Changes in Program Objectives

There were no changes in the CDBG program objectives during FY 2009.

3. Efforts to Carry Out Annual Action Plan Activities

The City of Tucson has ensured consistency with Consolidated Plan priorities and with HUD programs by providing certifications of consistency in a fair and impartial manner. The Consortium requires that agencies provide copies of their applications for funding, or a detailed executive summary before a letter of consistency is granted.

In FY09, the following agencies received Consolidated Plan Certifications for the proposed projects:

Agency	Federal Program	Activity
Family Housing Resources	Housing Counseling	Housing
Pio Decimo Center	Housing Counseling	Housing
New Beginnings	ESG	Housing
Tucson Urban League	Housing Counseling	Housing

4. CDBG Funds Not Used to Meet Specified National Objectives

All Community Development Block Grant funds were utilized exclusively to achieve specific national objectives.

5. Relocation Due to Acquisition, Rehabilitation or Demolition of occupied Real Property

No permanent relocation occurred during FY 2009 as a result of acquisition, rehabilitation or demolition activities. The City acquires vacant buildings for its affordable housing programs. The City's priority is to minimize displacement through the use of unoccupied properties. However, the City has a set of procedures to facilitate relocation and provide benefits to families as necessary. These procedures outline noticing requirements, relocation assistance, eligibility determination calculations, estimated costs for relocation and the timeline for implementing each step.

The City has implemented an emergency safety net program for families that are homeless or displaced from their housing. This program coordinates the efforts of homeless shelter and service providers, building safety code inspectors, and organizations providing affordable housing units.

Moreover, the City has adopted an Optional Relocation plan that provides for short term assistance to qualified household whom are temporarily displaced. The Optional Relocation Plan can be viewed at the following website under plans and reports: <http://www.tucsonaz.gov/csd>

6. Economic Development Activities

The Business Development Finance Corporation revolving loan, had a balance of \$1,370,906 and the current loan recipients have generated 5 low/moderate income jobs, short of the stated goal of 13. The revolving loan fund generated \$2,698 of program income FY 2009.

7. Limited Clientele

City projects served a total of 34,308 low- and moderate-income limited clientele using CDBG, HOME, ESG and HOPWA funds in FY 2009.

8. Program Income

The program income identified below was earned during FY2009 and was expended as soon as it was received. The full amount of CDBG program income received was entered into the Integrated Disbursements and Information System (IDIS), and was drawn down against expenditures attributable to FY08. The City did not have any excess program income on hand on June 30, 2009.

Source	Amount
CDBG	\$54,577
HOME	276,856
Total	\$331,433

9. Prior Period Adjustments - None

10. Loans and other Receivables – Not applicable

11. Lump-Sum Agreements – Not Applicable

12. Housing Rehabilitation

Program	Funds Expended	Accomplishments
Housing Rehabilitation (CDBG)	\$2,251,653	336 units
City Deferred Loan Program (HOME)	\$ 328,076	19 units
Lead Hazard Control	1,278,788	89 units
PCOA – Older Americans Act	\$137,112	18 units
TOTAL	\$3,995,629	462 units

13. Neighborhood Revitalization Strategies – No designated NRSAs.

Antipoverty Strategy

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

Program Year 4 CAPER Antipoverty Strategy response:

1. ANTIPOVERTY STRATEGY

Most activities undertaken with CDBG, HOME, ADDI, ESG and HOPWA funds are efforts to reduce the number of persons living in poverty and improve the quality of life for city residents. The City will continue to support emergency assistance programs, and a variety of other support services that are used by low-income households to obtain basic necessities. The main goal is to prevent very low-income persons, especially those earning 30% or less of median income, from becoming homeless. The long-term goal is to provide more affordable housing options so that this group is not forced to spend all their available funds for housing, with little left over for other needs.

As outlined in the Annual Plan, the City has specific strategies that are directly linked to the reduction of poverty. These strategies, which are illustrated throughout this document, are:

- Employment Opportunities
- Self-Sufficiency Assistance
- Support Services
- Affordable Housing

NON-HOMELESS SPECIAL NEEDS

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).*

Program Year 4 CAPER Non-homeless Special Needs response:

1. NON-HOMELESS SPECIAL NEEDS OBJECTIVES

The table below outlines the non-homeless special needs populations' priority needs and goals identified in the Five-Year Consolidated Plan, and FY 2007 accomplishments.

Population	Priority	Funds Expended	Annual Goals (Planned)	Output (Accomplishments)
Elderly Supportive Services	H	\$251,850	3,286 (All Special Needs)	5053
Elderly Housing Services	H	\$134,550	See above	793
Disabled Supportive Services	H	\$224,644	See above	603
Disabled Housing Services	H	\$30,375	See above	78
TOTAL		\$641,419		6527

Elderly Supportive Services

- El Pueblo Health Center – Preventative Health Services for Children and Elderly
- Interfaith Community Services – Safe and Healthy Senior Independence Program
- Jewish Family and Children’s Services – Serving our Seniors
- Lutheran Social Ministry of the Southwest – Senior and Disabled Public Housing Activities Program
- Pima Council on Aging – Elderly Independence
- Pima Council on Aging – Elder Support
- Pima Council on Aging – Nutrition Services for the Elderly
- Pima Council on Aging – Homecare Services for the Elderly
- St. Elizabeth of Hungary Clinic – Mobile Podiatry Services
- Tucson Urban League, Inc. – Senior Lunch and Recreation Program

Elderly Housing Services

- Administration of Resources and Choices – Reverse Mortgage Program

- Miracle Square, Inc. – Independent Living Support Services
- Pima Council on Aging – Home Repair, Adaptation and Maintenance for the Elderly

Disabled Supportive Services

- Arts for All, Inc. – Strengthening Children, Youth and Families
- Beacon Group – Parenting Program
- Blake Foundation – My Summer Camp
- Catholic Community Services/Community Outreach Program for the Deaf – Building Skills for Employment
- Catholic Community Services/Community Outreach Program for the Deaf – Parenting with Care
- Handi-Dogs – Service Dog Training Program
- Tucson Scottish Rite Charitable Foundation, Inc. – Wings on Words Summer Day Camp

Disabled Housing Services

- DIRECT Center for Independence – Independent Living Services

Specific HOPWA Objectives

**Please also refer to the HOPWA Table in the Needs.xls workbook.*

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. *That 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*
 - (2) *The number of units of housing which have been created through acquisition, rehabilitation, or new construction since 1993 with any HOPWA funds*



Housing Opportunities for Persons With AIDS (HOPWA) Program

Consolidated Annual Performance and Evaluation Report (CAPER) Measuring Performance Outcomes

OMB Number 2506-0133 (Expiration Date: 12/31/2010)

The HOPWA CAPER report for formula grantees provides annual information on program accomplishments in meeting the program's performance outcome measure: maintain housing stability; improve access to care; and reduce the risk of homelessness for low-income persons and their families living with HIV/AIDS. This information is also covered under the Consolidated Plan Management Process (CPMP) report and includes Narrative Responses and Performance Charts required under the Consolidated Planning Regulations. The public reporting burden for the collection of information is estimated to average 45 hours per manual response, or less if an automated data collection and retrieval system is in use, along with 68 hours for record keeping, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Grantees are required to report on the activities undertaken only, thus there may be components of these reporting requirements that may not be applicable. This agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless that collection displays a valid OMB control number.

Housing Opportunities for Persons with AIDS (HOPWA) Consolidated Annual Performance and Evaluation Report - Measuring Performance Outcomes

OMB Number 2506-0133 (Expiration Date: 12/31/2010)

Part 1: Grantee Executive Summary

As applicable, complete the charts below followed by the submission of a written narrative to questions A through C, and the completion of Chart D. Chart 1 requests general grantee information and Chart 2 is to be completed for each organization selected or designated as a project sponsor, as defined by CFR 574.3. In Chart 3, indicate each subrecipient organization with a contract/agreement of \$25,000 or greater that assists grantees or project sponsors carrying out their activities. Agreements include: grants, subgrants, loans, awards, cooperative agreements, and other forms of financial assistance; and contracts, subcontracts, purchase orders, task orders, and delivery orders. These elements address requirements in the Federal Funding and Accountability and Transparency Act of 2006 (Public Law 109-282).

