City of Brownsville

Consolidated Annual Performance and Evaluation Report

CAPER
FY 2012-2013

October 1, 2012- September 30, 2013

(CPMP Version 2.0)

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Third Program Year CAPER

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

The grantee must submit an update Financial Summary Report (PR26)

GENERAL

Executive Summary

Third Program Year CAPER Executive Summary response:

The Program Year (PY) 2012 Consolidated Annual Performance and Evaluation Report (CAPER) illustrates the City of Brownsville's efforts to coordinate funding in order to deliver comprehensive community development projects and services to citizens. This report summarizes how federal funds were invested between October 1, 2012 and September 30, 2013 (Program Year 2012) to meet the goals and objectives identified in the 2010-2014 (October 1, 2010 – September 30, 2013) Consolidated Plan. The Consolidated Annual Performance and Evaluation Report (CAPER) describes FY 2012-2013 accomplishments resulting from the use of Community Development Block Grant (CDBG) funds, Home Investment partnership (HOME) funds, and Hearth Emergency Solutions Grant (HESG) funds. The PY 2012 CAPER reflects results from the third year of the 2010-2014 Consolidated Plan. While the CAPER uses the required Department of Housing and Urban Development's (HUD) Integrated Disbursement and Information System (IDIS) as a means of tracking expenditures and reporting performance, citizens are encouraged to review the narrative and tables in the document to help access actual performance.
In PY 2012, the City of Brownsville received HUD formula grant funds from the entitlement programs identified in the table below in addition to program income (PI) and reprogrammed funds.

Entitlement Program	Budget
Community Development Block Grant (CDBG)	$2,976,603.00
Home Investment Partnership (HOME)	$855,982.00
Hearth Emergency Solutions Grant (HESG)	$224,950.00

The City of Brownsville's homelessness efforts are detailed in an overall assessment of meeting the needs is also included.

No Community Housing Development Organizations (CHDO) provided housing projects to meet the housing needs in the area.

This report details the participation of citizens in the review process of federally funded projects through the Brownsville Citizen's Advisory Committee (BCAC).

Citizens are encouraged to review and comment on the report. It is available at the following Brownsville locations: Office of Grant Management and Community Development, located at City Plaza (2nd Floor), 1034 E. Levee Street, 2nd Floor, City of Brownsville Secretary's Office, located at City Plaza (1st Floor), 1034 E. Levee Street, the Brownsville Public Library located at 2600 Central Boulevard, the Brownsville Southmost Public Library located at 4320 Southmost Road, The Housing Authority of the City of Brownsville located at 24 Elm Street, the Southmost Community Network Center-Police Department, located at 2900 Southmost Road, the Westside Community Network Center-Police Department, located at 1763 U.S. Highway, the OGM/CD web site

at http://grants.cob.us/community-development/programs-1/consolidated-plan-and-performance-report and Facebook page at www.facebook.com/grants.cob.

Comments can be submitted in writing to Ms. Stephanie Reyes, Director, City Plaza (2nd Floor), 1034 E. Levee Street, Brownsville, Texas 78520.

General Questions

Third Program Year CAPER General Question Response:

The overall plan narrative includes an assessment of progress made to its Three Year Goals and Objectives, evaluation of current efforts to increase the supply of affordable housing, other actions to address the needs of low-income residents, and a self-evaluation.

There were no HOME activities as a result of "frozen" funds due to the inability to meet the expenditure ratio.

The CDBG narrative includes results of how CDBG funds were used to identify high priority needs, efforts to meet the Consolidated Plan, development of public facilities, scope and impact of public services, and a program income analysis.

A description of activities to meet the public participation is included with a summary of comments received.

Overall Plan Narrative

Resources available to the City of Brownsville's 2012-2013 to address priority needs as identified in the consolidated plan are:

Funding Source	Award Amount
Community Development Block Grant	$2,976,603.00
Estimated CDBG Program Income	$498,758.00
Estimated Reprogrammed Funds	$1,219,150.99
HOME Investment Partnership Program	$855,982.00
HOME Reprogrammed Funds	$900,000.00
HOME Estimated Program Income	$1,251,000.00
Hearth Emergency Solutions Grant	$256,832.00
Subtotal	**$7,958,325.99**
Community Development Block Grant Disaster Recovery	$3,815,743.00
Subtotal	**$3,815,743.00**
Total Estimated Funds Available	**$11,774,068.99**

Assessment of Three Year Goals and Objectives

- Decent Housing

There were no HOME activities as a result of "frozen" funds due to the inability to meet the expenditure ratio.

- A suitable living environment

The City contracted with several non-profit organizations to provide services to low- to moderate-income youths and families. The social services provided assistance to 10,954 individuals. Most organizations exceeded their goals.

The City projected to construct a telescope viewing dome on the Southmost Library grounds. The project has been completed.

The City projected to rehabilitate the Oliveira Park Gymnasium and overlay the roadway system. The overlay of the street has been completed. The rehabilitation of the gymnasium is projected to be complete December 2013.

The City received disaster recovery funds from the Texas General Land Office which were used for storm water drainage improvements. Three activities were setup: Resaca de la Guerra Culvert Improvements, Four Corners Detention Pond, and the Garden Park Generator Pads. All three activities have now been completed.

The City projected to reconstruct sidewalks but the funds were reprogrammed.

Affirmatively Fair Housing

The city remains committed to nondiscrimination and equal opportunity as it relates to housing opportunities, furthering the objectives of Title VIII of the Civil Rights Acts of 1968, Executive Order 11063 and its human rights ordinance. This compliance language is included in contracts with entities receiving federal or local funds and requires nonprofit housing entities receiving federal funds to develop and plan to further affirmative marketing.

No fair housing complaints were received.

Self-Evaluation

The City continued its implementation of the Consolidated Plan regarding its community development activities and determined a more coordinated impact would be accomplished by working more closely with the City of Brownsville community by being committed to the needs of the citizens.

Managing the Process

Third Program Year CAPER Managing the Process response:

Prior to the start of each program year, staff convenes a meeting with all nonprofit organizations contracting with the City of Brownsville to provide housing and human services. Instructions relating to reporting requirements, grant draw procedures, applicable Federal regulations and compliance with the City's Human Rights and Living Wage ordinances are explained with an opportunity to ask questions.