1. Grantee Information

HUD Grant Number A-ZH-07-F002 and A-ZH-08-F002		Operating Year for this report 07/01/08 to 06/30/09		
Grantee Name City of Tucson, Community Services Department				
Business Address		310 N Commerce Park Loop		
City, County, State, Zip		Tucson	Pima	AZ 85745
Employer Identification Number (EIN) or Tax Identification Number (TIN)		86-6000266	DUN & Bradstreet Number (DUNS) if applicable 148759165	
Congressional District of Business Address		Congressional District 7		
*Congressional District(s) of Primary Service Area(s)		N/A		
*Zip Code(s) of Primary Service Area(s)		Housing is throughout Pima County. Primary zip codes include 85713, 85705, 85719, 85710, 85716		
*City(ies) and County(ies) of Primary Service Area(s)		N/A		N/A
Organization's Website Address www.tucsonaz.gov/csd		Does your organization maintain a waiting list? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, explain in the narrative section how this list is administered.		
Have you prepared any evaluation reports? If so, please indicate the location on an Internet site (url) or attach copy. No				

* Service delivery area information only needed for program activities being directly carried out by the grantee

2. Project Sponsor Information

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name City of Tucson Community Services Department Housing Assistance Division		Parent Company Name, <i>if applicable</i>		
Name and Title of Contact at Project Sponsor Agency		Peggy Morales, Administrator		
Email Address		Peggy.Morales@tucsonaz.gov		
Business Address		310 N. Commerce Park Loop		
City, County, State, Zip.		Tucson	Pima	AZ 85745
Phone Number (with area codes)		520-791-4739	Fax Number (with area code) 520-791-2506	
Employer Identification Number (EIN) or Tax Identification Number (TIN)		86-6000266	DUN & Bradstreet Number (DUNS) <i>if applicable</i> 072450869	
Congressional District of Business Location of Sponsor		Congressional District 7		
Congressional District(s) of Primary Service Area(s)		Congressional Districts 7, 8		
Zip Code(s) of Primary Service Area(s)		Housing is throughout Pima County. Primary zip codes include 85710, 85712, 85713, 85716, 85742		
City(ies) and County(ies) of Primary Service Area(s)		Tucson	Pima	
Total HOPWA contract amount for this Organization		\$29,933 (08/10 contract) + \$8,528 (remaining from 07/09 contract)		
Organization's Website Address www.saaf.org		Does your organization maintain a waiting list? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
Is the sponsor a nonprofit organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		If yes, explain in the narrative section how this list is administered.		
Please check if yes and a faith-based organization. <input type="checkbox"/>				
Please check if yes and a grassroots organization. <input type="checkbox"/>				

2. Project Sponsor Information

In Chart 2, provide the following information for each organization designated or selected to serve as a project sponsor, as defined by CFR 574.3.

Project Sponsor Agency Name Southern Arizona AIDS Foundation		Parent Company Name, <i>if applicable</i>		
Name and Title of Contact at Project Sponsor Agency		Beth Carey, Director of Client Services		
Email Address		bcarey@saaf.org		
Business Address		375 S. Euclid Ave.		
City, County, State, Zip,		Tucson	Pima	AZ 85719
Phone Number (with area codes)		520-628-7223	Fax Number (with area code) 520-628-7222	
Employer Identification Number (EIN) or Tax Identification Number (TIN)		86-0864100	DUN & Bradstreet Number (DUNs) <i>if applicable</i> 197335730	
Congressional District of Business Location of Sponsor		Congressional District 7		
Congressional District(s) of Primary Service Area(s)		Congressional Districts 7, 8		
Zip Code(s) of Primary Service Area(s)		SAAF's office is in 85719. Housing is throughout Pima County. Primary zip codes include 85713, 85705, 85719, 85710, 85716		
City(ies) and County(ies) of Primary Service Area(s)		Tucson	Pima	
Total HOPWA contract amount for this Organization		\$368,737 (08/10 contract) + \$56,397 (remaining from 07/09 contract)		
Organization's Website Address www.saaf.org		Does your organization maintain a waiting list? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
Is the sponsor a nonprofit organization? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		If yes, explain in the narrative section how this list is administered.		
Please check if yes and a faith-based organization. <input type="checkbox"/>				
Please check if yes and a grassroots organization. <input type="checkbox"/>				

3. Subrecipient Information - N/A

In Chart 3, provide the following information for each subrecipient with a contract/agreement of \$25,000 or greater that assist the grantee or project sponsors to carry out their administrative or service delivery functions. Agreements include: grants, subgrants, loans, awards, cooperative agreements, and other forms of financial assistance; and contracts, subcontracts, purchase orders, task orders, and delivery orders. (Organizations listed may have contracts with project sponsors or other organizations beside the grantee.) These elements address requirements in the Federal Funding and Accountability and Transparency Act of 2006 (Public Law 109-282).

Subrecipient Name COPE Community Services, Inc.		Parent Company (if applicable)		
Name and Title of Contact at Subrecipient	Mary Specio-Boyer, Director of Community Health			
Email Address	mspecio-boyer@copebhs.com			
Business Address	82 South Stone Avenue			
City, State, Zip, County	Tucson	AZ	85701	Pima
Phone Number (with area code)	520-792-3293		Fax Number (with area code) 520-792-4336	
Employer Identification Number (EIN) or Tax Identification Number (TIN)	86-0363717	DUN & Bradstreet Number (DUNs) if applicable 625140330		
North American Industry Classification System (NAICS) Code	62112, 621330, 621399			
Congressional District of Location	Congressional District 7			
Congressional District of Primary Service Area	Congressional Districts 7, 8			
Zip Code of Primary Service Area(s)	85705 85716 85719			
City(ies) and County(ies) of Primary Service Area(s)	Tucson		Pima	
Total HOPWA Contract Amount	Contract amount is \$43,227 Used this service for a portion of the year. \$34,478 paid to COPE Community Services in this reporting period.			

A. Grantee and Community Overview

Provide a one to three page narrative summarizing major achievements and highlights that were proposed and completed during the program year. Include a brief description of the grant organization, area of service, the name(s) of the program contact(s), and an overview of the range/type of housing activities provided. This overview may be used for public information, including posting on HUD's website. *Note: Text fields are expandable.*

Tucson became a HOPWA formula area in 2002. In 2008-2009 the City of Tucson Community Services, as the grantee, contracted with the Southern Arizona AIDS Foundation (SAAF), as a project sponsor, to administer HOPWA Short-term Rent Mortgage and Utility assistance (STRMU), Supportive Services (including case management, transportation and optical), motel vouchers (Short-term Supportive Facility) and Permanent Housing Placement Funds for move-in costs. SAAF contracts directly with one sub-recipient, COPE Community Services Inc. for clinical case management. The City of Tucson also acts in the role of a project sponsor by providing Tenant Based Rental Assistance through their Tucson Community Services Section 8 office.

The area of service is Pima County, AZ including the City of Tucson, AZ. Pima County is Arizona's second most populated urban county and has a prevalence rate of reported HIV Disease of 235 per 100,000. According to the Arizona Department of Health Services annual report, while emergent rates of HIV/AIDS are declining in Arizona, HIV/AIDS prevalence rates are rising.

The project sponsor is the Southern Arizona AIDS Foundation (SAAF). SAAF is the result of a 1997 merger of the three primary AIDS service organizations in Tucson. The mission of the Southern Arizona AIDS Foundation is to create and sustain a healthier community through a compassionate, comprehensive response to HIV/AIDS. SAAF is a community-based organization in Southern Arizona providing case management, housing, and ancillary support services for people living with HIV/AIDS and their families.

People living with HIV/AIDS are referred to the housing program through SAAF case management. SAAF's housing program maintains a waiting list and eligibility is determined through a fair and consistent application process and prospective residents are placed on the list in chronological order based respectively on the date of their submission of completed application. The waiting list is reviewed weekly by SAAF housing and case management staff and all application documentation is maintained in a centralized database or housing log book as applicable.

SAAF's housing program includes 83 housing units owned by SAAF that are available to people living with HIV/AIDS, and through a collaboration with the City of Tucson, subsidies for tenant-based rental assistance for an additional 68 households. The housing program provides stable, well-maintained, affordable rental homes for people with HIV/AIDS who would otherwise be living in homeless or near-homeless conditions. Over 240 people benefit from the SAAF housing program at any given time. In addition to the HOPWA Formula funds, housing assistance is provided through a combination of funding sources including a HOPWA Competitive grant, Continuum of Care Supportive Housing Program, Shelter Plus Care and PRAC 811.

The housing services provided by the HOPWA formula contract are leveraged through funds from the Ryan White Part B Program, Pima County Outside Agency, private foundations, and corporate and donor fundraising. These support services include medication assistance, food programs, mental health and dental services. The combination of services provided has been effective in increasing housing stability, addressing barriers to care, improving access to care, and promoting housing readiness.

The City of Tucson and SAAF are both active members of the Tucson Planning Council for the Homeless, the local Continuum of Care, and SAAF is also active in the Pima County HIV/AIDS Consortium, the local Ryan White consortium.

Program contacts are J. Wendell Hicks, Executive Director and Beth Carey, Director of Client Services, at 375 S. Euclid Avenue, Tucson, AZ 85719. Phone contact is (520) 628-7223 and fax is (520) 628-7222. E-mail contact is whicks@saaf.org and bcarey@saaf.org.

B. Annual Performance under the Action Plan

Provide a narrative addressing each of the following four items:

1. Outputs Reported. Describe significant accomplishments or challenges in achieving the number of housing units supported and the number households assisted with HOPWA funds during this operating year compared to plans for this assistance, as approved in the Consolidated Plan/Action Plan. Describe how HOPWA funds were distributed during your program year among different categories of housing and geographic areas to address needs throughout the grant service area, consistent with approved plans.

2. Outcomes Assessed. Assess program goals against actual client outcomes for achieving housing stability, reducing risks of homelessness, and improving access to care. If current year results are lower than the national program targets (80 percent of HOPWA clients maintain housing stability, avoid homelessness and access care), please describe the steps being taken to achieve the national outcome goal in next operating year.

3. Coordination. Report on program coordination with other mainstream housing and supportive services resources, including the use of committed leveraging from other public and private sources that helped to address needs for eligible persons identified in the Consolidated Plan/Strategic Plan.

4. Technical Assistance. Describe any program technical assistance needs and how they would benefit program beneficiaries.

HOPWA Objectives -- Annual Performance under the Action Plan

1. Actions taken that address needs of persons who are not homeless but require supportive housing and assistance for persons who are homeless.

Persons who were not homeless received emergency short-term rent, mortgage and utility assistance, rental assistance for tenant-based permanent housing units, case management and clinical case management, and supportive services including permanent housing placement and transportation assistance.

Persons who were homeless received rental assistance for tenant-based permanent housing units, case management and clinical case management, and supportive services including permanent housing placement and transportation assistance.

2. Progress in meeting objectives for providing affordable housing, including a comparison of actual outputs and outcomes to proposed goals and progress made on the other planned actions.

During the period from July 1, 2008 through June 30, 2009, SAAF provided the following services to people living with HIV/AIDS through this contract.

- 995 people living with HIV/AIDS received case management services from a pool of all case management sources, including HOPWA funding (proposed number was 850 people).
- 413 people living with HIV/AIDS benefited from non-case management HOPWA funded supportive services (proposed number was 375 people). Including case management, 461 people living with HIV/AIDS received supportive services.
- 19 homeless people benefited from HOPWA emergency motel (Short-term Supported Facility) assistance prior to securing more permanent housing subsidies.
- 121 households received assistance with HOPWA Short-term Rent, Mortgage and Utility assistance in order to maintain housing stability (proposed number was 100 households).
- 129 households received permanent housing placement assistance in the form of rental deposits and application fees.
- 68 people living with HIV/AIDS benefited from the specialized services of the clinical case manager under the COPE Community Services Inc. sub-recipient contract (proposed total was 65 people).
- 7 households benefited from community based, permanent supportive housing units (proposed number was 7).

3. HOPWA output goals and assessment of client outcomes for achieving housing stability, reduced risks of homelessness and improved access to care.

Outcome 1. Increase housing stability

- *Prevent homelessness for people living with HIV/AIDS and their families through the provision of short-term rent, mortgage, and utility assistance. (STRMU)*

SAAF provided emergency short-term rent, mortgage, and utility assistance to 121 households. All clients have a housing plan and case managers work with clients to determine whether there is a need for a more affordable housing unit or a subsidized

supportive housing program. 20% of the clients served this year with STRMU assistance are now either in SAAF housing with permanent subsidies or are on the SAAF housing waiting list. 96% receiving STRMU assistance maintained stable housing in private housing, were placed in other housing subsidy programs, or have reduced their risk of homelessness.

Due to increased job loss and reduction in income, 47% of clients who accessed STRMU assistance this year, also accessed this assistance last year. We expect that the percentage will increase in the coming year to an estimated 55% due to living on very low incomes and other issues arising from their HIV/AIDS condition. While SAAF has added housing capacity, there continues to be a steady increase in housing applicants. This includes several clients who have lost their homes due to foreclosure.

- *Provide rental assistance for permanent supportive housing for people living with HIV/AIDS at community locations.*

Seven (7) households received tenant-based rental assistance through this contract. 100% remained in the program at year end or moved into another permanent housing situation.

Outcome 2. People living with HIV/AIDS address barriers to care by accessing community-based, government-based, and healthcare services and benefits.

- *Provide case management and access to support services through provision of service or referral to services as needed.*

All SAAF clients meet with the case management team to receive assessment, care/empowerment plan development, referral and support. During this past year 995 people living with HIV/AIDS received case management services from a pool of all case management sources. Access to housing and access to healthcare services and benefits is a priority at intake and each assessment.

94% of clients served through this contract are accessing medical care on a regular basis. 96% have access to medical coverage, including coverage from Ryan White Part B and Part C program providers.

98% of the households receiving housing-related assistance through this contract received support services in addition to case management. HOPWA-funded support services, not including case management, was provided to 413 clients.

Permanent housing placement services including application fees and first month's rent and security deposit (not exceeding the equivalent of two months of rent costs) was provided to 129 households.

Outcome 3. People living with HIV/AIDS and dealing with substance abuse and/or mental health issues obtain and maintain housing.

- *Provide clinical case management services to promote housing readiness and increase housing stability.*

The clinical case manager worked with 68 clients throughout the year to obtain and maintain housing.

4. Use of committed leveraging from other public and private sources that helped to address needs identified in the plan.

Leveraged sources included in this report are funding through Ryan White Program Part B, local County sources (Pima County Outside Agency), SAAF community fundraising and private foundations.

5. Accomplishments recognized in the community due to HOPWA funds.

Both SAAF and the City of Tucson are members of the local Continuum of Care through the Tucson Planning Council for the Homeless. HOPWA-funded housing services are reported in the annual Continuum of Care application. SAAF and the City of Tucson also participate in the local HMIS system and the HMIS Committee coordinated through the Tucson Planning Council for the Homeless. SAAF participated in the public input process for the development of the upcoming HPRP services for Tucson and Pima County, based on its experience with HOPWA funded STRMU services.

6. Analysis of the extent to which HOPWA funds were distributed among different categories of housing needs consistent with the geographic distribution plans identified in the approved Consolidated Plan.

Services are provided to low-income people living with HIV/AIDS and their families who reside in the City of Tucson and Pima County. HOPWA funds were distributed among the categories of short-term rent, mortgage, and utility assistance, tenant based rental assistance at scattered sites, supportive services, project sponsor administration and grantee administration.

1-C. Program Year 1 CAPER Specific HOPWA Objectives -- Barriers or Trends Overview:

C. Barriers and Trends Overview

Provide a narrative addressing items 1 through 3. Explain how barriers and trends affected your program's ability to achieve the objectives and outcomes discussed in the previous section.