All federally funded nonprofit organizations are required to provide independent audits and management letters that detail when fiscal and administrative controls are in need of improvement. This information, along with the

semi-annual and year end performance reports provides tools to monitor program effectiveness. As part of the report, Board of Director meeting minutes, financial reports and Federal 990 tax forms are also required. This information provides a clear indication of board oversight and administrative control. Staff also conducts onsite monitoring reviews to ensure systems to determine income eligibility and Brownsville residency are in place as well as to discuss organizational challenges and general programmatic operations. When appropriate, staff may facilitate relationships among nonprofit organizations to fill service gaps, create efficiencies by sharing resources or to respond to customer complaints.

Compliance to regulations is also ensured by staff attending HUD-sponsored trainings and conferences, and consultation with local HUD District representatives.

Citizen Participation

Third Program Year CAPER Citizen Participation response:

The City of Brownsville Citizen's Participation plan sets forth the City's policies and procedures.

Summary of Citizens' Comments

Public Hearing -April 25. 2012- Westside Community Network Center. Westside Police Substation

- Mr. Fidel E. Vega, and a small group of neighborhood residents, asked for sidewalks for Cela Ave. As a result of this citizens' request, the environmental process was initiated and completed.

Public Hearing -July 3. 2012- At City Hall. City Commissioners Meeting

- Stephanie Reyes, Director of Office of Grant Management Office &Community Development, presented the proposed budget to the City Commissioners, as agreed by the BCAC. Public input was invited.
- Alicia Gracia, CEO of CASA, presented her case for funding to the City Commission. CASA's proposal for funding had been denied.
- Debbie Sears, CEO of Moody Clinic and a Board member of Moody Clinic also presented their case for funding. The Moody Clinic had not been approved for funding either.
- Keren Arista, Tax Coordinator from United Way of Southern Cameron County, also presented their case for funding. United Way had not been approved for funding either.
- An unnamed Citizen also aired his feelings about the budget.

Minutes:
The final vote on the following (above commissioners meeting) item was as follows:

Public Hearing and ACTION on adopting the October 1, 2012 to September 30, 2013 budget for the Community Development Block Grant Program, HOME Program and the Emergency Shelter Program. (Stephanie Reyes-OGM - Community Development Division)

Commissioner Jessica Tetreau moved to amend the budget for the Community Development Block Grant Program as follows:

$35,000.00 to CASA - Court Appointed Special Advocates
$35,000.00 to Moody Clinic
$25,000.00 to United Way

The motion was seconded by Commissioner John Villarreal and carried as follows:
Ayes: Commissioners R. Gowen, M. Zamora, E. Vasquez, J. Tetreau, J. Villarreal
Nays: Mayor A. Martinez
Abstained: Commissioner R. Longoria, Jr.

As a result $95,000 will be deducted from the 2nd Safe Shelter Phase I.

Summary of Efforts Made to Broaden Public Participation

During the planning process, the City of Brownsville conducted the following public hearings:

- Southmost Community Network Center, Police Substation (Conference Room), 2900 Southmost Rd (04/19/2012 at 6:00 p.m.)
- Westside Community Network Center, Westside Police Substation (04/25/2012 at 6:00p.m.)
- City Commission Meeting/Public Hearing, City Hall, 1150 E. Adams (7/03/2012 at 6:00PM)

In order to solicit public input on the City's strengths and needs in the planning process-particularly among minorities, and non-English speaking individuals, as well as individuals with disabilities-the City of Brownsville published notices in The Brownsville Herald, the local general circulation newspaper.

- "Brownsville Herald," (2/26/12)
- "Brownsville Herald," (3/18/12)
- "Brownsville Herald," (4/01/12)
- "Brownsville Herald," (4/03/12)
- "Brownsville Herald," (4/08/12)
- "Brownsville Herald," (5/06/12)

The public notices encouraged attendance and advised potential attendees that special accommodations would be made for individuals with disabilities if given advance notification. Notices were published in The Brownsville Herald and distributed at the following locations:

- Southmost Community Network Center, Police Substation (Conference Room), 2900 Southmost Rd (04/19/2012 at 6:00 p.m.)
- Westside Community Network Center, Westside Police Substation (04/25/2012 at 6:00 p.m.)
- City Commission Meeting/Public Hearing, City Hall, 1150 E. Adams (7/03/2012 at 6:00PM)

In addition, draft copies of the City of Brownsville's One-Year Action Plan projects were made available to the public during the 30-day comment period.

The 30-day comment period for the City of Brownsville's One-Year Action Plan projects began on July 8, 2012 and ended on August 6, 2012. Draft copies of the City's One-Year Action Plan were made available at the following locations:

- Brownsville Public Library, 2600 Central Blvd.
- Southmost Public Library, 4320 Southmost Blvd.,
- Southmost Community Network Center, 2900 Southmost Road,
- Westside Community Network Center, 1763 U.S. Highway 281,
- The Housing Authority of the City of Brownsville, 24 Elm Street.

Changes to the draft plan were presented to the BCAC on August 1, 2012. Recommendations were presented the City Commission as a Public Hearing and Action on August 7, 2012. As a courtesy to the public, the

comment period was extended to August 13, 2012. Changes to the draft were made available at the previously listed locations, as well as on the OGM/CD website and Facebook page.

Summary of Citizen Comments for 30 Day Comment Period.

No Comments were received.
In addition to the Citizen Participation, the City of Brownsville began a new campaign in hopes to increase citizen participation called Community Voice. The Community Voice Campaign goal is to ensure that residents of Brownsville are able to continue to reside in assist in defining, and actively participate in, critical decision-making processes in the community as it evolves.

Below are the locations and times the meetings were held.