1. Describe any barriers (including regulatory and non-regulatory) encountered, actions taken in response to barriers, and recommendations for program improvement. Provide an explanation for each barrier selected.

<input type="checkbox"/> HOPWA/HUD Regulations	<input type="checkbox"/> Planning	<input type="checkbox"/> Housing Availability	<input type="checkbox"/> Rent Determination and Fair Market Rents
<input type="checkbox"/> Discrimination/Confidentiality	<input checked="" type="checkbox"/> Multiple Diagnoses	<input type="checkbox"/> Eligibility	<input type="checkbox"/> Technical Assistance or Training
<input checked="" type="checkbox"/> Supportive Services	<input type="checkbox"/> Credit History	<input type="checkbox"/> Rental History	<input type="checkbox"/> Criminal Justice History
<input type="checkbox"/> Housing Affordability	<input type="checkbox"/> Other, please explain further		

2. Describe any trends in the community that may affect the way in which the needs of persons living with HIV/AIDS are being addressed, and provide any other information important to the future provision of services to this population.

3. Identify any evaluations, studies, or other assessments of the HOPWA program that are available to the public.

1. Barriers encountered, actions in response to barriers, and recommendations for program improvement.

Funding levels for major federal programs serving people living with HIV/AIDS, including Ryan White Program Part B funds, is decreasing, creating a strain on the care system. SAAF has made changes in eligibility for some support services in order to prioritize resources.

2. Expected trends facing the community in meeting the needs of persons living with HIV/AIDS, and provide other information important in providing services to persons with HIV/AIDS.

Clients served through SAAF are predominately low income, with 96% of clients living within 80% of area median income and 84% living at or below 50% of area median income. Clients new to SAAF frequently face high level of needs, including issues related to housing, mental health and substance use. Over half the clients on SAAF's housing waiting list are new to SAAF in the past year.

Low-income people living with HIV/AIDS require subsidies to maintain safe, affordable housing, and a continuum of supportive services in order to access health care and other resources needed to maintain housing stability and access care services. While SAAF has been able to increase capacity for permanent supportive housing, SAAF maintains a waiting list of clients in need of housing.

Clients who work are often employed part-time, in low-paying jobs, and are vulnerable to layoffs. We've recently seen an increase in the number of clients currently in SAAF housing who have not been able to maintain their employment income due to job loss. This also pertains to more clients losing work hours and then needing emergency short-term rent and utility assistance more frequently.

3. Evaluation, studies or other assessments of the HOPWA Program available to the public.

Clients in SAAF properties and tenant-based units continue to show a high level of housing stability. STRMU assistance is a critical component of SAAF housing with 42% served this year in stable permanent housing and another 55% expected to remain stably housed with additional short-term assistance. The tenant-based rental assistance program through the HOPWA competitive grant shows that 96% of households served in 2008 remained stably housed at the time of exit or at year-end.

Results of the annual housing survey continue to show client satisfaction in SAAF properties and the tenant-based rental assistance program. Within the program year, SAAF's housing program continued to make improvements. 1) SAAF partners with the Tucson Urban League to implement energy efficient strategies at its properties and is working with the Watershed Management Group to establish water management and water harvesting measures, beginning with one of SAAF's properties. It is also working with The Drachman Institute at the University of Arizona to expand the number of units and develop a community center at one of the family properties. 2) SAAF moved to a model that creates a team of housing case managers who work specifically with housing clients and SAAF property management. The advantages to this model have been more consistent follow-up with clients, resulting in greater rapport with clients and being able to address issues more quickly.

D. Unmet Housing Needs: An Assessment of Unmet Housing Needs

In Chart 1, provide an assessment of the number of HOPWA-eligible households that require housing assistance but are not currently served by HOPWA in this service area.

In Line 1, report the total unmet need of the geographical service area, as reported in *Unmet Needs for Persons with HIV/AIDS*, Table 1B of the Consolidated or Annual Plan(s), or as reported under HOPWA worksheet in the Needs Workbook of the Consolidated Planning Management Process (CPMP) tool. *Note: Report most current data available, through Consolidated or Annual Plan(s), and account for local housing issues, or changes in HIV/AIDS cases, by using combination of one or more of the sources in Chart 2.*

In Rows a through c, enter the number of HOPWA-eligible households by type of housing assistance whose housing needs are not met. For an approximate breakdown of overall unmet need by type of housing assistance refer to the Consolidated or Annual Plan (s), CPMP tool or local distribution of funds.

1. Assessment of Unmet Need for HOPWA-eligible Households

1. Total number of households that have unmet housing needs	= 300
From Item 1, identify the number of households with unmet housing needs by type of housing assistance	
a. Tenant-Based Rental Assistance (TBRA)	= 100
b. Short-Term Rent, Mortgage and Utility payments (STRMU)	= 140
c. Housing Facilities, such as community residences, SRO dwellings, other housing facilities	= 60

2. Recommended Data Sources for Assessing Unmet Need (check all sources used)

<input checked="" type="checkbox"/> = Data as reported in the area Consolidated Plan, e.g. Table 1B, CPMP charts, and related narratives
<input type="checkbox"/> = Data established by area HIV/AIDS housing planning and coordination efforts, e.g. Continuum of Care
<input type="checkbox"/> = Data from client information provided in Homeless Management Information Systems (HMIS)
<input checked="" type="checkbox"/> = Data from project sponsors or housing providers, including waiting lists for assistance or other assessments on need
<input type="checkbox"/> = Data from prisons or jails on persons being discharged with HIV/AIDS, if mandatory testing is conducted
<input checked="" type="checkbox"/> = Data from local Ryan White Planning Councils or reported in CARE Act Data Reports, e.g. number of clients with permanent housing
<input checked="" type="checkbox"/> = Data collected for HIV/AIDS surveillance reporting or other health assessments, e.g. local health department or CDC surveillance data

From Arizona Department of Health Services Office of HIV/AIDS – Annual Report 2009

Total persons living with HIV/AIDS in Pima County – 2,297

Total persons with Unmet Need for HIV Primary Care in Pima County is 851

2008 Ryan White HIV/AIDS Program Data Report – 201 non-permanently housed in Pima County

From the Pima County Ryan White Consortium Comprehensive Needs Assessment Report September 2007

86% of those surveyed said they were permanently housed (14% needing housing)

Consumers ranked housing assistance as the number 6 priority after medical care, medications, oral health, mental health and case management.

Southern Arizona AIDS Foundation Client Demographics

SAAF served 1040 people living with HIV/AIDS in 2008/2009

203 clients are homeless or live in non-permanent housing

It is estimated that 140 new clients will access services for the first time in 2009/2010 and at least 30% will need housing

It is estimated that 66 households who accessed STRMU this past year, will continue to need assistance in 2009/2010

It is estimated that 70 households will apply for housing this coming year

End of PART 1

PART 2: Sources of Leveraging

Report the source(s) of cash or in-kind leveraged federal, state, local or private resources identified in the Consolidated or Annual Plan and used in the delivery of the HOPWA program and the amount of leveraged dollars.

[1] Sources of Leveraging		Total Amount of Leveraged Dollars (for this operating year)	
		[2] Housing Assistance	[3] Supportive Services and other non-direct housing costs
1.	Program Income	=	=
2.	Federal government (please specify):	=	=
	Ryan White Part B (Medications Assistance, Mental Health Services, Attendant Care, Oral Health Services)	=	= 107,510
	HUD – Subsidies from S+C and SHP for clients receiving STRMU assistance and then moving into other permanent housing with HUD subsidies.	= 8,068	=
		=	=
3.	State government (please specify)	=	=
		=	=
		=	=
4.	Local government (please specify)	=	=
	Pima County Outside Agency	=	= 17,456
	Tohono O’Odham Nation	=	= 10,521
		=	=
5.	Foundations and other private cash resources (please specify)	=	=
	Armstrong McDonald, Nordstrom, Lovell Foundation	=	= 7,105
	Broadway Cares, Elizabeth Read Taylor Foundation, Southern Arizona Foundation, MAC AIDS Fund, Until There’s A Cure	=	= 12,199
	Private donors for emergency financial assistance	=	= 2,508
6.	In-kind Resources	=	= 1,566,256
	Tucson Community Food Bank, Arizona Health Care Cost Containment System (AHCCCS), Community donors for Holiday Project		
7.	Resident rent payments in Rental, Facilities, and Leased Units	= 16,269	=
8.	Grantee/project sponsor (Agency) cash		= 6,617
9.	TOTAL (Sum of 1-7)	= 24,337	= \$ 1,730,172

End of PART 2

PART 3: Accomplishment Data - Planned Goal and Actual Outputs

In Chart 1, enter performance information (goals and actual outputs) for all activities undertaken during the operating year supported with HOPWA funds. Performance is measured by the number of households and units of housing that were supported with HOPWA or other federal, state, local, or private funds for the purposes of providing housing assistance and support to persons living with HIV/AIDS and their families. *Note: The total households assisted with HOPWA funds and reported in PART 3 of the CAPER should be the same as reported in the annual year-end IDIS data, and goals reported should be consistent with the Annual Plan information. Any discrepancies or deviations should be explained in the narrative section of PART 1.*

1. HOPWA Performance Planned Goal and Actual Outputs

HOPWA Performance Planned Goal and Actual		Output Households				Funding	
		HOPWA Assistance		Non-HOPWA		e.	f.
		a.	b.	c.	d.		
		Goal	Actual	Goal	Actual	HOPWA Budget	HOPWA Actual
Housing Subsidy Assistance		Output Households					
1.	Tenant-Based Rental Assistance	7	7			38,461	33,037
2a.	Households in permanent housing facilities that receive operating subsidies/leased units						
2b.	Households in transitional/short-term housing facilities that receive operating subsidies/leased units (*see note below)	15	19			750	1,772
3a.	Households in permanent housing facilities developed with capital funds and placed in service during the program year						
3b.	Households in transitional/short-term housing facilities developed with capital funds and placed in service during the program year						
4.	Short-Term Rent, Mortgage and Utility Assistance	100	121			83,934	83,934
5.	Adjustments for duplication (subtract)		4				
6.	Total Housing Subsidy Assistance	122	143			123,145	118,743
Housing Development (Construction and Stewardship of facility based housing)		Output Units					
7.	Facility-based units being developed with capital funding but not opened (show units of housing planned)						
8.	Stewardship Units subject to 3 or 10 year use agreements						
9.	Total Housing Developed						
Supportive Services		Output Households					
10a.	Supportive Services provided by project sponsors also delivering HOPWA housing assistance	400	461			275,596	251,791
10b.	Supportive Services provided by project sponsors serving households who have other housing arrangements						
11.	Adjustment for duplication (subtract)						
12.	Total Supportive Services	400	461			275,596	251,791
Housing Placement Assistance Activities		Output Households					
13.	Housing Information Services						
14.	Permanent Housing Placement Services	100	129			36,504	36,457
15.	Adjustment for duplication						
16.	Total Housing Placement Assistance	100	129			36,504	36,457
Grant Administration and Other Activities		Output Households					
17.	Resource Identification to establish, coordinate and develop housing assistance resources						
18.	Technical Assistance (if approved in grant agreement)						
19.	Grantee Administration (maximum 3% of total HOPWA grant)					12,829	12,513
20.	Project Sponsor Administration (maximum 7% of portion of HOPWA grant awarded)					28,350	26,177
Total Expenditures for program year (Sum of rows 6, 9, 12, 16, and 20) <i>Note: #19 also included in total.</i>						476,424	445,681

* Per guidance from TA provider, 2b includes emergency hotel voucher payments. Previously these expenses were included under Support Services.

2. Listing of Supportive Services

Report on the use of HOPWA funds for all supportive services. In Rows 1 through 16, provide the (unduplicated) total of all households and expenditures for each type of supportive service for all project sponsors.

Supportive Services		Number of <u>Households</u> Receiving HOPWA Assistance	Amount of HOPWA Funds Expended
1.	Adult day care and personal assistance		
2.	Alcohol and drug abuse services	92	5,191
3.	Case management/client advocacy/ access to benefits & services	321	202,484
4.	Child care and other child services		
5.	Education		
6.	Employment assistance and training		
7.	Health/medical/intensive care services, if approved Note: Client records must conform with 24 CFR §574.310		
8.	Legal services		
9.	Life skills management (outside of case management)		
10.	Meals/nutritional services		
11.	Mental health services		
12.	Outreach		
13.	Transportation	376	40,328
14.	Other Activity (if approved in grant agreement). Specify: Optical services, Vital Records	67	3,788
15.	Adjustment for Duplication (subtract)	395	
16.	TOTAL Households receiving Supportive Services (unduplicated)	461	251,791

End of PART 3

Part 4: Summary of Performance Outcomes

HOPWA Long-term Performance Objective: *Eighty percent of HOPWA clients will maintain housing stability, avoid homelessness, and access care each year through 2011.*

Section 1. Housing Stability: Assessment of Client Outcomes on Maintaining Housing Stability (Permanent Housing and Related Facilities)

In Column 1, report the total number of eligible households that received HOPWA housing assistance, by type. In Column 2, enter the number of households continuing to access each type of housing assistance, the following year. In Column 3, report the housing status of all households that exited the program. Columns 2 (Number of Households Continuing) and 3 (Exited Households) summed will equal the total households reported in Column 1. *Note: Refer to the housing stability codes that appear in Part 5: Worksheet - Determining Housing Stability Outcomes.*

[A] Permanent Housing Assistance	[1] Total Number of Households Receiving Housing Assistance	[2] Assessment: Number of Households Continuing with this Housing (per plan or expectation for next year)		[3] Assessment: Number of Exited Households and Housing Status			
Tenant-Based Rental Assistance	= 7	= 6		1 Emergency Shelter/Streets	=		
				2 Temporary Housing	=		
				3 Private Housing	=		
				4 Other HOPWA	=		
				5 Other Subsidy	= 1		
				6 Institution	=		
				7 Jail/Prison	=		
				8 Disconnected/Unknown	=		
				9 Death	=		
Permanent Supportive Housing Facilities/Units	=	=		1 Emergency Shelter/Streets	=		
				2 Temporary Housing	=		
				3 Private Housing	=		
				4 Other HOPWA	=		
				5 Other Subsidy	=		
				6 Institution	=		
				7 Jail/Prison	=		
				8 Disconnected/Unknown	=		
				9 Death	=		
[B] Transitional Housing Assistance	[1] Total Number of Households Receiving Housing Assistance	[2] Of the Total Number of Households Receiving Housing Assistance this Operating Year		[3] Assessment: Number of Exited Households and Housing Status			
Transitional/Short-Term Supportive Facilities/Units	= 19	Total number of households that will continue in residences:	= 0	1 Emergency Shelter/Streets	=		
		2 Temporary Housing	=	3 Private Housing	=		
		4 Other HOPWA	= 3	5 Other Subsidy	= 16		
		6 Institution	=	7 Jail/Prison	=		
		7 Jail/Prison	=	8 Disconnected/unknown	=		
		8 Disconnected/unknown	=	9 Death	=		
		9 Death	=				
				Total number of households whose tenure exceeded 24 months:	= 0		

Section 2. Prevention of Homelessness: Assessment of Client Outcomes on Reduced Risks of Homelessness (Short-Term Housing Assistance)

Report the total number of households that received STRMU assistance in Column 1. In Column 2, identify the result of the housing assessment made at time of assistance, or updated in the operating year. (Column 3 provides a description of housing outcomes; therefore, data is not required.) In Row 1a, enter the total number of households served in the prior operating year that received STRMU assistance this year. In Row 1b, enter the total number of households that received STRMU Assistance in the 2 prior operating years that received STRMU assistance this year. *Note: The sum of Column 2 should equal the number of households reported in Column 1.*