Community Voice Public Meeting Schedule

- **Public Meeting 1- District 1 - Southmost Community Network Center ,**
  December 5, 2012 (Published December 1, 2012)
- **Public Meeting 1 - District 2 - Commemorate Air Force Museum,**
  December 6, 2012 (Published December 1, 2012)
- **Public Meeting 1 - District 3 - Brownsville Events Center,**
  December 12, 2012 (Published December 1, 2012)
- **Public Meeting 1 - District 4 - West Side Community Network Center- Police Substation**
  (Published December 1, 2012)
- **Public Meeting 2 - District 1 - Southmost Community Network Center-Police Substation,**
  January 9, 2013 (Published December 29, 2012)
- **Public Meeting 2 - District 2 - Civil Air Patrol,**
  January 10, 2013 (Published December 29, 2012)
- **Public Meeting 2 - District 3 - Brownsville Events Center,**
  January 10, 2013 (Published December 29, 2012)
- **Public Meeting 2 - District 4 - West Side Community Network Center – Police Subdivision**
  January 17, 2012 (Published December 29, 2012)
- **Public Meeting 3 - District 1 - Southmost Community Network Center-Police Substation,**
  February 6, 2013 (Published February 03, 2013)
- **Public Meeting 3 - District 2 - Brownsville Fire Station 8,**
  February 7, 2013 (Published February 03, 2013)
- **Public Meeting 3 - District 3 - Brownsville Events Center**
  February 13, 2013 (Published February 03, 2013)
- **Public Meeting 3 - District 4 - West Side Community Network Center – Police Subdivision**
  February 14, 2013 (Published February 03, 2013)

Institutional Structure

Third Program Year CAPER Institutional Structure response:

The Office of Grant Management and Community Development (OGM/CD) is a department within the City of Brownsville's governance structure. The department of Grant Management expanded into the OGM/CD on April of 2012, when Community Development was transferred as a new division of the department, previously a division of the Planning Department.

The OGM/CD is responsible for administration of annual entitlements from HUD. Planning, budgeting, and the day-to-day administration, including monitoring and reporting activities for CDBG, HOME and HESG funds received by the City are under the responsibility of the OGM/CD.

The City of Brownsville coordinates with local agencies, community-based organizations, and social service providers who in turn synchronize their activities in response to the region's urgent needs of low-income residents. An open dialogue will be established to further the process and to promote coalition building.

The strength of the City's institutional structure is derived from the public agencies and community organizations in the area who are working toward one common goal: to provide affordable housing, supportive services, and community development assistance to benefit low- and moderate-income individuals and families. The process is to build a consensus of all stakeholders involved in order to make informed decisions.

Monitoring

Third Program Year CAPER Monitoring Response:

As part of its administration and planning activities, the City continues to monitor activities funded through its CDBG, HOME, and HESG programs to ensure compliance with regulatory requirements, to discuss community needs and program challenges with local sub-recipients, to assess the effectiveness of funded activities, to monitor program and activity performance, and to ensure the timeliness or expenditures.

Frequency

Each sub-recipient of federal funds is visited semi-annually or as needed to ensure compliance with regulations. These site-visits can produce more frequent visits in the event of Non-compliance by the sub-recipient. In such instances, technical assistance is given to correct the issue or issues. In the event the technical assistance is ineffective, funds could then be reprogrammed.

Results of Monitoring

Several sub-recipients were submitting reports in an untimely manner. Technical assistance was provided which brought some of the sub-recipients back to timely reporting. However, other sub-recipients continued to produce the same errors.

Self-Evaluation

The resulting errors being committed over and over have changed how proposals will be received in the future by having a loss of points on future scoring sheets.

Policies and procedures will be set in place to reprogram funds when repeated non- compliance occurs.

Lead-based Paint

Third Program Year CAPER Lead-based Paint response:

The City contracts to have homes tested and a Lead-Based Paint Risk Assessment report completed for homes that were constructed prior to January 1, 1978, for the presence of lead based paint hazards. During this report period only one {1) home was rehabilitated under CDBG where a lead risk assessment was conducted.

HOUSING

Housing Needs

Third Program Year CAPER Housing Needs response:

The City of Brownsville provides opportunities for low-income families to become homeowners, improves access to affordable home ownership, and increases the availability of affordable owner housing. It focuses on preserving the dream of homeownership. The City continues to work at improving the rental stock available to low- income households.

With respect to affordable housing, property maintenance as the issue that warranted the highest priority for addressing housing needs in Brownsville. As such to address the Home Rehabilitation Grant Program which was included as part of the 2012-2013 Annual Action Plan projects/activities. Through the Home Rehabilitation Grant Program, the City's objective was to foster and maintain existing affordable housing stock.

HOME FY 2012-2013 Allocations:

Agency Name	Project	Amount
City of Brownsville	Home Grant Administration	$85,598.20
Architecture for Charity of Texas (ACT) INC.	Self Help Low-Income Housing Program	$160,000.00
Brownsville Housing Opportunity Corporation	Poinsettia Gardens	$510,554.50
Cameron County Juvenile Justice Department	Boot Camp Elderly Housing Replacement	$99,829.30
City of Brownsville	Homeowner Rehab	$250,000.00
City of Brownsville	Increase Homebuyer Assistance (HAP)	$400,000.00
City of Brownsville	First-Time Homebuyer Financing	$350,00.00
	TOTAL HOME Allocations	**$1,855,982.00**

Modification to One Year Action Plan

Eliminated HOME Projects		
City of Brownsville	TBRA	$200,000.00
Brownsville Housing Opportunity Corporation	Homes for Veterans	$195,000.00

Architecture for Charity of Texas (ACT) INC	Reconstruction of 2 homes	$160,000.00

During the FY 2012-2013 the City certified two Community Housing Development Organizations (CHDO's); Brownsville Affordable Housing Corporation (BAHC) and Architecture for Charity of Texas (ACT) INC to develop new housing for low income person. The City also partnered with Cameron County Juvenile Justice Department for construction of new homes for the Elderly Housing Replacement program.

$400,867.00 from FY 2009
Saint Tropez Subdivision (Census Tract 126.07)

Architecture for Charity, Inc. (ACT) of Texas completed seven (7) Energy Efficient and affordable single family housing units for eligible homebuyers that have an annual income at or below 80% of the MFI, as determined by HUD. ACT purchased the remainder of 18 lots and repaid the City for said lots $57,600.00. The City returned HOME funds to the US Treasury the full $57,600.