Assessment of Households receiving STRMU Assistance

[1] STRMU Housing Assistance	[2] Assessment of Housing Status		[3] HOPWA Client Outcomes
= 121	Maintain Private Housing without subsidy (e.g. Assistance provided/completed and client is stable, not likely to seek additional support)	= 32	<i>Stable/Permanent Housing (PH)</i>
	Other Private Housing without subsidy	= 0	
	Other HOPWA support (PH)	= 12	
	Other housing subsidy (PH)	= 6	
	Institution (e.g. residential and long-term care)	= 0	
	Likely to maintain current housing arrangements, with additional STRMU assistance	= 6	<i>Temporarily Stable, with Reduced Risk of Homelessness</i>
	Transitional Facilities/Short-term (e.g. temporary or transitional arrangement)	= 0	
	Temporary/non-permanent Housing arrangement (e.g. gave up lease, and moved in with family or friends but expects to live there less than 90 days)	= 3	
	Emergency Shelter/street	= 0	<i>Unstable Arrangements</i>
	Jail/Prison	= 1	
	Disconnected	= 0	
Death	= 1	<i>Life Event</i>	
1a. Total number of households that received STRMU assistance in the prior operating year, that also received STRMU assistance in the current operating year.			= 57
1b. Total number of those households that received STRMU assistance in the two (2 years ago) prior operating years, that also received STRMU assistance in the current operating year.			= 28

Section 3. HOPWA Outcomes on Access to Care and Support

1A. Status of Households Accessing Care and Support by Project Sponsors delivering HOPWA Housing Assistance/Housing Placement/Case Management

Use Table 1 A for project sponsors that provide HOPWA housing assistance/housing placement with or without case management services. In Table 1A, identify the number of client households receiving any type of HOPWA housing assistance that demonstrated improved access or maintained connections to care and support within the program year by: having a housing plan; having contact with a case manager/benefits counselor; visiting a primary health care provider; accessing medical insurance/assistance; and accessing or qualifying for income benefits. *Note: For information on types and sources of income and medical insurance/assistance, refer to Charts 1C and 1D.*

Categories of Services Accessed	Households Receiving Housing Assistance within the Operating Year	Outcome Indicator
1. Has a housing plan for maintaining or establishing stable on-going housing.	143	Support for Stable Housing
2. Has contact with case manager/benefits counselor consistent with the schedule specified in client's individual service plan.	137	Access to Support
3. Had contact with a primary health care provider consistent with the schedule specified in client's individual service plan.	134	Access to Health Care
4. Has accessed and can maintain medical insurance/assistance.	137	Access to Health Care
5. Successfully accessed or maintained qualification for sources of income.	116	Sources of Income

1B. Number of Households Obtaining Employment

In Table 1B, identify the number of recipient households that include persons who obtained an income-producing job during the operating year that resulted from HOPWA funded: job training, employment assistance, education or related case management/counseling services. *Note: This includes jobs created by this project sponsor or obtained outside this agency.*

Categories of Services Accessed	Number of Households that Obtained Employment	Outcome Indicator
Total number of households that obtained an income-producing job	n/a	Sources of Income

Chart 1C: Sources of income include, but are not limited to the following (Reference only)

<ul style="list-style-type: none"> • Earned Income • Unemployment Insurance • Supplemental Security Income (SSI) • Social Security Disability Income (SSDI) • Veteran's Disability Payment • General Assistance, or use local program name • Temporary Assistance for Needy Families (TANF) income, or use local program name 	<ul style="list-style-type: none"> • Veteran's Pension • Pension from Former Job • Child Support • Alimony or Other Spousal Support • Retirement Income from Social Security • Private Disability Insurance • Worker's Compensation
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Chart 1D: Sources of medical insurance and assistance include, but are not limited to the following (Reference only)

<ul style="list-style-type: none"> • MEDICAID Health Insurance Program, or local program name • Veterans Affairs Medical Services • State Children's Health Insurance Program (SCHIP), or local program name 	<ul style="list-style-type: none"> • MEDICARE Health Insurance Program, or local program name • AIDS Drug Assistance Program (ADAP) • Ryan White-funded Medical or Dental Assistance
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2A. Status of Households Accessing Care and Support through HOPWA-funded Services receiving Housing Assistance from Other Sources

In Table 2A, identify the number of client households served by project sponsors receiving HOPWA-funded housing placement or case management services who have other and housing arrangements that demonstrated improved access or maintained connections to care and support within the program year by: having a housing plan; having contact with a case manager/benefits counselor; visiting a primary health care provider; accessing medical insurance/assistance; and accessing or qualifying for income benefits. *Note: For information on types and sources of income and medical insurance/assistance, refer to Charts 2C and 2D.*

Categories of Services Accessed	Households Receiving HOPWA Assistance within the Operating Year	Outcome Indicator
1. Has a housing plan for maintaining or establishing stable on-going housing.		Support for Stable Housing
2. Successfully accessed or maintained qualification for sources of income.		Sources of Income
3. Had contact with a primary health care provider consistent with the schedule specified in clients individual service plan.		Access to Health Care
4. Has accessed and can maintain medical insurance/assistance.		Access to Health Care
5. Has contact with case manager, benefits counselor, or housing counselor consistent with the schedule specified in client's individual service plan.		Access to Support

2B. Number of Households Obtaining Employment

In Table 2B, identify the number of recipient households that include persons who obtained an income-producing job during the operating year that resulted from HOPWA funded: job training, employment assistance, education or related case management/counseling services. *Note: This includes jobs created by this project sponsor or obtained outside this agency.*

Categories of Services Accessed	Number of Households that Obtained Employment	Outcome Indicator
Total number of households that obtained an income-producing job		Sources of Income

Chart 2C: Sources of income include, but are not limited to the following (Reference only)

- | | |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <ul style="list-style-type: none"> • Earned Income • Unemployment Insurance • Supplemental Security Income (SSI) • Social Security Disability Income (SSDI) • Veteran's Disability Payment • General Assistance, or use local program name • Temporary Assistance for Needy Families (TANF) income, or use local program name | <ul style="list-style-type: none"> • Veteran's Pension • Pension from Former Job • Child Support • Alimony or Other Spousal Support • Retirement Income from Social Security • Private Disability Insurance • Worker's Compensation |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

Chart 2D: Sources of medical insurance and assistance include, but are not limited to the following (Reference only)

- | | |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <ul style="list-style-type: none"> • MEDICAID Health Insurance Program, or local program name • Veterans Affairs Medical Services • State Children's Health Insurance Program (SCHIP), or local program name | <ul style="list-style-type: none"> • MEDICARE Health Insurance Program, or local program name • AIDS Drug Assistance Program (ADAP) • Ryan White-funded Medical or Dental Assistance |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

End of PART 4

PART 5: Worksheet - Determining Housing Stability Outcomes

1. This chart is designed to assess program results based on the information reported in Part 4.

Permanent Housing Assistance	Stable Housing (# of households remaining in program plus 3+4+5+6=#)	Temporary Housing(2)	Unstable Arrangements (1+7+8=#)	Life Event (9)
Tenant-Based Rental Assistance (TBRA)	6 + 1	0	0	0
Permanent Facility-based Housing Assistance/Units				
Transitional/Short-Term Facility-based Housing Assistance/Units	19			
Total Permanent HOPWA Housing Assistance				
Reduced Risk of Homelessness: Short-Term Assistance	Stable/Permanent Housing	Temporarily Stable, with Reduced Risk of Homelessness	Unstable Arrangements	Life Events
Short-Term Rent, Mortgage, and Utility Assistance (STRMU)	50	69 (66 are projected to remain stable with limited STRMU assistance)	1	1
Total HOPWA Housing Assistance				

Background on HOPWA Housing Stability Codes

Stable Permanent Housing/Ongoing Participation

3 = Private Housing in the private rental or home ownership market (without known subsidy, including permanent placement with families or other self sufficient arrangements) with reasonable expectation that additional support is not needed.

4 = Other HOPWA-funded housing assistance (not STRMU), e.g. TBRA or Facility-Based Assistance.

5 = Other subsidized house or apartment (non-HOPWA sources, e.g., Section 8, HOME, public housing).

6 = Institutional setting with greater support and continued residence expected (e.g., residential or long-term care facility).

Temporary Housing

2 = Temporary housing - moved in with family/friends or other short-term arrangement, such as Ryan White subsidy, transitional housing for homeless, or temporary placement in institution (e.g., hospital, psychiatric hospital or other psychiatric facility, substance abuse treatment facility or detox center).

Unstable Arrangements

1 = Emergency shelter or no housing destination such as places not meant for habitation (e.g., a vehicle, an abandoned building, bus/train/subway station, or anywhere outside).

7 = Jail /prison.

8 = Disconnected or disappeared from project support, unknown destination or no assessments of housing needs were undertaken.

Life Event

9 = Death, i.e., remained in housing until death. This characteristic is not factored into the housing stability equation.

Tenant-based Rental Assistance: Stable Housing is the sum of the number of households that (i) remain in the housing and (ii) those that left the assistance as reported under: 3, 4, 5, and 6. Temporary Housing is the number of households that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item: 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Permanent Facility-Based Housing Assistance: Stable Housing is the sum of the number of households that (i) remain in the housing and (ii) those that left the assistance as shown as items: 3, 4, 5, and 6. Temporary Housing is the number of households

that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Transitional/Short-Term Facility-Based Housing Assistance: Stable Housing is the sum of the number of households that (i) continue in the residences (ii) those that left the assistance as shown as items: 3, 4, 5, and 6. Other Temporary Housing is the number of households that accessed assistance, and left their current housing for a non-permanent housing arrangement, as reported under item 2. Unstable Situations is the sum of numbers reported under items: 1, 7, and 8.

Tenure Assessment. A baseline of households in transitional/short-term facilities for assessment purposes, indicate the number of households whose tenure exceeded 24 months.

STRMU Assistance: Stable Housing is the sum of the number of households that accessed assistance for some portion of the permitted 21-week period and there is reasonable expectation that additional support is not needed in order to maintain permanent housing living situation (as this is a time-limited form of housing support) as reported under housing status: Maintain Private Housing with subsidy; Other Private with Subsidy; Other HOPWA support; Other Housing Subsidy; and Institution. Temporarily Stable, with Reduced Risk of Homelessness is the sum of the number of households that accessed assistance for some portion of the permitted 21-week period or left their current housing arrangement for a transitional facility or other temporary/non-permanent housing arrangement and there is reasonable expectation additional support will be needed to maintain housing arrangements in the next year, as reported under housing status: Likely to maintain current housing arrangements, with additional STRMU assistance; Transitional Facilities/Short-term; and Temporary/Non-Permanent Housing arrangements. Unstable Situation is the sum of number of households reported under housing status: Emergency Shelter; Jail/Prison; and Disconnected.

End of PART 5

PART 6: Certification of Continued Usage for HOPWA Facility-Based Stewardship Units (ONLY)

Grantees that use HOPWA funding for new construction, acquisition, or substantial rehabilitation are required to operate their facilities for HOPWA eligible individuals for at least ten years. If non-substantial rehabilitation funds were used they are required to operate for at least three years. Stewardship begins once the facility is put into operation. This Annual Certification of Continued HOPWA Project Operations is to be used in place of other sections of the APR, in the case that no additional HOPWA funds were expended in this operating year at this facility that had been acquired, rehabilitated or constructed and developed in part with HOPWA funds.

1. General information

HUD Grant Number(s)	Operating Year for this report From (mm/dd/yy) To (mm/dd/yy) <input type="checkbox"/> Final Yr <input type="checkbox"/> Yr 1; <input type="checkbox"/> Yr 2; <input type="checkbox"/> Yr 3; <input type="checkbox"/> Yr 4; <input type="checkbox"/> Yr 5; <input type="checkbox"/> Yr 6; <input type="checkbox"/> Yr 7; <input type="checkbox"/> Yr 8; <input type="checkbox"/> Yr 9; <input type="checkbox"/> Yr 10;
Grantee Name	Date Facility Began Operations (mm/dd/yy)

2. Number of Units and Leveraging

Housing Assistance	Number of Units Receiving Housing Assistance with HOPWA funds	Amount of Leveraging from Other Sources Used during the Operating Year
Stewardship units (developed with HOPWA funds but no current operations or other HOPWA costs) subject to 3 or 10 year use periods		

3. Details of Project Site

Name of HOPWA-funded project site	
Project Zip Code(s) and Congressional District(s)	
Is the address of the project site confidential?	<input type="checkbox"/> Yes, protect information; do not list. <input type="checkbox"/> Not confidential; information can be made available to the public.
If the site address is not confidential, please provide the contact name, phone, email, and physical address, if different from business address.	

I certify that the facility that received assistance for acquisition, rehabilitation, or new construction from the Housing Opportunities for Persons with AIDS Program has operated as a facility to assist HOPWA-eligible persons from the date shown above. I also certify that the grant is still serving the planned number of HOPWA-eligible households at this facility through leveraged resources and all other requirements of the grant agreement are being satisfied.

<i>I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.</i>	
Name & Title of Authorized Official RONALD KOENIG, Administrator	Signature & Date (mm/dd/yy) RKL 9/30/09
Name & Title of Contact at Grantee Agency (person who can answer questions about the report and program) SAAF BETH CAREY	Contact Phone (with area code) 520-628-7223

End of PART 6

FINANCIAL SUMMARY

Community Development Block Grant Program
 US Department of Housing and Urban Development
 Office of Community Planning and Development

Name of Grantee: Tucson Consortium, AZ
 Grant Number: B-08-MC-040505
 Reporting Period: 07-01-2008 to 06-30-2009

Part I - Summary of CDBG Resources

1. Unexpended CDBG funds at end of previous period: (Adjusted)	\$7,320,806
2. Entitlement grant from HUD-7082 (Grant Agreement):	<u>\$6,102,204</u>
3. Surplus Urban Renewal Funds:	<u>\$0</u>
4. Section 108 Guaranteed Loan funds (principal amount):	<u>\$0</u>
5. Program Income	
Current Year	<u>14,349</u>
Revolving Funds	<u>40,229</u>
Other Funds	<u> </u>
Total Program Income:	<u>\$54,577</u>
6. Prior period adjustments (enclose negative amounts in brackets):	<u>\$0</u>
7. Total CDBG funds available during the reporting period:	<u>\$13,477,587</u>

Part II - Summary of CDBG Expenditures

8. Total Program year expenditures:	<u>\$7,929,590</u>
9. Total Expended for planning and administration:	<u>\$1,156,186</u>
10. Amount subject to low/mod benefit calculation:	<u>\$6,773,404</u>
11. CDBG funded Section 108 principle and interest payments:	<u>\$0</u>
12. Total expenditures (line 8 and 11)	<u>\$7,929,590</u>
13. Unexpended balance (line 7 minus line 12):	<u>\$5,547,997 *</u>

Part III - Low/Mod Credit this Reporting Period

14. Total low/mod credit for multi-unit housing expenditures:	<u>\$0</u>
15. Total from all other activities qualifying as low/mod expenditures:	<u>\$6,686,341</u>
16. Total (line 14 plus line 15):	<u>\$6,686,341</u>
17. Percent benefit to low/mod persons (line 16 divided by line 10):	<u>99%</u>

Part IV - Low/Mod Benefit for Multi Year Certifications

Complete only if certification period includes prior years. Note: Please refer to Consolidated Plan submission corresponding to the reporting period: Specific CDBG Certifications; Use of Funds (criteria 2.), Overall Benefit - to verify your community's certification period. DO NOT complete this section unless you have certified a multiple year certification period.