$375,000.00 from FY 2009
$171,462.00 from FY 2011 (no funds were expended)

In December 2010 the Brownsville Affordable Homeownership Corporation (BAHC) completed 16 Single-Family lots to build Energy Efficient & Affordable housing units for eligible First- time Homebuyers that have an annual income at or below 80% of the MFI. The homes were not built within the 24 month timeframe and so the City is recapturing the lots and making payment back to HUD. The City repaid $375,000 to HUD.

The rest of the projects were halted due HUD freezing our funds.

Specific Housing Objectives

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Home Rehabilitation Grant Program was included as part of the 2012-2013 Annual Action Plan to specifically address the housing goals/objectives of providing affordable housing to LMI persons residing within the City. The program will address the owner occupied housing needs. Funding for this program will be through the Community Development Block Grant (CDBG) since the HOME funds are currently frozen. The program has been specifically designed to assist income eligible senior residents and/or disabled persons.

While there was some delay in initiating the program, as of November 30, 2013, twenty-nine (29) applications have been received. A total of ten (10) applications have been approved for participation, and the City is working diligently on commencing applications that have been approved with the program. Four (4) of the approved applications have been processed for onsite-inspections in preparation for selection a contractor. An additional sixteen (16) participants have been placed on a waiting list pending reviewed for eligibility and additional funding availability or formally declined.

Public Housing Strategy

Third Program Year CAPER Public Housing Strategy response:

FY 2012-2013
Entitlement= $690,467.94
M-11-MC-48-0501

The Office of Grant Management and Community Development also administers the HOME Program. During the Consolidated Plan's third program year, 2013, there were no major changes in program objectives. Throughout the 2013 program year, October 2012 through September 2013, and as outlined in the Consolidated Plan and the 2012 Action Plan, the City continues to direct much of its housing and community development activities to low- and –moderate income households which are living at or below 80 percent of the median income. A HUD audit of the HOME Grant revealed mismanagement of the program. It said, among other things, funds were repaid to HUD. Subsequently HUD froze the HOME funds, pending approval of the response to the findings. At present, the HOME grant remains frozen. However, the City's working with a consulting firm to clear the findings and to restructure the HOME program. The City has proposed a Substantial Amendment to its Fiscal Years 2007-2012 Annual Action Plans to carryout activities in accordance to the 2013 HOME Final Rule.

The FY 2013-2014 proposed HOME allocations:

The FY 2012-2013 Action Plan identified the use of HOME funds for new construction, reconstruction, rental units, homeownership, and housing counseling. The City allocated funding to subrecipients to administer the down payment assistance program to first time homebuyers. The HOME allocations are for various community development activities and can be used by nonprofits or local communities to support individual housing projects or for local housing programs to implement a number of projects. During this reporting period (10/1/2013 – 9/30/2014), funding has been awarded for the following:

Homebuyer Assistance – Down payment and closing cost assistance will be provided through the City of Brownsville's Homebuyer Assistance Program as part of its Consolidated Plan goals to "provide down payment and closing cost assistance" and "to provide gap-financing assistance". The level of homebuyer assistance will be based on the gap between the purchase price of the home and the approved mortgage loan, not to exceed $20,000 in Down Payment Assistance and $5,000 in closing costs.

- For FY 2013-2014, the Community Development Corporation of Brownsville (CDCB) will administer the Homebuyer Assistance program as a third party administrator of the City of Brownsville. An estimated 45 households will receive approximately $22,222 in homebuyer assistance as part of the $1,000,000 contract. CDCB will use HUD's Income & Allowances Calculator (Part 5 definition) to determine the income eligibility and assistance amounts for applicants; applicants must also meet the federally established median household income limits for Brownsville.

Tenant Based Rental Assistance (TBRA) - TBRA will be provided to low-income households through the Housing Authority of the City of Brownsville (HACB) as part of the City's efforts and Consolidated Plan goal to "promote affordable housing opportunities" for low-income households. HACB administers the Low-Rent Housing and Section 8 Programs, which are instrumental in preventing homelessness among extremely low-income families, and is a high performing Public Housing Authority. HABC currently provides an estimated 2,163 Section 8 Housing Choice Vouchers to low-income families, allowing them to choose affordable rental housing within the City of Brownsville and providing them a chance for a better quality of life by providing access to greater employment opportunities, access to better schools, and after-school programs.

- For FY 2013-2014, the Housing Authority of the City of Brownsville (HACB) will administer the TBRA program on behalf of the City of Brownsville in the total amount of $1,750,000. An estimated 180 households will receive an approximate average of $10,000 per year through the City of Brownsville's HOME-funded TBRA Program. HACB will use HUD's Income & Allowances Calculator (Part 5 definition) to determine the income eligibility and assistance amounts for applicants; applicants must also meet the federally established median household income limits for Brownsville. Rental payment amounts will be determined

by using the highest of either (1) 30% of their monthly adjusted income, after allowed deductions; (2) 10% of their monthly gross income; or (3) $50 minimum rent.

Owner-Occupied Housing Rehabilitation – The City of Brownsville will continue to administer the Owner-Occupied Housing Rehabilitation program to benefit extremely low, low and moderate income households as part of its Consolidated Plan goals to "reduce the rehabilitation costs to the homeowners through grants and low interest loans" and "to rehabilitate existing homeownership units". funds. Households will receive up to $25,000 in rehabilitation assistance through a deferred loan program; rehab work will be conducted by qualified contractors. As with its other HOME-funded programs, the City of Brownsville will use the HUD Income Calculator (Part 5 definition) and federally established income limits to qualify households for the program.

Single-Family New Housing Construction – The City of Brownsville will execute written agreements with certified Community Housing Development Organizations (CHDO's) for the development of single-family new housing construction for qualified homebuyers as part of its Consolidated Plan goals to "provide gap-financing assistance" and "promote affordable housing opportunities". The single-family new housing construction program has been a fundamental component of the City's HOME program for many years and the region currently has three CHDO's that actively implement this program: Architecture for Charity, Brownsville Affordable Homeownership Corporation and Community Development Corporation of Brownsville.

- For FY 2013-2014, CHDO's will construct homes for an estimated 34 households using approximately $1,060,000 in HOME funds. The HOME funds will be used for homebuyer assistance, developer fees, and interim construction financing as needed by the CHDO.

Housing Rehabilitation for Resale – As part of its work its Consolidated Plan goal "to promote affordable housing opportunities", the City of Brownsville will use HOME funds to support the acquisition of dilapidated homes within central Brownsville for rehabilitation and resale to eligible low and moderate income families.

- For FY 2013-2014, Community Development Corporation of Brownsville will implement the City's Housing Rehabilitation for Resale program through the purchase and rehabilitation of approximately 10 homes at an approximate total cost of $370,000. Qualified homebuyers will participate in the design of their rehabilitated home. HOME funds will be used for homebuyer assistance, developer fees and interim construction financing as needed by the CHDO. Eligible households will be those that qualify under the same guidelines as the City of Brownsville's other HOME-funded programs.

Barriers to Affordable Housing

Third Program Year CAPER Barriers to Affordable Housing response:

In order to address barriers to affordable housing, the City will continue to support programs that assist seniors, disabled, and low-income persons with property maintenance, rental assistance and homeownership opportunities. The City Housing Rehabilitation Program provides financial assistance through grants and loans up to$25,000 to qualified low income homeowners for basic home repairs. Funding for this program comes from U.S. Department of Housing and Urban Development (HUD) - Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) Programs.

Owner-occupied housing assistance:

- Housing Rehabilitation Program

Homeownership opportunities:

- First-time homebuyer assistance through Homebuyer Assistance Program
- Homebuyer education

Rental Assistance:

- Tenant Based Rental Assistance Program

HOME/ American Dream Down Payment Initiative (ADDI)

For FY 2013-2014, the City of Brownsville plans to assist an estimated 50 households with $250,000.00 in HOME

Third Program Year CAPER HOME/ ADDI response:

The City of Brownsville did not receive funds from HOME/ADDI.

HOMELESS

Homeless Needs

Third Program Year CAPER Homeless Needs response:

Identify actions taken to prevent homelessness

The City has contracted with local non-profit community providers that have provided the following services;

- Develop/enhance new and existing social and educational programs, based on community need;
- Provide information/referral, crisis intervention/prevention counseling and other support services to local residents;
- Provide screening diabetes and supplies;
- Provide a "home away from home" for families of serious ill children who receive medical care away from home;
- Operate emergency food pantries;
- Operate a 24-hour, 365 days a year emergency shelter;
- Deliver food to homebound elderly individuals;
- Provide emergency shelter for individuals involved in family violence and sexual assault;
- Provide essential services as well as job creation for the elderly;
- Provide assistance with free income tax returns;
- Hospice services;
- Provide advocacy services for children victims of abuse and/or neglect;
- Provide educational and direct assistance with management of personal finances and indebtedness;
- Provide rehabilitative services to children with special needs;
- Identify and support individuals ready to transition into a more stable environment, such as transitional and/or permanent housing;
- Provide individual counseling, case management, housing search advocacy; and referrals to other supportive community services;
- Provide short-term to medium-term rental assistance, rental and utility deposits, utility assistance, moving costs, and case management complimented with credit counseling and budgeting classes;
- Provide Housing counseling;
- Provide mobile literacy services to promote literacy;
- Provide opportunities for low-income families with Down-Payment Assistance ,
- First-Time Homebuyer Program, and Multi-Family Housing programs.
- Provide for the operation of a multi-service Center that provides three hot meals a day (Monday to Friday), shower facilities, and change of clothing for the homeless, limited medical attention, and after

school tutoring.

Identify actions to help homeless individuals make the transition to permanent housing and independent living

During the FY 2012-2013, the City continued to use HUD funds to address the needs of homeless individuals and their families by supporting the operations of homeless service providers.

- Supporting a rehabilitation program throughout the City to provide safe, decent, and affordable housing for low-income individuals, at risk of becoming homeless (usually the elderly and disable);
- Funding social service organizations that provide referral services for local residents; and
- Continue work on the transitional housing project at the Ozanam Center to provide safe, decent, and affordable housing for low-income individuals, families and victims of domestic violence.

Identify new Federal resources obtained from Homeless SuperNOFA

Throughout fiscal year 2012-2013 the City didn't received any new Federal Super NOFA resources aside from HOME, CDBG & HESG.

Specific Homeless Prevention Elements

Identify actions taken to prevent homelessness:

Specifically, the City contracted with Catholic Charities of the RGV, Good Neighbor Settlement House, and the Ozanam Center under the HESG:

- Catholic Charities of the RGV- provides short-term rental assistance, rental and utilities deposits, utility assistance, moving cost, and case management. The agency assisted 73 individuals throughout the year.

- Good Neighbor Settlement House (GNSH) to pay partial operations costs for delivery of essential services to the unemployed, underemployed, and homeless men, women, and children in the community. GNSH provides three hot meals on week days, daily shower facilities, and clothes for the homeless and emergency pantry assistance. GNSH also provides after school tutoring and summer programs. This project served 711 individuals throughout the year and 40,105 services (meals, showers, clothes, case management, telephone services, etc...)

- Friendship of Women, Inc. - provides assistance to women and children have fled from some form of domestic abuse.

- Ozanam Center, Inc. is the only a homeless shelter the City. Their services included shelter, emergency food pantry, English classes, clothing, limited medical attention and a soup kitchen for the agency served 1386 individuals throughout the year which included 31,000 services (meals, shelter, showers, clothes, food pantry, etc...)

Identify actions taken to prevent homelessness

- The Texas Homeless Network continues to provide guidance for the regional Continuum of Care to Cameron County Homeless Partnership and the installation of the Homeless Management Information System (HMIS) which has been an essential tool for the Agencies and the City to collaborate in the prevention homeless. Homeless partners provide an array of prevention services, including:

- Case management (limited and short-term assessments and education, and home visits);
- Child abuse assistance (crisis intervention and immediate safety);

- Emergency assistance (utilities assistance, security and utility deposits, food and clothing distribution, meals, use of shower and restroom facilities, health- related transportation, and referrals);
- Family violence assistance (crisis intervention and immediate safety);
- Information and referral (Info Line);
- Tenant counseling, fair housing, discrimination, and housing assistance.

Emergency Shelter Grants (HESG)

Organization	Services Provided	Award Amount
City of Brownsville	HMIS	$2,000.00
Catholic Charities of the RGV	Emergency Assistance Program	$75,000.00
Good Neighbor Settlement House, Inc.	Basic Needs	$83,075.00
Ozanam Center, Inc.	Emergency Shelter/Transitional Housing	$49,500.00
Friendship of Women, Inc.	Homeless Women's Shelter	$29,281.55

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).

The City has been focusing on several important factors to meet the needs of the homeless and underserved to help them in the transition to permanent housing and independent living by:

1. Restructure/revamp entire service delivery system for serving the homeless
2. Complete implementation of the HMIS
3. Increase the supply of permanent supportive housing
4. Secure a reliable funding stream for supportive services
5. Increase services to people with drug and alcohol addictions & co-occurring disorders
6. Expand opportunities for training and employment
7. Ensure quality & accountability in services/improve outcomes

Assessment of Relationship of HESG Funds to Goals and Objectives

- Catholic Charities of the RGV- provided short-term rental assistance, rental and utilities deposits, utility assistance, moving cost, and case management. Agency projection was to serve 240 individuals; however it only served 310 individuals throughout the year. Agency was awarded $75,000 in HESG and it only expended 91% of the fund totaling $65,764.60.

- Good Neighbor Settlement House (GNSH) was awarded $83,075.00 in HESG funds and all were expended in serving the unemployed, underemployed, and homeless men, women, and children in the community. It services include three hot meals a day 5 days of the week, daily shower facilities, and clothes for the homeless and emergency pantry assistance, after school tutoring and summer programs. The Agency had projected to serve 711individuals however there was a bigger need in the community and the Agency served 490 individuals throughout the year and log 32,914 services (meals, showers, clothes, case management, telephone services, etc...)

- Ozanam Center, Inc. was awarded $49,500.00 in HESG and it expended 100% of the funds. Agency projected that it was going to serve 770 individuals, however they went over by serving 2165 individuals, their services included shelter, emergency food pantry, English classes, clothing, limited medical attention and a soup kitchen throughout the year which included 31,000 services (meals, shelter, showers, clothes, food pantry, etc...)

- Friendship of Women, Inc. - was awarded $29,281.00 in HESG funds, due to the ineligibility for Brownsville Adult Literacy. Since the award amount was below $50,000.00, there was no need to submit

a substantial amendment. Agreement was signed on 11/13/2012. Friendship of Women, Inc., projected to serve 176 clients for the year, however, served 487 clients in total. They expended 100% of their funds allocated for 2012-2013 program year. Their services included assistance to women and children whom are victims of domestic violence and/or sexual abuse in the form of a warm bed, meals, clothing, educational and safe living environment.

Matching Resources

Recipients that received HESG are required to provide dollar-for-dollar match. Match dollars were required to be submitted with each monthly reimbursement request report.

- Ozanam Center provided $35,000 in donations, $10,000 in volunteer hours and $15,482 in in-kind.
- Good Neighbor Settlement House (GNSH) provided $25,200 in donations and $14,700 in volunteer's hours.
- Catholic Charities of the RGV provided $36,388 on cash donations.
- Friendship of Women, Inc. - Provided $29,281.00 in grant donations.

State Method of Distribution

The City of Brownsville did not receive HESGP.

Activity and Beneficiary Data

The Cameron County Homeless Partnership has been implementing the HMIS as a required tool for the agencies that are serving the homeless community and are receiving HESG, except where there may be a conflict with the privacy of abused women or children. The HMIS has become an essential tool to track the well-being of the clients that are being assisted. This tool serves as a tracking mechanism, to agencies which allow agencies to view if clients have previously received the same services they are seeking. Our agencies have been collaborating among themselves to better serve the community.

Community Development

For Third Program Year 2012-2013, the City of Brownsville has received a total of $2,976,603 in U.S. Department of Housing and Community Development entitlement funds and $479,117.64 in program income funds to provide monies to fund projects that will address needs to the community.

Referencing the Rio Grande Valley Entitlement Communities - Consolidated Plan and Strategy for 2011-2013, priorities for community development were established using community wide consultation and citizen participation. Results from this process indicated the following priorities; Public Facilities and Improvements, Public Services, Economic Development, Planning and Administration and Other Real Property Activities.

Street Name	Total Award	Project Status
Cela Avenue	$69,746.00	Completed
East Adams	$90,463.31	Completed

Changes in Program Objectives

The City has a spending ratio it must meet every year called the timeliness ratio. It is computed by

taking the annual allocation and multiplying it by 1.5. This amount is how much unspent funds the city can have to be in accordance with HUD regulations. The City recognized that our unspent balance was higher than our computed ratio.

The City took the initiative to address this concern and submit several amendments to our HUD regional office in order to be within compliance by allocating unspent funds to new projects. These amendments are summarized below:

Amendment 1:

The City of Brownsville proposed to reallocate $2,642,637 in unused funds to 12 new CDBG projects. These projects met HUD National Objective: benefit low-income person and prevention/elimination of slums or blight.

1. **Villa Nueva Sewer Improvement Project Phase II ($100,000.00)**
   Location: West Brownsville along HWY 281 (Military Hwy)
   Construction of sanitary sewer pipe, fiberglass manhole and pavement replacement and caliche/gravel road.
2. **Single-Family Rehabilitation Loan Program ($100,000.00)**
   Assists low income homeowners (as per HUD regulations), living in substandard living conditions, to improve their property to a decent safe and sanitary place to live up to $24,999.00

3. **Substandard Structure Program ($65,000.00)**
   Demolition and clearance of dilapidated structures around the City of Brownsville which have become a hazard to the community.

4. **Community Arts and Culture Center ($1,000,000.00)**
   Rehabilitation and renovation of the Stegman building located at 11th and Washington Street. Building will improve the quality and quantity of neighborhood facilities for low-income persons.

5. **Youth Homeless Resource Center: Phase I Feasibility Study ($75,000.00)**
   Building will provide a safe haven for street youth, tend to their immediate needs, and help youth access long-term, safe and appropriate environments.

6. **Downtown Brownsville Wayfinding ($200,000.00)**
   Develop and install directional signage in the City's downtown historic district to increase the economic sound growth of the downtown area.

7. **Elderly Replacement Program ($100,000.00)**
   Reconstruction of two single-family homes for homeowners that are elderly and earning no more than 80% of the AMFI.

8. **Belden Trail Improvements ($200,000.00)**
   Convert an abandoned railroad located along West 3rd Street into a 10ft. wide, concrete pedestrian/bicycle trail approximately 1-mile in length.

9. **5-Mile Hike and Bike Trail ($150,000.00)**
   Construction of alternative transportation opportunities throughout the community, including grocery stores, clinics, bus stops and schools.

10. **Oliveira Skate Park ($150,000.00)**
    Installation of a Skate Park at Oliveira Park located in West Brownsville in order to deter individuals from the dangers of using parking lots and streets as an alternative.

11. **Sacred Places Gardens – Phase I ($200,000.00)**
    Project will connect the City's cultural heritage with Town Resaca and one natural flow through public space.

12. **Consolidated Plan FY 2012-2013 ($75,000.00)**
Consultation Firm will assist with creating a new Consolidated Plan as per HUD regulations.

Amendment 2:

The City of Brownsville submitted a second amendment to comply with the Citizen Participation Plan and 24 CFR Part 91, as amended by the Interim Rule; and Reprogram CDBG funds.

Specifically, reprogramming $1,178,871.00 in CDBG funds previously allocated to two FEMA Emergency Safe Rooms. The chart below represents the changes proposed.

Proposed Substantial Amendment	Current	Revised	Increase/ Decrease
Sports Park	$750,000.00	$200,000.00	$550,000.00
Southmost Dome	$903,871.00	$275,000.00	$628,871.00
805 E Tyler Repayment	$116,945.00	$116,945.00	$116,945.00
Uncommitted Funds			**$146,092.00**
Available	**$1,770,816.00**	**$591,945.00**	**$1,441,908.00**
Skate Park	$150,000.00	$450,000.00	$300,000.00
Belden Trail	$200,000.00	$400,000.00	$200,000.00
Portway Acres	$107,692.00	$200,000.00	$92,308.00
Oliveira Park Special needs Improvement	$132,000.00	$150,000.00	$18,000.00
Telescope	$41,764.00	$81,764.00	$40,000.00
Western Drive	$207,600.00	$825,000.00	$617,400.00
Yvonne and Utah			$100,000.00
Oliveira Park Improvement	$150,000.00	$225,000.00	$75,000.00
Total			**$1,442,708.00**
Balance (Uncommitted Funds)			**($800.00)**

Public Facilities and Improvements

For the Third Program Year of the Consolidated Plan and Strategy, the City of Brownsville provided funding for several projects that improved infrastructure throughout the City of Brownsville.

Currently, CDBG funds have not been allocated to programs for providing affordable housing. The City of Brownsville is allocating funds for this purpose from the HOME Program funds.

The City of Brownsville did allocate funds for the City's Rehabilitation Program in 2007 and has expended its remaining funds in 2012-2013 by providing rehabilitation to a housing unit located at 24 W. Jackson Street. The project cost was $24,466.

All of the allocated funds were used for our program geared to assisting extremely low, low and moderate income individuals as well as the elderly and disabled.

There were no changes to the program, although, it has been discussed the probability of again allocating CDBG funds for programs that provide affordable housing.

Public Services

For Third Program Year 2012-2013, the City of Brownsville has allocated its regulatory 15% ($319,363.20) of its entitlement funds to public services.

Organization Name	Service Provided	Total Award Amount
Amigos Del Valle, Inc.	Senior Home Delivered Lunch Meals	$ 15,000.00
Brownsville Adult Literacy Council, Inc.	Mobile Learning Lab	$ 8,000.00
Brownsville Museum of Fine Art	Art and Music Inspiration for All	$57,000.00
Communities In-School of Cameron County	"At Risk" Student Enrichment Program	$30,507.00
Friendship of Women, Inc.	Children Domestic Abuse Program	$10,000.00
Girls Scouts of Greater South Texas	Girls Scouts In-School Girl Assistance	$8,000.00
Palmer Drug Abuse Program	PDAP - The New Beginning	$25,000.00
CASA	CASA Child Advocates	$35,000.00
United Way of South Cameron County	Volunteer Tax Assistance Program	$25,000.00
Moody Clinic	Rehabilitation Services for Children	$35,000.00
Sunshine Haven, Inc.	End of Life Healthcare	$54,855.21
Good Neighbor Settlement Home	Purchase of Equipment	$16,000.99

Although allocated, not all funds were expended by each public service organization funded. The following table shows their expenditure:

Goal	Category	Funding		Outcome						
Goal 1	Social Services	Source	Amount	Indicator		Total Expended	Projected Clients	Actual Served	Unit of Measure	Percentage Complete
		CDBG	$319,363.20	05A	Amigos Del Valle	$15,000	13	15	People	100%
				05H	Brownsville Adult Literacy	$7,773.37	814	454	Jobs	91.6%
				03F	Brownsville Museum of Fine Arts	$71,116.73	1250	2518	Public Facilities	100%
				05D	Communities in School of Cameron County	27,340.88	696	365	People	81%
				05G	Friendship of Women, Inc.	$9,999.52	96	290	People	100%
				05D	Girls Scouts of Greater Texas	$8,000.00	600	600	People	100%
				05F	Palmer Drug Abuse Program	$14,049.39	1144	1886	People	56%
				05N	CASA, Child Advocates	$35,000.00	75	117	People	100%
				05	United Way of Cameron County	$25,000.00	980	1,113	People	100%
				05B	Brownsville Society for Crippled Children	$35,000.00	32	74	People	100%
				05M	Sunshine Haven, Inc.	$54,855.21	77	70	People	100%
				05W	Good Neighbor Settlement Home	$16,000.99	N/A	N/A	N/A	N/A

- **Amigos Del Valle**- Expended 100% of their funds and serviced more people than originally proposed.
- **Brownsville Adult Literacy**- Expended 91.6% and left behind a balance $226.00 dollars for program year 2012.
- **Communities in Schools of Cameron County**-Expended 100% of their funds even though they serviced less people than initially projected.
- **Friendship of Women, Inc.** - Expended 100% of their funds and served more clients than initially projected.
- **Girls Scouts of Greater Texas**- Expended 100% of funds allocated to them, and served 100% of clients initially projected.
- **Palmer Drug Abuse Program**- Had difficulties in meeting requirements for CDBG Program, which in turn led to de-obligation of funds. Total Expenditure was 56% of the amount initially allocated.
- **Brownsville Museum Fine Arts**- Serviced more clients that initially projected. An amendment to reallocate funds which were de-obligated from Palmer Drug Abuse took place in July 2013. An increase of $14,116.73 was approved by the City.
- **United Way of Southern Cameron** County -met with 100% expenditure of allocated funds, and served 133 more clients than initially proposed.
- **Sunshine Haven, Inc.** - Expended 100% all funds even though serviced less clients than initially proposed.
- **CASA, Child Advocates**-Expended 100% of the allocated funds. This current year the agency served more cases than originally proposed.
- **Brownsville Society for Crippled Children- Moody Clinic**- Agency expended 100% of their funds. The actual clients served were more than the clients proposed. Based on continuous experiences in confusion related to payroll. An amendment had to be made to adjust wages originally proposed.
- **Good Neighbor Settlement Home**- Expended all their funds purchasing equipment such as a walk in cooler and a steam table. Please see attached Pictures.

Steam Table and Serial Number - Purchased on 08/2013

Walk in Refrigerator - Purchased on 05/2013

Economic Development

The Façade Improvement Program is geared to assist business owners with a grant of no more than $10,000 for their project. The projects have not been completed therefore no numbers for job creation or retention are available at this time.

Façade Improvements

Name	Total Award	Project Status
Cameron Hotel	$9,750.00	Completed
Puente Gallery	$5,883.25	Completed
1233 East Levee	$10,000.00	Completed

The City of Brownsville has created a Section 3 Plan that has put into place policies and procedures that will ensure first consideration to low- and moderate income individuals.

Planning and Administration

For Program Year 2012-2013, the City of Brownsville has allocated its regulatory 20% of entitlement funds ($593,170) which also include funds from the program income received during this year.

All funds have been expended in the operation of providing administration of the entitlement grant which includes the monitoring of projects.

The City is in the process of repaying HUD for a Section 108 Loan for the construction of Linear Park. This year's payment totaled $226,900.00.

Other Real Property Activities

The City of Brownsville allocated $48,348.00 for Clearance and Demolition projects for this year. The funding assisted in the demolition of dilapidated housing structures within the City of Brownsville.

Antipoverty Strategy

The Rio Grande Valley Entitlement Communities' Anti-Poverty Plan focuses on the most vulnerable groups in the region- primarily low- and moderate- income households between 0-80 percent of the median family income, individuals and families in public or assisted housing, and homeless individuals and families. The lowest-income households are generally those at risk of homelessness, including individuals and families in public or assisted housing who are dependent upon public subsidies to maintain their own residences. This segment of the population has the highest incidence of poverty. At the same time, these low- and moderate-income households will see the most immediate benefit from efforts to increase housing and community development opportunities within the region.

The RGVEC's CDBG programs are instrumental to the Anti-Poverty Plan. CDBG funds are used for a variety of activities, including improving public infrastructure such as streets, drainage, parks and sidewalks, and rehabilitating affordable housing for low- and moderate-income households. Additionally, these funds may be used for economic development activities that create jobs for low- and moderate- income individuals, creates community-based businesses, and assists businesses that provide much needed services to low- and moderate-income individuals.

NON-HOMELESS SPECIAL NEEDS

Non-Homeless Special Needs

Third Program Year CAPER Non-homeless Special Needs response:

The City has identified several special needs. These needs include the frail/elderly, speech impaired, and ESL to name a few. Overall, the City provided assistance to over 23,000 individuals through the various organizations contracted with the city.

Specific HOPWA Objectives

Third Program Year CAPER Specific HOPWA Objectives response:

The City of Brownsville did not receive HOPWA funds.

OTHER NARRATIVE

Third Program Year CAPER Other Narrative response:

The Texas General Land Office awarded disaster recovery funds to the City in the amount of $3,815,743 for storm water improvements. The project consists of three (3) Activities: Resaca de La Guerra Culvert Improvements, Four Corners Detention Pond, and the Garden Park Generator Pads. All activities are have been completed.

The Texas General Land Office award had money left over which the City used to enhance the three projects listed above. A Supervisory Control and Data Acquisition System (SCADA) was purchased that will allow for automated water gauges to open, increasing the response time to flash flooding while minimizing flooding areas in the City.

Side Walk Improvement

Street Name	Total Award	Project Status
Cela Avenue	$69,746.00	Completed
East Adams	$90,463.31	Completed

Cela Avenue - Before

Cela Avenue - After

E. Adams St. - Before

E. Adams St. - After

Street Improvements

Name	Total Award	Project Status
Resaca Lane	$11,923.50	Completed
Yvonne Drive	$12,624.44	Completed
Utah Road	$62,436.32	Completed

Resaca Lane - Before

Resaca Lane - After

Yvonne Dr. - Before

Yvonne Dr. - After

Utah Rd. - Before

Utah Rd. - After

Equipment

Name	Total Award	Project Status
Fire Truck	$372,121.95	Completed
Vector Control Equipment	$99,248.64	Completed

Ongoing Projects

The City of Brownsville went through an internal program restructure that delayed several projects timeline. Currently, the City is working diligently with all departments, contractors, and community to expedite work on the following CDBG projects that were awarded from 2010- 2012.

Project	Total Award	Type of Project	Project Status
Tulipan Street	$827,117.00	Street Improvement	Ongoing
Western Drive	4825,000.00	Street Improvement	Ongoing
Oliveira Park Improvement	$262,236.00	Park Improvement	Ongoing
Oliveira Skate Park	$450,000.00	Park Improvement	Ongoing
Youth Homeless Resource Center	$300,000.00	Building Rehabilitation	Ongoing
Community Safe Room Sports Park Phase 1	$215,000.00	Construction of Building	Ongoing
Anita's Gourmet	$10,000.00	Façade Improvement	Ongoing
Miguel Fernandez Hide yard	$10,000.00	Façade Improvement	Ongoing