Multiple program years covered in certification (up to three years): _____; _____; _____

18. Cumulative net expenditures subject to program benefit calculation:	_____
19. Cumulative expenditures benefiting low/mod persons:	_____
20. Percent benefit to low mod persons (line 19 divided by line 18):	_____

Part V - Public Service (PS) Cap Calculation

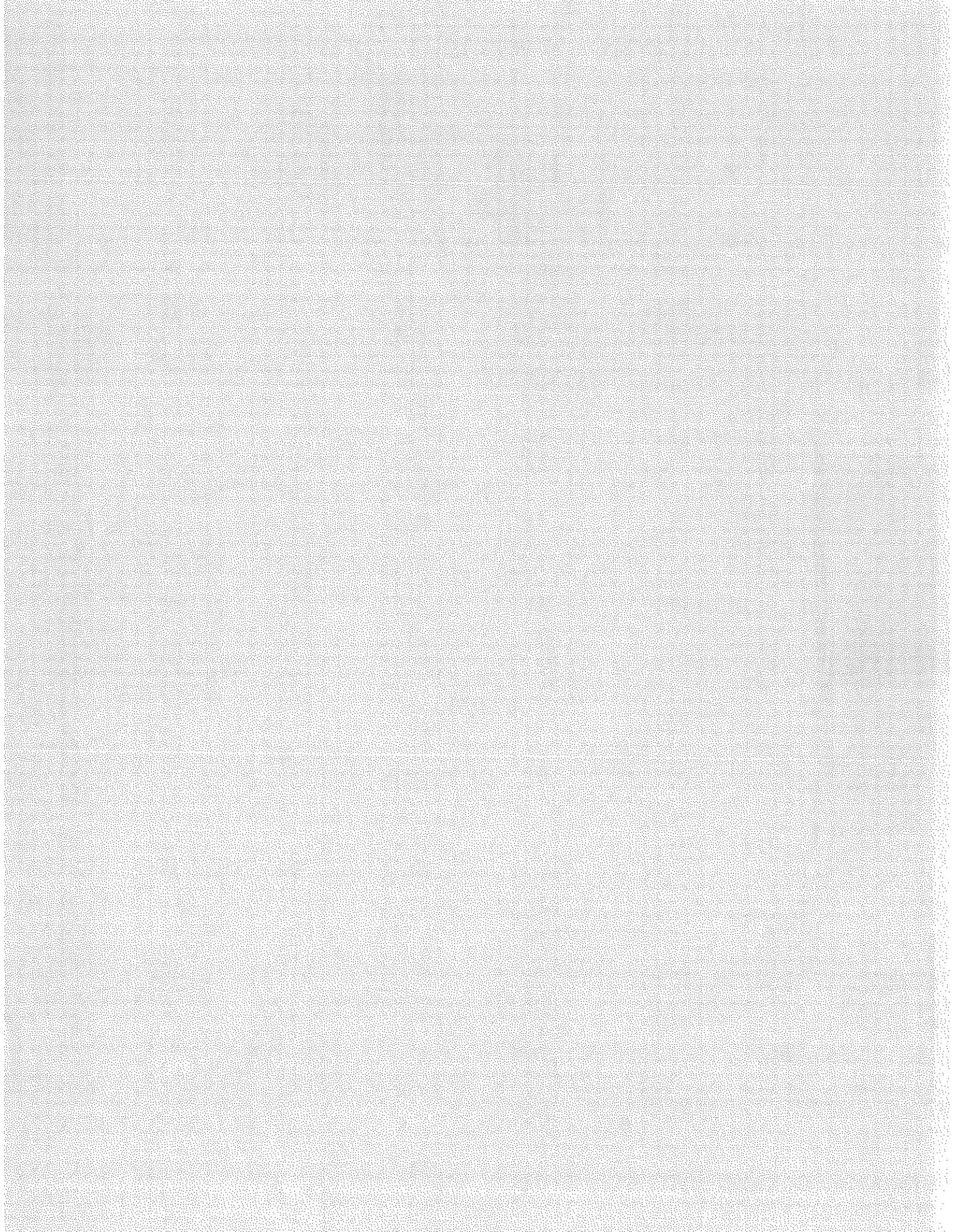
21. Total PS expenditures:	\$929,149
22. Total PS unliquidated obligations(carryforward to FY 09):	_____
23. Sum of line 21 and 22:	\$929,149
24. PS unliquidated obligations/contracted in the previous report period:	_____
25. Net obligations for PS (line 23 minus line 24):	\$929,149
26. <u>Amount of program income received in the PRECEDING program yr:</u>	\$135,450
27. Entitlement grant amount (line 2):	\$6,102,204
28. Sum of line 26 and 27:	\$6,237,654
29. Percent funds obligated for PS (line 25 divided by line 28):	15%

Part VI - Planning and/or Administrative (P&A) Cost Cap Calculation

30. Total P&A expenditures:	\$1,156,186
31. Total P&A unliquidated obligations:	\$0
32. Sum of line 30 and 31	\$1,156,186
33. P&A unliquidated obligations reported end of previous report period:	_____
34. Net obligations for P&A (line 32 minus line 33):	\$1,156,186
35. <u>Amount of program income received for this program year*:</u>	40,229
36. Entitlement grant amount (line 2):	\$6,102,204
37. Sum of line 35 and 36:	\$6,142,433
38. Percent funds obligated for P&A (line 34 divided by line 37):	19%

* IDIS line of credit balance \$5,507,768.58 plus \$40,228.58 Revolving Loan PI not recorded in IDIS

1. CDBG 1.5 Standard: The City met the 1.5 standard.
2. HOME 24/month - 5yr Commitment Standard: The City met the 24 month - 5 yr Standard.
- 3, ESG Administrative limits: The City limited its administrative costs to no more than 5% of the grant.



September 12, 19
 and 26, 2009
 Arizona Daily Star



Public Comment Needed on 2009 Consolidated Annual Performance and Evaluation Report (CAPER)

The City of Tucson is accepting comments on the draft Consolidated Annual Performance and Evaluation Report (CAPER). The report provides information on City expenditures of the Community Development Block Grant (CDBG) Program, Housing Opportunities for Persons with AIDS (HOPWA), Emergency Shelter Grant (ESG) Program, as well as City and County expenditures for the Home Investment Partnership (HOME) Program, and HOME American Dream Down-payment Initiative (ADDI), from July 1, 2008 through June 30, 2009.

A draft of the report will be available beginning on Saturday, September 12, 2009 on the City's website: <http://www.tucsonaz.gov/csd>

Comments will be accepted through September 29, 2009 at 5:00 p.m. and may be faxed to 791-2529, or delivered or mailed to:

Housing and Community Development Department
 c/o Bea Gallivan
 310 N. Commerce Park Loop
 Tucson, AZ 85745

Necesita Comentario Público sobre el Reporte Anual Consolidado de Rendimiento y Evaluación (CAPER) 2009

La Ciudad de Tucson está aceptando comentarios sobre el borrador del Reporte Anual Consolidado de Rendimiento y Evaluación (CAPER). El reporte proporciona información sobre las erogaciones de la Ciudad para el Programa de Subvención en Bloque de Desarrollo Comunitario (CDBG), Oportunidades de Vivienda para Personas con SIDA (HOPWA), Programa de Subvención de Albergue de Emergencia (ESG), así como erogaciones de la Ciudad y el Condado para el Programa de Asociación para inversión en Vivienda (HOME) y la Iniciativa HOME de pagos Iniciales del Sueño Americano (ADDI), del 1 de Julio, 2008 al 30 de Junio, 2009.

Se tendrá disponible un borrador del reporte a partir del Sábado, 12 de Septiembre 2009 y en el sitio web de la Ciudad: <http://www.tucsonaz.gov/csd>

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Publish September 12, 2009
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Publish September 12, 2009 Arizona Daily Star



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**FY 2009 CONSOLIDATED ANNUAL PERFORMANCE AND
EVALUATION REPORT (CAPER)**

The purpose of the CAPER is to report on the activities undertaken by the City of Tucson with the federal entitlement programs of Community Development Block Grant, HOME, Emergency Shelter Grant, and Housing Opportunities for Persons with Aids..

PUBLIC INPUT TRANSMITTAL

Public Comment can be emailed to Ron.Koenig@tucsonaz.gov, or sent by the U.S. Postal Service at the address specified below:

City of Tucson – Attention: Ron Koenig
Housing and Community Development Department
Community Development Division
P.O. Box 27210
Tucson, AZ 85726-7210

All comments are to be **received** by the Housing and Community Development Department by 5:00PM, **Tuesday, September, 29 2009.**

Date: _____ Contact Phone #: _____
Name: _____ E-mail: _____
Agency/Organization: _____
Address: _____

COMMENTS: