

CITY OF ALEXANDRIA

Consolidated Annual Performance *And Evaluation Report*

CAPER PY 2025-2026



Prepared for Submission to the U.S. Dept. of HUD
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Adopted Resolution June 2, 2026
RES #0072-2026

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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan.

91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

Goal 1: Provide for Owner-Occupied Rehab

2025 Progress:

During the 2025–2026 program year, the City of Alexandria Community Development Department (CmDv) continued implementation of its owner-occupied housing rehabilitation programs utilizing applications received during a March 2025 intake conducted prior to the start of the program year. A total of 269 applications for assistance were received for the CDBG Minor Rehabilitation and HOME Major Rehabilitation Programs. Due to limited contractor participation and delays in securing qualified rehabilitation contractors, CmDv did not conduct an additional intake during the program year and instead continued processing eligible applicants from the existing waiting list to maintain program activity and housing assistance efforts.

The City's Consolidated Plan projected rehabilitation assistance for approximately fifteen (15) owner-occupied housing units during the program year. Through continued program administration and utilization of available funding resources, the City exceeded its projected goal and successfully completed rehabilitation activities on twenty-eight (28) owner-occupied housing units during the 2025–2026 program year.

Of the completed units, twenty-five (25) units were assisted through the CDBG Minor Rehabilitation Program and three (3) units were assisted through the HOME Major Rehabilitation Program, representing a total construction investment of \$526,230.25 ([Attachment A-1](#)). All completed units were finalized within the program year.

Although contractor availability and limited participation affected the pace of several HOME Major Rehabilitation projects, the City successfully placed an additional seven (7) HOME Major Rehabilitation units under contract during the fiscal year. These units remained under construction at the close of the 2025–2026 program year and will be reported as accomplishments upon completion in the subsequent program year.

The rehabilitation of twenty-eight (28) owner-occupied housing units demonstrates the City's continued commitment to preserving affordable housing stock, addressing housing deficiencies, and improving living conditions for low- and moderate-income households within the community.

Goal 2: Increase Affordable Housing Opportunities

The City's 2025–2029 Consolidated Plan established a long-term goal of increasing affordable housing opportunities through HOME-funded new construction. During the first two program years, however, HOME funds were utilized for owner-occupied major rehabilitation activities while the City continued to pursue development opportunities and identify qualified development partners. During the 2025–2026 program year, three (3) HOME Major Rehabilitation projects were completed and an additional seven (7) units were placed under contract. The City continues to pursue new construction opportunities consistent with the Consolidated Plan; however, if suitable development opportunities are not available, HOME funds may continue to be used for eligible owner-occupied major rehabilitation activities as outlined in the Consolidated Plan. Although no new rental units were completed during this reporting period, the City preserved existing affordable housing while continuing efforts to expand affordable housing opportunities.

The City expected to address 75 blighted structures, however, 184 performed Code Enforcement inspections were conducted. ([Attachment A-2](#)). Of those complaints, 77 residential properties were demolished by their owners using personal funds and 3 owner rehabs ([Attachment A-3](#)).

Goal 3: Address Blight

To fight blight, the City demolished 63 unsafe residential structures, surpassing its goal of 10 demolitions, and removed 4 blighted commercial buildings using local funds. These actions reduced safety risks and cleared sites for potential redevelopment.

Together with code enforcement, demolition efforts stabilized neighborhoods, reduced visual blight, and supported long-term community revitalization ([Attachment A-3](#)).

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 24 CFR 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year go

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
1. Provide for Owner Occupied Housing Rehab	Affordable Housing	CDBG: \$265,000	Homeowner Housing Rehabilitated	Household Housing Unit	100	65	65%	15	25	167%
2. Increase Affordable Housing Opportunities	Affordable Housing	CDBG: \$112,288.33	Housing Code Enforcement/ Foreclosed Property Care	Household Housing Unit	375	572	153%	75	184	245%
2A. Increase Affordable Housing Opportunities	Affordable Housing	HOME: \$1,174,129.32	New Construction Rental/ Major Rehab.	Household Housing Unit	58-64	7	11-14%	3	3	100%
3. Address Blight	Affordable Housing	CDBG: \$126,746	Buildings Demolished	Buildings	50	93	186%	10	63	630%

Total have been manually edited based on internal reports not shown in IDIS because they are funded with City general fund money via City Ordinances.

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

5 year con plan notes in the event that the City cannot find a developer to pursue new construction, then the City will use these funds for HOME Major Rehabilitation.

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified. The City's priorities can be organized into the two categories listed below.

1. Occupied housing related priorities

Rehabilitation and deferred maintenance repairs has been a prioritized activity for CDBG funds for several consecutive years now. Through those programs, the City found that a significant portion of that housing inventory had environmental concerns that prevented or limited the amount of HUD investment that could be made. For example: houses were in the floodplain, were in locations that had significant drainage issues that caused localized flooding, they tested positive for lead hazards with evidence of mold, and did not meet the definition for safe, decent affordable housing because it lacked the necessary facilities. 184 Code Enforcement investigations were made on vacant, abandoned structures. The intent is to alert owners of deficiencies so the properties can be brought up to code and back into commerce.

2025: After years of soliciting licensed residential Contractors with lead abatement certification, the City finally identified one from Shreveport, Louisiana and partnered with them to start work. The City reprogrammed HOME funds for owner-occupied Major Rehab in September 2025. The City revisited a total of forty (40) applications to elevate ten (10) for award. All ten (10) contracts were executed and construction began. This continues to reflect the ongoing challenges in securing qualified contractors for federally funded rehabilitation and construction efforts. The City will explore alternative outreach methods and contractor engagement strategies to improve response rates in future solicitations.

2. Non-occupied housing priorities

Elimination of blighted properties is the most pressing community need based on input from residents, the consultation process, and discussions with City staff. The defined Revitalization Target Neighborhood areas make up over 50% of the City and are subject to: chronic high vacancy rates in both commercial and residential structures, structure deterioration, abnormally low property values with over 25% of those homes values at 50% less than the Citywide median home value, as well as being located within the 100-year floodplain. The demand for abatement of blight far exceeds the available financing to provide those services. That number continues to change annually as older units fall further into disrepair due to the various economic challenges faced in this area.

2025: The City completed 63 residential blighted property demolitions and four commercial demolitions within the Target Areas with City general funds and used CDBG funds for program delivery costs. The City will continue to fund this program and will work to identify reuse of the resulting vacant lots to alleviate the ongoing maintenance of the abandonment and absent owners.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	CDBG	HOME
White	3	1
Black or African American	22	2
Asian	0	0
American Indian or American Native	0	0
Native Hawaiian or Other Pacific Islander	0	0
Total	25	3
Hispanic	0	0
Not Hispanic	28	0

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

The table above represents the race and ethnicity of households that received a **direct benefit**.

The City also carried out removal of blight activities during the 2025-2026 Program Year in our target areas. These activities were conducted in targeted areas identified as deteriorated or hazardous and did not involve direct service to individual households; therefore, demographic data on race and ethnicity were not required or collected for these specific activities. However, target areas do require a low-income population of more than 51% of total residents.

While CDBG regulations require tracking race and ethnicity for activities that directly benefit individuals or households (such as housing rehabilitation or public services), blight spot and area benefit activities are exempt from this requirement. The City ensured compliance with all applicable fair housing and civil rights laws throughout project implementation.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	\$489,682.00	\$539,099.15
HOME	public - federal	\$2,620,603.01	\$312,407.05
Other	public - local	\$859,723.33	

Table 3 - Resources Made Available

Narrative

The City was allocated \$494,573 in CDBG entitlement funds. Excess funds were obtained from prior year funds and program income. CmDv did not receive any CDBG program income over the \$25,000 threshold.

The City collected HOME program income for a total of \$7,470.61 in FY2025-2026. This PI was added in IDIS HOME EN account and has been spent prior to using any available HUD HOME funds. This City's current HOME PI balance is now zero ([Attachment B](#)).

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Blight Area 1	70	70	CDBG Funds spent on code enforcement, demolition, and housing rehab.

Table 4 – Identify the geographic distribution and location of investments

Narrative

The City spent 70% of the funding in the CDBG Target Areas. Funds were allocated and drawn to complete code enforcement actions and demolition of structures not meeting local building codes. It also assisted owner-occupied single family housing with deferred maintenance rehab.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The City of Alexandria satisfies the HOME Investment Partnerships Program matching requirements, as stipulated in 24 CFR 92.218–92.222, through a combination of eligible non-federal contributions. These resources support HOME-eligible activities, including affordable housing development and rehabilitation.

Match Percentage History:

- 2015–2022: The City qualified for a 100% match reduction due to severe fiscal distress, resulting in a 0% match requirement.
- 2023-2024: The City received a 50% match reduction, leading to a 12.5% match requirement.
- 2025: The City qualified again for a 100% match reduction, resulting in a 0% match requirement.

See the IDIS PR33 report attached ([Attachment C-1](#))

Since 2016, the City had \$282,888.99 in HOME match funds that had been carried over from previous years. As part of our contributions, the City provided an additional \$1,050 in waived permit fees as part of local match bringing the total excess to \$283,938.99. This excess match has been used to current HOME obligations, ensuring continued compliance with HUD’s HOME match requirements. ([Attachment C-2](#)).

Eligible sources of match include:

- Local general fund contributions for housing activities;
- Waived permits by the City

All match contributions are documented, monitored, and reported through the Integrated Disbursement and Information System (IDIS) and the Consolidated Annual Performance and Evaluation Report (CAPER) to ensure compliance with HUD regulations.

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match
HOME Major Rehab Activity ID: 822,824,825	5/20/2026	\$0	\$450	\$0	\$0	\$0	\$0	\$450

Table 5 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at beginning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$	Balance on hand at end of reporting period \$
\$349,722.41	\$7,470.61	\$299,786.94	\$0	\$57,406.08

Table 6 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period								
	Total	Minority Business Enterprises				White Non-Hispanic	Women Business Enterprises	Male
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic			
Contracts								
Dollar Amount	\$0	\$0	\$0	\$220,152.71	\$0	\$79,634.23	0	\$0
Number	0	0	0	1	0	1	1	0
Sub-Contracts								
Number	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dollar Amount	0	0	0	0	0	0	0	0

Table 7 - Minority Business and Women Business Enterprises

Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted						
	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Dollar Amount	\$0	\$0	\$0	\$0	\$0	\$0

Table 8 – Minority Owners of Rental Property

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						
Parcels Acquired		0			0	
Businesses Displaced		0			0	
Nonprofit Organizations Displaced		0			0	
Households Temporarily Relocated, not Displaced		0			0	
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	\$0	\$0	\$0	\$0	\$0	\$0

Table 9 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	25	28
Number of Special-Needs households to be provided affordable housing units	0	0
Total	25	28

Table 10 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	54	0
Number of households supported through Rehab of Existing Units	25	28
Number of households supported through Acquisition of Existing Units	0	0
Total	79	28

Table 11 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

During Program Year 2025–2026, the City continued to pursue affordable housing opportunities identified in the 2025–2029 Consolidated Plan. Although no HOME-funded new construction units were completed, the City worked with developers to encourage affordable housing development. Progress was hindered by rising construction costs, extensive HOME administrative requirements, limited market demand in Target Neighborhoods, HOME match requirements, and the 12-month resale requirement under 24 CFR 92.254(a)(3). Despite these challenges, the City completed 25 CDBG-funded minor rehabilitation projects and 3 HOME-funded major rehabilitation projects, exceeding its annual rehabilitation goal. One HOME rehabilitation project included lead-based paint hazard reduction activities. The City also conducted 184 code enforcement inspections, resulting in 77 voluntary demolitions, improving neighborhood conditions and preserving affordable housing.

Discuss how these outcomes will impact future annual action plans.

The City continues to use contractor and developer feedback to improve program delivery and increase participation. As challenges are identified, program guidelines and procedures are updated to improve clarity, reduce administrative burdens where possible, and address issues encountered during implementation. These improvements will be incorporated into future Annual Action Plans to strengthen program effectiveness while maintaining compliance with HUD requirements. During the past year, the City also experienced an increase in contractor registration inquiries, indicating growing interest in participating in its housing programs.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	12	1
Low-income	10	2
Moderate-income	3	0
Total	25	3

Table 12 – Number of Households Served

Narrative Information

During the program year, the City focused on repair of owner-occupied housing through CDBG Minor Rehab, HOME-funded Major Rehab with lead abatement. A total of 25 homes received limited repair assistance through CDBG Minor Rehab, and 3 homeowner-occupied homes underwent major rehabilitation using HOME funds. All households assisted met the income eligibility requirements under the current CDBG and HOME income limits, aligned with the applicable income thresholds for Rapides Parish, including the HOME low-income limit of 80% of the area median income.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City continued to support the Continuum of Care's efforts to identify and assist individuals experiencing homelessness through coordinated outreach and assessment activities. Volunteers of America (VOA) outreach teams engaged unsheltered individuals, connected them with available housing and supportive services, and conducted assessments to identify individual needs. The monthly Helping to Overcome Homelessness (H2O) event continued to provide a centralized location where individuals could access services including coordinated entry assessments, healthcare screenings, veteran services, food, clothing, and referrals. The City and its partners remain committed to expanding outreach efforts and ensuring services are accessible to all individuals experiencing homelessness throughout the Continuum of Care service area.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City will continue to participate in the Continuum of Care and assist when possible with emergency shelter and transitional housing needs. Goals for these activities are not currently included in this plan as they are typically assisted with General Funds.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

During the program year, the City continued to support the Continuum of Care's efforts to prevent homelessness through coordinated discharge planning and community partnerships. Local agencies worked together to assist individuals exiting foster care, healthcare facilities, mental health programs, and correctional institutions by connecting them with housing resources, case management, employment assistance, and supportive services. Volunteers of America continued to coordinate services for individuals experiencing mental illness and formerly incarcerated persons, while community partners provided referrals to permanent supportive housing, veteran housing programs, and other housing stabilization resources. These collaborative efforts helped reduce the risk of homelessness for vulnerable individuals transitioning from institutional settings.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

During the program year, the Continuum of Care continued to prioritize chronically homeless individuals and families for permanent supportive housing through coordinated assessment and referral efforts. Community partners provided specialized services for veterans, families with children, and other vulnerable populations to help them obtain stable housing and supportive services. Case managers conducted follow-up assessments at 90-day, 180-day, and 12-month intervals to monitor housing stability and address barriers that could lead to a return to homelessness. These coordinated efforts helped individuals and families transition to permanent housing, promote independent living, and reduce the likelihood of future homelessness.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

During the program year, the City continued to coordinate with the Alexandria Housing Authority (AHA) to address the housing needs of public housing residents. Although the City did not provide direct financial assistance to the AHA, staff collaborated through board participation and information sharing to promote available housing and community development resources. The City also marketed homebuyer education, credit counseling, and homebuyer assistance programs to eligible public housing residents and promoted employment opportunities to Section 3 residents. These collaborative efforts expanded access to housing, homeownership opportunities, and economic self-sufficiency resources.

Actions taken to encourage public housing residents to become more involved in management and participate in homeownership

During the program year, the Alexandria Housing Authority (AHA) continued to encourage resident involvement through monthly resident council meetings at each public housing development. These meetings provided residents with opportunities to share concerns, participate in community activities, and communicate directly with AHA staff. Resident input was also encouraged through representation on the AHA Board of Commissioners and periodic customer satisfaction surveys. The City continued to support AHA's efforts by promoting homebuyer education, credit counseling, and homeownership opportunities available through local programs, while AHA continued to explore homeownership opportunities through its Housing Choice Voucher Program.

Actions taken to provide assistance to troubled PHAs

The Alexandria Public Housing Authority is not designated as troubled.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

During the program year, the City continued to evaluate housing program design options to reduce barriers to affordable housing, including the impact of federal flood insurance requirements on housing affordability. The City coordinated with local lenders, the Louisiana Office of Community Development, and other housing partners to identify funding opportunities that support housing rehabilitation, reconstruction, and resiliency improvements. The City also continued to leverage available federal, state, and local resources to improve affordable housing opportunities and reduce barriers to residential investment where feasible.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

During the program year, the City continued to address barriers that limit its ability to meet underserved housing needs. Staff worked to identify redevelopment opportunities for vacant and abandoned properties; however, clouded titles and state legal requirements continued to delay redevelopment efforts. The City also evaluated program design options to address the impact of federal flood insurance requirements on housing rehabilitation activities in Target Neighborhoods, where a significant number of properties are located within designated flood hazard areas.

The City continued to market HOME-funded development opportunities and work with developers to encourage participation in affordable housing projects. However, rising construction costs, extensive HOME program requirements, long-term affordability obligations, and financial risks associated with new construction continued to limit developer interest. The City also remained actively engaged with HUD regarding the future of the former 90-unit Bethel Apartments development and continued to evaluate options that protect public investment while expanding safe, decent, and affordable housing opportunities. The City remains committed to improving program delivery, strengthening partnerships, and identifying additional resources to address the housing needs of low- and moderate-income residents.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

During the program year, the City continued to reduce lead-based paint hazards through its federally funded housing rehabilitation programs in accordance with 24 CFR Part 35. The City increased the maximum HOME Major Rehabilitation investment to \$100,000 to ensure sufficient funding was available to address lead-based paint hazards when identified. During the reporting period, one (1) HOME-assisted household received lead-based paint hazard reduction activities, with additional eligible projects under development. The City also provided lead hazard education and distributed EPA/HUD informational materials to assisted households to increase awareness of the dangers of lead exposure, particularly for young children and pregnant women.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

According to the U.S. Census Bureau, approximately 26.4% of Alexandria's population lives below the federal poverty level, demonstrating the continued need for housing and economic development programs. During the program year, the City targeted CDBG and HOME investments to neighborhoods with the greatest need and promoted economic self-sufficiency through compliance with **Section 3** of the Housing and Urban Development Act. The City encouraged employment, training, and contracting opportunities for low- and moderate-income residents in connection with federally funded projects. The City also coordinated with the Louisiana Department of Children and Family Services and other community partners to connect eligible households with programs such as SNAP, CCAP, and FITAP that help reduce barriers to self-sufficiency and improve economic stability.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

During the program year, the City of Alexandria's Community Development Department continued to serve as the lead agency for administering the Consolidated Plan and coordinating CDBG and HOME activities. The City strengthened partnerships with nonprofit organizations, contractors, the Alexandria Housing Authority, the Central Louisiana Homeless Coalition, Volunteers of America, and other public agencies to improve program delivery and address housing, homelessness, and supportive service needs. The City also continued to evaluate opportunities to expand affordable housing capacity by exploring partnerships with organizations that could qualify as Community Housing Development Organizations (CHDOs). These collaborative efforts enhanced coordination, leveraged available resources, and strengthened the institutional framework for delivering housing and community development programs.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

During the program year, the City continued to strengthen coordination among public agencies, nonprofit organizations, and housing providers to improve the delivery of housing and community development services. The Community Development Administrator continued serving on the Board of Directors of the Central Louisiana Continuum of Care, promoting collaboration on homelessness initiatives and coordinated services. The City's Assistant Planning Director also continued serving on the Alexandria Housing Authority Board of Commissioners, facilitating communication and coordination between the City and the public housing authority. These partnerships enhanced information sharing, resource coordination, and the delivery of housing and supportive services throughout the community.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The City of Alexandria updated its Analysis of Impediments to Fair Housing Choice Report (AI) as part of its strategic planning process, identifying three (3) primary impediments and local fair housing issues. For more detailed information, a copy of the AI can be obtained from the City's Community

Development Department 625 Murray Street or on our website at www.cityofalexandrialala.com/Community-Development.

Impediment #1: Lack of Public Awareness & Education

High levels of public awareness and education regarding housing rights is a pre-requisite to fair housing choice. This goes beyond basic awareness of housing rights and includes information about how discrimination exists today. Discriminatory practices are more subtle today than in years past and may go unnoticed by an uninformed housing consumer.

The City has not received any Fair Housing complaints in the last five (5) years. The City continues to promote fair housing awareness by maintaining brochures, flyers, and educational materials at City offices, public meetings, banks, real estate agencies, and other community locations accessible to the public. Additionally, many real estate professionals are members of the National Association of REALTORS® (NAR), which requires Fair Housing and anti-bias training as part of continuing professional education. The City believes local lending institutions, housing providers, and real estate professionals generally operate in compliance with applicable fair housing laws and regulations and remains committed to affirmatively furthering fair housing and equal housing opportunity for all residents.

The City designated the Community Development Administrator as the fair housing representative for the City for intake and dissemination of complaint process and substantially amended its (AI) plan in 2018 and plans to hold education opportunities for the public in the upcoming years.

Impediment #2: Lack of Coordination

There is not one consistent response to where complaints should go when a person or family has been discriminated against in housing. Unfortunately, there is no local agency dedicated to fair housing. City residents must rely on resources at the state and federal level.

The City developed reasonable accommodation materials for its staff and officials involved with zoning and land use decisions. The City has worked with the Greater New Orleans Fair Housing Action Center to request training seminars and to be added to regular mailers and events notices.

In the event the City is presented with Fair Housing concerns, the City will coordinate with officials, staff, and legal counsel associated with zoning decisions to ensure all are fully educated on fair housing law, especially as it pertains to reasonable accommodation.

Impediment #3: Potential Discrimination in Housing Market

A review of Housing Mortgage Disclosure Act (HMDA) data revealed higher loan denial rates in minority populations in mortgage lending. Measures associated with financial and housing counseling may be

appropriate to inform minorities of the reasoning behind loan denials. The AI identified actions to be taken in order to address and alleviate the identified impediments. Below is a summary of each proposed action and the City's efforts in the program year to carry them out:

The City hosted the Greater New Orleans Fair Housing Center for a fair housing activity for a training event in May 2025. The City will continue to host this event in future years. The City will also consider conducting focused testing in order to determine the extent and magnitude of discrimination within the housing market.

CR-40 - Monitoring 91.220 and 91.230

Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

During the program year, the City of Alexandria continued to monitor all CDBG and HOME-funded activities to ensure program performance, financial accountability, and compliance with applicable federal regulations. Monitoring included project implementation reviews, recordkeeping, desk monitoring, on-site inspections, financial reviews, and construction inspections to verify compliance with HUD requirements, local building codes, environmental regulations, Davis-Bacon labor standards, Section 3, Minority Business Enterprise (MBE) and Women-Owned Business Enterprise (WBE) outreach, fair housing, equal opportunity, ADA, and affordability requirements.

Rehabilitation and construction projects were inspected throughout construction and at project completion to ensure work met applicable codes and program standards. HOME-assisted rental projects continued to be monitored throughout their affordability periods using a risk-based approach that included desk monitoring and on-site reviews, as appropriate.

The City maintained formal grant agreements with subrecipients and contractors, monitored project expenditures and performance, and provided technical assistance when needed to correct deficiencies and strengthen program compliance. Monitoring remained an ongoing process focused on protecting public investment, ensuring long-term compliance, and improving program performance through continuous communication and corrective action when necessary.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

This report was advertised and available for public review and comment for a fifteen (15) calendar day public comment period beginning May 29, 2026 ([Attachment D-1](#)). The City solicited written comments until June 15, 2026 ([Attachment D-2](#)). A Citizens Advisory Committee meeting was held on June 11, 2026. ([Attachment D-3 & 4](#)). The complete written document remains available for review on our webpage. The City Council will also hold a public hearing on June 17, 2026 to adopt the CAPER. The City Council adopted by Resolution #x0072-2026. ([Attachment D-5](#)).

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

In regards to CDBG, the programs and activities remained constant and there was no change from May 1, 2025 through April 30, 2026. The City ran the CDBG Minor Rehab Program, HOME Major Rehab Program, CDBG Code Enforcement Program and the CDBG Demolition Program. Three (3) of those four (4) programs continue to be the highest demand by the community.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

The City does not have any open Brownfields Economic Development Initiative (BEDI) grants. Current brownfield activities are limited to environmental assessment and cleanup funded through EPA.

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

N/A.

CR-50 - HOME 24 CFR 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

During the program year, the City of Alexandria primarily conducted desk monitoring of past HOME-assisted projects to ensure continued long-term affordability compliance ([Attachment E](#)). In FY2025–2026, the City conducted on-site inspections only at Enterprise Place as required under 24 CFR §92.504(d). These inspections ensured compliance with HUD Housing Quality Standards (HQS), verified continued tenant eligibility, and confirmed compliance with affordability requirements. Any minor findings identified during the inspection process were addressed promptly by property management.

CmDv conducted desk monitoring on the HOME New Construction Homebuyer Projects for Sugarhouse Road and Green Oaks (6th Street) Development, as well as other HOME-assisted rental developments still within their affordability periods. In accordance with HOME regulations, a minimum of twenty percent (20%) of HOME-assisted rental units must be monitored annually and physically inspected at least once every three years.

- Sugarhouse Road — Desk monitoring was completed on three (3) HOME-assisted units. No issues were identified.
- Green Oaks (6th Street) — Desk monitoring was completed on three (3) HOME-assisted units. No issues were identified.
- Armour Place (1901 3rd Street) — Armour Place is a new construction rental project containing seven (7) fixed HOME-assisted units. The City conducted desk monitoring and tenant file reviews for the required units. All income documentation reviewed was found to be accurate and compliant with HOME regulations.
- Enterprise Place (2609 Irish Lane; 2404, 2417, and 2419 Jameson Court) — Enterprise Place is a new construction rental development containing thirty-six (36) total units, including four (4) floating HOME-assisted units. The City conducted the required on-site inspections and desk monitoring during the program year. Tenant income documentation and unit inspections were found to be in compliance with applicable HOME requirements.
- Bethel Apartments (724 Willow Glen River Road) — Bethel Apartments is a rehabilitation rental project containing ninety (90) fixed HOME-assisted units. The property remains under HUD Notice of Default due to significant financial and regulatory deficiencies identified in prior years. HUD issued a formal Notice of Default on March 21, 2024, and the Housing Assistance Payment (HAP) contract was subsequently abated effective March 1, 2025. Due to the ongoing default status, vacancy of units, and unresolved compliance issues, no additional on-site monitoring was conducted during the FY2025–2026

program year. The City continues to coordinate with HUD regarding the status and resolution of the property.

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 91.520(e) and 92.351(a)

Affirmative marketing refers to proactive efforts taken beyond standard advertising to reach eligible individuals who are otherwise unlikely to apply for HOME-assisted housing. In accordance with 24 CFR § 92.351(a), the City of Alexandria requires affirmative marketing for all HOME-assisted projects with five or more units. This includes existing developments such as Armour Place, Gates at Riverchase, Enterprise Place, and Bethel Apartments.

Each of these properties is required to maintain compliance with the City's Affirmative Marketing Policy, which is reviewed and updated every five years. During the program year, the City's HOME Program Manager verified that these properties remain in compliance and have current certifications on file.

Since 2015, the City has not funded any new rental or homebuyer projects that trigger affirmative marketing requirements under the HOME Program.

Affirmative marketing efforts under the HOME Program also extend to business and contracting opportunities. The City follows procedures designed to ensure, to the maximum extent feasible, the inclusion of minority- and women-owned businesses in contracts and services funded by HOME. These opportunities include but are not limited to real estate, construction, appraisal, management, finance, and professional consulting services.

The City supports these efforts through its Alexandria Fairness, Equality, Accessibility, and Teamwork (AFEAT) program, which requires contractors to demonstrate good faith efforts to include women- and minority-owned firms in City-funded work.

During the reporting period, the City did not implement any HOME construction activities, and therefore no new affirmative marketing actions related to housing units were initiated. However, HOME administrative funds were used to support a HUD technical assistance consultant, TDA Consulting, an African American, woman-owned firm, in alignment with the City's inclusive contracting practices.

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

During the 2025–2026 program year, the City of Alexandria received program income from the HOME Investment Partnerships (HOME) programs. These funds were used in accordance with federal regulations to support eligible housing activities and extend the impact of limited entitlement resources.

The City received \$7,470.61 in HOME program income, which was deposited into the IDIS HOME local account and will be expended prior to drawing down new entitlement funds. As of April 30, 2026, the City's available HOME program income balance totaled \$357,193.02 ([see Attachment B](#)). In November 2025, the City applied \$184,142.13 in HOME program income to eligible expenses under the HOME Major Rehabilitation Program for owner-occupied units.

Due to COVID-19 relief measures, the City received HUD approval to suspend the 15% CHDO set-aside and convert uncommitted CHDO funds to regular entitlement (EN). However, due to the high availability of program income and the unsuccessful outcome of a proposed new construction project, HUD deobligated \$26,603.85 in 2016 HOME EN funds on September 30, 2025.

The strategic use of program income continues to play a vital role in maintaining affordable housing and addressing substandard housing conditions for Alexandria's most vulnerable residents.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)

During the 2025–2026 program year, the City of Alexandria prioritized the preservation of existing affordable housing through targeted rehabilitation and hazard remediation initiatives. Utilizing Community Development Block Grant (CDBG) funds, the City implemented minor rehabilitation projects for low- to moderate-income homeowners. These efforts focused on critical home repairs to ensure continued safe, decent, and sanitary living conditions, extend the lifespan of aging housing stock, and prevent displacement.

In coordination with these efforts, the City leveraged CDBG funds as local match for lead abatement activities, addressing lead-based paint hazards in pre-1978 homes. These interventions significantly improved housing safety, particularly for households with young children, and supported the City's broader goals of neighborhood stabilization and long-term housing affordability.

In terms of new affordable housing development, the City continues to face systemic and programmatic barriers, including: Local concerns over long-term liability for HOME-assisted properties during the affordability period; Volatile market conditions, including rising construction costs and interest rates; Developer reluctance to engage in HUD-funded homebuyer programs due to resale and recapture rules, particularly the requirement to convert unsold units to rental housing after nine months.

The City worked diligently for two (2) years with a Developer to pursue tax credit funding for the new construction of two new affordable housing projects:

1. Bethel Apartment Replacement Project – A funding request has been submitted to the Office of Community Development for the construction of replacement affordable housing at 517 Willow Glen River Road. Proposed funding included \$750,000 in HOME-ARP and \$750,000 in traditional HOME funds.
2. New Townhouse Development on Memorial Drive – A private developer, in partnership with the City and the Louisiana Housing Corporation (LHC), submitted an application under the 2025 Qualified Allocation Plan to construct 64 new townhouse units, with \$750,000 in HOME funds proposed for new construction.

The Developer did not secure the additional tax credit funding needed for these projects, however, the City remains committed to expanding and preserving affordable housing options, while continuing to navigate the complexities of federal regulations and local market conditions.

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	0	0	N/A	N/A	N/A
Total Labor Hours	0	0	N/A	N/A	N/A
Total Section 3 Worker Hours	0	0	N/A	N/A	N/A
Total Targeted Section 3 Worker Hours	0	0	N/A	N/A	N/A

Table 13 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0	0	N/A	N/A	N/A
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	0	N/A	N/A	N/A
Direct, on-the job training (including apprenticeships).	0	0	N/A	N/A	N/A
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0	N/A	N/A	N/A
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	0	N/A	N/A	N/A
Outreach efforts to identify and secure bids from Section 3 business concerns.	0	0	N/A	N/A	N/A
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0	0	N/A	N/A	N/A
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	0	N/A	N/A	N/A
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	0	0	N/A	N/A	N/A
Held one or more job fairs.	0	0	N/A	N/A	N/A
Provided or connected residents with supportive services that can provide direct services or referrals.	0	0	N/A	N/A	N/A
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	0	N/A	N/A	N/A
Assisted residents with finding child care.	0	0	N/A	N/A	N/A
Assisted residents to apply for, or attend community college or a four year educational institution.	0	0	N/A	N/A	N/A
Assisted residents to apply for, or attend vocational/technical training.	0	0	N/A	N/A	N/A
Assisted residents to obtain financial literacy training and/or coaching.	0	0	N/A	N/A	N/A
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0	0	N/A	N/A	N/A
Provided or connected residents with training on computer use or online technologies.	0	0	N/A	N/A	N/A
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	0	N/A	N/A	N/A
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0	0	N/A	N/A	N/A
Other.	0	0	N/A	N/A	N/A

Table 14 – Qualitative Efforts - Number of Activities by Program

Narrative: There were no instances or applicable activities related to this section during the 2025–2026 program year. The City of Alexandria remains in compliance with all applicable HUD regulations and will continue to monitor for any future activity that may require reporting under this section.

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ATTACHMENT A-1
MINOR AND MAJOR HOME REHAB

Line #	MPN #	Address #	Street Name	Unit completed
MINOR REHAB				
1	CD-15558	3910	Elder St	7/10/2025
2	CD-15559	2916	Thomas St	7/15/2025
3	CD-15560	2652	7th St	7/15/2025
4	CD-15567	1640	Audubon Dr	7/23/2025
5	CD-15568	2115	Alma St	7/15/2025
6	CD-15574	2300	Elliott St	7/23/2025
7	CD-15580	322	Evangeline Ln	8/25/2025
8	CD-15585	429	Faith Way	7/23/2025
9	CD-15590	404	23rd St	8/11/2025
10	CD-15595	3411	Felker St	8/19/2025
11	CD-15612	302	John Thomas St	8/28/2025
12	CD-15613	36	Kent St	8/19/2025
13	CD-15575	69	Eastwood	9/18/2025
14	CD-15604	2804	Kathy Ann	10/2/2025
15	CD-15615	512	Greenfield Drive	10/2/2025
16	CD-15627	2226	Paris	9/30/2025
17	CD-15651	5715	Goodland Tr.	10/8/2025
18	CD-15653	425	Wheelock	10/2/2025
19	CD-15710	1208	Broadway	9/25/2025
20	CD-15656	307	Florence	10/2/2025
21	CD-15663	2916	Ellbee	10/6/2025
22	CD-15671	421	Evangeline Ln	9/30/2025
23	CD-15674	612	20th	10/6/2025
24	CD-15034	4107	Jill	9/25/2025
25	CD-15709	5504	Jube	10/6/2025
MAJOR REHAB				
26	CD-15792	1516	Holly St	4/7/2026
27	CD-15811	1126	Park St	3/26/2026
28	CD-15797	3447	Halsey	4/17/2026

ATTACHMENT A-2
CODE ENFORCEMENTS

Inspection Type	Line #	MPN #	Severity	Address#	Street Name	Property Owner	Council District	Additional Complainant	First Activity	Last Activity	Current Status	Inspection Date
CDA Blight Score & Severity Rank	1	10076	1	426	WHEELLOCK STREET	William W King	District 1	Glen Roberts	4/28/2011	2/11/2026	A-Under Review	10/13/2025
	2	10227	3	215	CHESTER STREET	Jamane M. County	District 1	on behalf of neighboring residents, LaKisha Dotson	4/28/2011	9/9/2025	A-Waiting List	8/21/2025
	3	10337		1505	2nd STREET	Richard Hunter Holloway, ET AL	District 3	N/A	4/28/2011	4/23/2026	D-Condemnati	9/15/2025
	4	10358		1838	Harris	Gloria C. Renwick	District 1	N/A	4/28/2011	3/5/2026	A-Under	3/5/2026
	5	10377		1210	Turner Street	Ben Carter	District 3	N/A	4/28/2011	5/6/2026	D-	1/21/2026
	6	10640	3	1937	VANCE AVENUE	Draveyon Bernard Lane, ET AL	District 2	Valerie Clay	4/28/2011	4/17/2026	A-Waiting List	2/11/2026
	7	10680		334	Leonard	Ruby L. Johnson	District 3	N/A	4/28/2011	5/8/2026	D-Pending	4/8/2026
	8	10686	1	1518	Shirland Ave	Leotina Dauzat	District 1	N/A	4/28/2011	5/11/2026	D-Cost	8/22/2025
	9	10723	3	3204	HYNSON STREET	Rigoberto G. Melendez	District 1	N/A	4/28/2011	10/8/2025	A-Waiting List	8/25/2025
	10	10895	1	1424	Shirland Ave	Bobby R Blake	District 1	Beverly Smith	5/5/2003	5/12/2026	D-Pending	8/22/2025
	11	11142	3	1768	Monroe St.	John L. & Gayle Landry	District 1	N/A	4/28/2011	2/23/2026	A-Under Review	2/19/2026
	12	11373		1816	Jackson St.	RICHARD HUNTER ET, AL	District 4	N/A	10/24/2001	11/25/2025	A-Closed	9/2/2025
	13	11391	1	2101-2105	LEE STREET	HALLA, LLC, Sara Hopper	District 3	N/A	8/13/2008	2/24/2026	D-Waiting List, Funding	8/29/2025
	14	11543		1608	Schnack St.	Lou Bertha Armstrong Dunbar	District 3	N/A	4/28/2011	4/30/2026	D-Waiting List, Active	9/16/2025
	15	11659		2715	9th St.	N/A	District 3	N/A	4/28/2011	3/16/2026	A-Under	3/3/2026
	16	11675		99	Bertie St.	Lynda Lewis	District 1	N/A	4/28/2011	5/14/2026	D-Cost	8/21/2025
	17	11713		2321	Detroit Street	Laura G. McCullins	District 3	N/A	4/28/2011	5/12/2026	D-Pending	7/17/2025
	18	11807	2	2912	LOS ANGELES STREET	John H. Henderson	District 3	Code Enforcement	4/28/2011	5/8/2026	D-Pending Condemnati	8/26/2025
	19	11851		59	Kent Avenue	Detra Denise Dorsey, ET AL	District 1	N/A	4/28/2011	5/11/2026	A-Closed	1/13/2026
	20	11870		1850	Elliott St.	Pearl Hunter	District 1	Brian Tarver	4/28/2011	4/13/2026	A-Under	2/11/2026
	21	11930		2227	Webster St.	Mary Ann Pantallion	District 1	N/A	4/28/2011	5/11/2026	D-Cost	8/25/2025
	22	CD-12371	1	1527	KELLY STREET	Kenneth Singleton	District 1	N/A	11/7/2013	11/25/2025	A-Closed	8/21/2025
	23	CD-12575	0	36	CHESTER STREET	CHERILYN ANN DEAN Morris, ET AL	District 1	N/A	9/15/2014	5/12/2026	D-Pending Cost Hearing	8/21/2025

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CODE ENFORCEMENTS

24	CD-12576	1	1705	MCENERY AVENUE	Eleanor Quinney Ellis	District 1	N/A	9/19/2014	5/12/2026	D-Pending Cost Hearing	8/22/2025
25	CD-12615	1	3004	CHICAGO STREET	Barbara Ann Young, ET AL	District 3	SafeAlex	1/9/2015	2/5/2026	A-Under Review	8/19/2025
26	CD-12644	4	2329	VANCE AVENUE	Jarvan & Colette Piper	District 2	Complainant: Elm Tree Properties	4/15/2015	11/18/2025	A-Under Review	9/17/2025
27	CD-12679	3	309	GABRIEL LANE	Succession of Charley Cheney, Charlev Chenev	District 3	Complainant:, Mary Warner	7/21/2015	11/20/2025	A-Waiting List	8/13/2025
28	CD-12742	1	3916	JEFFERSON STREET	Emile L Lambert	District 2	Betty Hudson	3/23/2016	5/12/2026	D-Pending Cost Hearing	9/3/2025
29	CD-12788	3	1424	MADISON STREET	Corey Brazzel	District 1	Winnie Marshall	6/17/2016	5/14/2026	D-Demolition	1/21/2026
30	CD-12802	1	205	14TH STREET	Larwood Properties, LLC, Jerry Larwood	District 1	Nathanial Lincomb	8/12/2016	5/8/2026	D-Demolition	8/20/2025
31	CD-12900	2	1246	SHIRLAND AVENUE	Larwood Properties, LLC, Jerry Larwood	District 1	Jackie Lee	3/23/2017	11/14/2025	A-Waiting List	8/28/2025
32	CD-12983	1	705	Bogan Street	Cloria D Anderson	District 3	Lower Third Neighborhood Group, Margie Harris	7/25/2017	10/27/2025	A-Under Review	8/28/2025
33	CD-13091	0	2939	CYPRESS STREET	Albert Harris C/O Ora Butler, Wilbert Clavton. ET AL	District 2	Safe Alex-AFP Fire Report	1/5/2018	5/15/2026	D-Demolition	10/2/2025
34	CD-13332	4	2708	8TH STREET	Billionaire Properties, Deion Duruisseau	District 3	Anna Fuller	4/1/2019	2/5/2026	A-Under Review	1/7/2026
35	CD-13339	1	41	EASTWOOD BOULEVARD	Adair Asset Management/US Bank	District 1	N/A	4/16/2019	8/21/2025	A-Waiting List	8/21/2025
36	CD-13391	1	1316	MADISON STREET	Chaney L Small	District 1	Jimmy Bowie	6/24/2019	5/11/2026	D-Cost	8/22/2025
37	CD-13392	2	397	COOK AVENUE	Theresa Roshto	District 1	Lerna Henderson	6/25/2019	8/21/2025	A-Waiting List	8/21/2025
38	CD-13493	2	2118	WEBSTER STREET	Croom Properties, LLC, David Croom	District 1	TA Messina	4/17/2020	5/12/2026	D-Pending Cost Hearing	8/25/2025
39	CD-13562	2	124	NORTH 16th STREET	SWANSON ENTERPRISES, Bryce Evans	District 1	Sondra Moore	8/10/2020	5/11/2026	D-Cost	8/22/2025
40	CD-13563	2	126	NORTH 16th STREET	SWANSON ENTERPRISES, Bryce Evans	District 1	Sandra Moore	8/10/2020	5/11/2026	D-Cost	8/22/2025

ATTACHMENT A-2
CODE ENFORCEMENTS

41	CD-13566	3	2908	CHICAGO STREET	MELVIN GOODLOW	District 3	Dora Defills	8/17/2020	11/17/2025	A-Under Review	8/26/2025
42	CD-13567	3	3108	CHICAGO STREET	Steve Wilton	District 3	N/A	8/17/2020	3/27/2026	A-Closed	8/26/2025
43	CD-13580	1	3630	11TH STREET	Ludella Walls	District 1	Joy Butler	10/2/2020	5/11/2026	A-Under Review	8/19/2025
44	CD-13595	3	3621	15TH STREET	Shirley Johnson	District 3	Cowin Hall	11/18/2020	10/30/2025	A-Under Review	8/13/2025
45	CD-13609	3	3720	3RD STREET	Robert L Joffrion ET AL	District 3	COA Code Enforcement, Raye Good	1/8/2021	4/21/2026	A-Under Review	4/21/2026
46	CD-13610	1	3734	3RD STREET	JOFFRION WELDING SERVICE, Robert L. Joffrion, ET AL	District 3	Charles Robinson	1/8/2021	4/21/2026	D-Waiting List, Funding	4/21/2026
47	CD-13618	2	2743	3RD STREET	Jospehine Metoyer	District 3	N/A	1/29/2021	2/25/2026	A-Under Review	2/16/2026
48	CD-13621	3	5116	EDDIE WILLIAMS AVENUE	Dianne SLATTEN-THOMAS	District 3	RAYE GOOD	2/5/2021	3/13/2026	A-Under Review	8/13/2025
49	CD-13633	2	3717	11th STREET	KATHRYN BROWN	District 3	SHIRLEY JORDAN	3/9/2021	4/15/2026	A-Under Review	4/15/2026
50	CD-13742	1	445	WILLIAMSON STREET	Angeline Billups	District 3	N/A	6/3/2021	5/8/2026	D-Pending Condemnati	4/8/2026
51	CD-13748	3	3606	9TH STREET	Arthur Drummer ET AL	District 3	N/A	6/4/2021	2/16/2026	A-Under Review	9/3/2025
52	CD-13749	1	3608	9TH STREET	James Wilkins R C/O Vanessa Bradford	District 3	N/A	6/4/2021	1/9/2026	A-Waiting List	9/3/2025
53	CD-13804	3	4317	3RD STREET	Dedrin Bailey	District 3	N/A	7/1/2021	4/20/2026	A-Waiting List	6/27/2025
54	CD-13869	2	33	Bolton Ave.	Billionaire Properties, Deion Duruisseau	District 1	City of Alexandria, Susan Broussard	9/22/2021	2/25/2026	A-Waiting List	1/13/2026
55	CD-13919	3	1316	Holly St	Addie Rachal	District 3	N/A	10/21/2021	5/8/2026	D-Demolition	8/13/2025
56	CD-13929	2	2611	Mason St.	Brenda Armstead	District 2	N/A	11/1/2021	5/8/2026	D-Pending Condemnati	4/8/2026
57	CD-14054	2	60	TENNESSEE AVENUE	Billionaire Properties, Deion Duruisseau	District 1	N/A	3/2/2022	1/28/2026	D-Waiting List, Active Complaint	8/25/2025

ATTACHMENT A-2
CODE ENFORCEMENTS

58	CD-14055	1	35	TENNESSEE AVENUE	Rapides Habitat for Humanity/Cenla Affordable Housing Corporation, Connie R. Cooner	District 1	N/A	3/2/2022	12/18/2025	A-Closed	8/25/2025
59	CD-14201	1	3216	Levin St	Eddie Byrd ET AL	District 1	N/A	8/11/2022	8/22/2025	A-Waiting List	8/21/2025
60	CD-14203	1	1410	FENNER STREET	Melecia A. Scott	District 2	N/A	8/16/2022	5/11/2026	D-Cost	9/8/2025
61	CD-14207	3	3244	Belwood Street	Henry A Lee	District 2	N/A	8/18/2022	2/25/2026	A-Waiting List	8/14/2025
62	CD-14215	3	1327	Turner St.	Mary Watkins	District 3	Rose Vanburen	8/29/2022	4/20/2026	A-Under Review	2/23/2026
63	CD-14240	4	2211	N MacArthur Drive	Alexandria Hospitality Partners, LLC, Martin Johnson	District 1	N/A	9/21/2022	5/14/2026	D-Condemnation Continuanace	2/27/2026
64	CD-14259	1	1321	JACKSON Street	TCB Fund LLC, Matthew Ritchie	District 3	N/A	10/31/2022	2/6/2026	A-Under Review	8/28/2025
65	CD-14268		720	St. James Street	GONZAQUE WILLIAMS MORTUARY LLC, Larry Donnell Williams	District 3	N/A	11/14/2022	4/7/2026	A-Closed	5/15/2025
66	CD-14279		718	St. James Street	GONZAQUE WILLIAMS MORTUARY LLC, Larry Donnell Williams	District 3	N/A	12/1/2022	4/7/2026	A-Closed	5/15/2025
67	CD-14280		1020	SOUTH STREET	Paul Drew Properties LLC, Paul D. Hevtman	District 1	N/A	12/1/2022	11/19/2025	A-Under Review	7/17/2025
68	CD-14281		1402	Turregano St.	JOYCE B PERRY	District 2	N/A	12/1/2022	6/4/2025	A-Under Review	5/30/2025
69	CD-14285		3406	Royal Dr.	Emile & Rita F. Hurts	District 3	N/A	12/2/2022	12/2/2025	A-Waiting List	7/23/2025
70	CD-14288		1194	Rapides Ave.	Malcolm Larvadain	District 1	N/A	12/2/2022	4/7/2026	A-Waiting List	7/17/2025
71	CD-14289		2902	Willow Glen River Rd.	Franklin Armstead	District 3	N/A	12/2/2022	4/2/2026	A-Under Review	7/17/2025
72	CD-14294		1808	Rapides Ave.	LISA F. BEVERLY	District 1	N/A	12/2/2022	4/22/2026	A-Under Review	7/17/2025
73	CD-14298		1240	Rapides Ave.	THOMAS A. ANTOON, ET AL	District 1	N/A	12/2/2022	3/16/2026	A-Under Review	2/27/2026

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CODE ENFORCEMENTS

74	CD-14332		2838-2840-2844	Lee St	SECOND CHANCE HOUSING PROGRAM LLC, Maksim Volovikov	District 2	N/A	12/7/2022	5/18/2026	A-Under Review	4/21/2026
75	CD-14337		706	Bolton Ave.	John William Pope Foundation, John William Pope	District 3	N/A	12/8/2022	4/28/2026	D-Demolition	1/6/2026
76	CD-14358	2	722	LINCOLN DRIVE	Lee Orange	District 1	Alexandria Fire Prevention, Donovan Elder	1/6/2023	1/8/2026	A-Waiting List	11/19/2025
77	CD-14374		3	Texas Ave.	AMERICAN LEGION	District 1	N/A	1/27/2023	4/20/2026	A-Closed	7/22/2025
78	CD-14448	3	1334	Holly St.	Pearleen L. Garner	District 3	N/A	3/7/2023	11/5/2024	A-Under Review	6/9/2025
79	CD-14491		47	Westwood Boulevard	Elizabeth Paul Barrow	District 1	N/A	3/30/2023	8/20/2025	A-Waiting List	5/21/2025
80	CD-14633	1	2415	Hynson St	Jose Nelson Garrido	District 1	N/A	4/17/2023	2/2/2026	A-Closed	8/21/2025
81	CD-14696	1	205-207	Douglas St.	Billionaire Properties, Deion Duruisseau	District 3	N/A	6/15/2023	5/12/2026	D-Pending Cost Hearing	8/20/2025
82	CD-14698	1	716	LINCOLN DRIVE	Annie B. Barnes, Annie B. Barnes	District 1	Sandra Augustine	6/20/2023	5/12/2026	D-Pending Cost Hearing	8/21/2025
83	CD-14699	1	720	LINCOLN DRIVE	H & N Enterprises, LLC. Thomas	District 1	Sandra Augustine	6/20/2023	4/7/2026	D-Waiting List, Active	8/28/2025
84	CD-14711		23	Chester St.	Michael Harris	District 1	N/A	7/27/2023	5/15/2026	D-Pending Cost Hearing	8/21/2025
85	CD-14714	1	121	16th St.	MATT'S JANITORIAL SERVICE, INC., Curtisteen Matthews	District 1	N/A	8/21/2023	5/11/2026	D-Pending Cost Hearing	8/20/2025
86	CD-14724	3	5907	Joyce St	FEDERAL NATIONAL MORTGAGE ASSOCIATION	District 2	Cheryl Morock	8/28/2023	9/11/2025	A-Closed	11/19/2025
87	CD-14727	3	1415	Madison	Sandra Miller, Et AL	District 1	N/A	9/18/2023	8/22/2025	D-Waiting List, Active	8/21/2025
88	CD-14730	2	1702	Shirland Ave.	Ke'Yanna Brown	District 1	N/A	9/18/2023	5/12/2026	D-Pending Cost Hearing	8/22/2025
89	CD-14731	3	407	N 15th St	Oliver Jasper	District 1	N/A	9/18/2023	7/29/2025	A-Waiting List	7/23/2025
90	CD-14733	1	1610	McEnery Ave.	Albert Green	District 1	N/A	9/18/2023	4/24/2024	A-Waiting List	8/22/2025

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CODE ENFORCEMENTS

91	CD-14746		1009	South St.	Lathan Construction, Willie Lathan	District 1	N/A	10/3/2023	3/12/2026	D- Demolition	8/22/2025
92	CD-14752		2143	Alma	James A & Hazel L. Goodman	District 1	N/A	10/12/2023	9/11/2025	A-Closed	8/20/2025
93	CD-14763		1906-1908	Main St.	Tootsie, LLC, Camille Giordano	District 3	N/A	10/16/2023	5/12/2026	D- Condemnati	5/14/2025
94	CD-14773		44	PROSPECT STREET	William R. Silver	District 1	N/A	10/19/2023	5/11/2026	D-Cost	8/22/2025
95	CD-14781		613	Broadway Ave.	Pearl Hudson, Et Al	District 3	N/A	10/20/2023	5/15/2026	D- Demolition	9/16/2025
96	CD-14812		335	John Thomas	J K WILSON PROPERTY AND DEVELOPMENT LLC ET AL, Jamal Keith Wilson	District 3	N/A	12/8/2023	5/15/2026	D- Demolition	4/8/2026
97	CD-14814		789	Line Rd	Cindy Lou Who, Owner First Name Owner Last Name	District 2	N/A	12/19/2023	11/20/2025	A-Void	8/25/2025
98	CD-14817	2	4008	Lincoln Road	Wilson Manuel	District 3	N/A	1/3/2024	7/23/2025	A-Waiting List	6/6/2025
99	CD-14823		21	Tennessee Avenue	Zzuntrial S. DRUMMER, ET AL	District 1	N/A	1/9/2024	2/20/2026	A-Under Review	5/28/2025
100	CD-14835		3225	Laurel St.	G B K Properties, LLC, Garen Stanley	District 1	N/A	1/17/2024	5/8/2026	D-Pending Condemnati	2/11/2026
101	CD-14837		3105	Laurel St.	Mohammad Nabil Abouharib	District 1	N/A	1/17/2024	5/12/2026	D-Pending Cost Hearing	8/21/2025
102	CD-14841		67	Louisiana Ave.	Eula T. Reynolds	District 1	N/A	1/18/2024	5/12/2026	D-Pending Cost Hearing	8/21/2025
103	CD-14845		1807	DAY STREET	Devon Jones	District 1	N/A	1/18/2024	5/6/2026	D- Condemnati	8/21/2025
104	CD-14863		124	CHESTER STREET	Larwood Properties, LLC, Kylie Larwood	District 1	N/A	1/23/2024	5/12/2026	D-Pending Cost Hearing	8/21/2025
105	CD-14871		3025	Olcutt St.	N/A	District 2	N/A	1/24/2024	11/25/2025	A-Closed	9/18/2025
106	CD-14901		3520	Queens Ct.	James William Wycoff	District 3	N/A	2/8/2024	5/8/2026	D-Pending Condemnati	4/8/2026
107	CD-14911		3620	Baldwin Avenue	N/A	District 2	N/A	2/13/2024	3/4/2026	A-Under Review	3/3/2026
108	CD-14921		3315	Willow Glen River Rd.	Henry Patrick LeGras	District 3	N/A	2/14/2024	5/8/2026	D-Pending Condemnati	4/8/2026
109	CD-14930		1206	Willow Glen River Rd.	Lloyd W. Mock	District 3	N/A	2/14/2024	5/8/2026	D-Pending Condemnati	4/8/2026

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CODE ENFORCEMENTS

110	CD-14945		2001	Marye St	Raphael D & Angela Johnson	District 4	TW Thompson	2/19/2024	5/11/2026	D-Cost	12/3/2025
111	CD-14948		2701	Harris St.	Mary Queen Robinson	District 2	N/A	2/20/2024	4/23/2026	A-Closed	3/26/2026
112	CD-14955		2610	Wise St.	Leontina Dauzat	District 2	N/A	3/1/2024	5/8/2026	D-Pending Condemnati	4/8/2026
113	CD-15009		2303	Mayre Street	Richard Charles Brasher	District 4	N/A	3/22/2024	10/14/2025	A-Waiting List	5/6/2025
114	CD-15133		2604	Houston St.	Michelle Anderson Eddin, Et Al	District 2	N/A	5/28/2024	5/8/2026	D-Pending Condemnati	4/7/2026
115	CD-15137		3115	Houston Street	Willie Anderson	District 2	N/A	5/28/2024	1/29/2026	A-Waiting List	12/17/2025
116	CD-15138		1802	Ashley Ave	Joshua J. Bullock	District 1	N/A	5/29/2024	5/11/2026	D- Demolition	3/30/2026
117	CD-15149		1202	Warshauer St.	N/A	District 3	N/A	6/11/2024	2/5/2026	A-Under Review	9/17/2025
118	CD-15166		724	WILLOW GLEN RIVER ROAD 718	N/A	District 3	N/A	6/24/2024	3/24/2026	A-Under Review	2/27/2026
119	CD-15206		330	Bogan St.	Steven J. Williams	District 3	N/A	7/15/2024	2/25/2026	A-Under Review	9/2/2025
120	CD-15366		4014	Clark St.	Bobby Dean & Hazel M. Slocum	District 2	Staci Saucier	9/13/2024	5/12/2026	D-Pending Cost Hearing	9/2/2025
121	CD-15488		3840	Spencer Street	Cynthia D. Laborde	District 2	N/A	10/22/2024	3/31/2026	A-Under Review	9/18/2025
122	CD-15510		5503	Mansour Avenue	BISHOP ENTERPRISES LLC, Richard Bishop	District 2	N/A	12/19/2024	2/12/2026	A-Closed	2/11/2026
123	CD-15668		818	4th St	N/A	District 3	N/A	5/7/2025	8/19/2025	A-Under Review	5/30/2025
124	CD-15702		56	Texas Avenue	Latisha D. Williams	District 1	N/A	6/2/2025	12/18/2025	A-Closed	6/3/2025
125	CD-15705		2028	East Texas Ave.	Lessie Collins	District 2	N/A	6/11/2025	6/27/2025	A-Under Review	6/24/2025
126	CD-15706		1308	Elliott St.	Croom Properties, LLC, David & Alicia Croom	District 3	N/A	6/12/2025	5/12/2026	D-Pending Cost Hearing	6/16/2025
127	CD-15711		123	Whoville	Shelly's Belly Treats, Shelly Brewer	District 3	N/A	6/13/2025	10/22/2025	A-Closed	9/23/2025
128	CD-15720		2244	Mason Street	I & P PROPERTY MANAGEMENT L.L.C., James T. Pate	District 3	N/A	6/24/2025	5/6/2026	A-Under Review	6/27/2025

ATTACHMENT A-2
CODE ENFORCEMENTS

129	CD-15722		1606	Huffman Street	Jack A. Henton	District 3	N/A	6/24/2025	1/15/2026	A-Closed	6/27/2025
130	CD-15724		63	16th St.	Edward Lamar Johnston	District 1	N/A	7/10/2025	4/30/2026	D-Waiting List, Active	7/17/2025
131	CD-15726		2623	Levin Street	James Ivory & Laura Annie Jackson	District 1	N/A	7/15/2025	4/10/2026	A-Under Review	8/21/2025
132	CD-15729		3414	Royal Drive	Knights of Peter Claver	District 3	N/A	7/17/2025	9/22/2025	A-Waiting List	7/18/2025
133	CD-15731		2546	11th Street	Ruff Davis Goff	District 3	N/A	7/22/2025	5/15/2026	D-Pending Condemnati	9/2/2025
134	CD-15734		74	Chester St.	D MCMANUS PROPERTIES LLC, Douglas David McManus	District 1	N/A	7/24/2025	12/17/2025	A-Closed	8/21/2025
135	CD-15735		2036	Jackson St.	N/A	District 4	N/A	7/24/2025	10/14/2025	A-Under Review	7/29/2025
136	CD-15771		2416	Hynson St.	Jamane M. County	District 1	N/A	8/20/2025	5/11/2026	D-Cost	8/21/2025
137	CD-15772		1309	Shirland Ave.	Lessie Mae Johnson	District 1	N/A	8/20/2025	5/12/2026	D-Pending Cost Hearing	8/22/2025
138	CD-15773		1615	Shirland Ave.	ELLIS & RHOAD LLC, Susan Ellis	District 1	N/A	8/20/2025	12/9/2025	A-Closed	8/22/2025
139	CD-15786		1950	Monroe St.	Mazie Williams Joseph	District 1	N/A	9/5/2025	3/26/2026	A-Waiting List	9/8/2025
140	CD-15787		55	Cotton St.	Kevin McCoy	District 1	N/A	9/5/2025	3/30/2026	A-Waiting List	11/19/2025
141	CD-15788		66	Chester St	N/A	District 1	N/A	9/5/2025	10/21/2025	A-Under Review	9/8/2025
142	CD-15818		2911	Herbert St	Croom Properties, LLC, David Croom	District 2	N/A	9/29/2025	1/13/2026	A-Waiting List	10/2/2025
143	CD-15819		2919	Locust St.	Stella Ruth Simon, ET AL	District 2	N/A	9/29/2025	2/3/2026	A-Under Review	10/2/2025
144	CD-15820		1819	Rosalie St.	Croom Properties, LLC, David Croom	District 2	N/A	9/29/2025	3/30/2026	A-Waiting List	10/2/2025
145	CD-15821		2904	Cypress St	N T P Rentables, LLC, Ngan Ngoc Ha	District 2	N/A	9/29/2025	5/18/2026	D-Pending Condemnati	10/2/2025
146	CD-15822		2932	Cypress Street	James R. & Verline W. Roland	District 2	N/A	9/29/2025	12/23/2025	A-Closed	10/2/2025
147	CD-15824		2012	Simmons Street	Wells Fargo Bank, Ama Oparison	District 4	N/A	10/2/2025	4/16/2026	A-Waiting List	10/3/2025
148	CD-15829		29	Maryland Avenue	Lakisha Dotson Valentine	District 1	N/A	10/6/2025	3/11/2026	A-Closed	10/6/2025

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CODE ENFORCEMENTS

149	CD-15830		2728	7th St.	La Toya Nicole Williams	District 3	N/A	10/7/2025	1/12/2026	A-Closed	10/17/2025
150	CD-15834		424	Willow Glen River Rd	Ted Williams	District 3	N/A	10/17/2025	4/17/2026	A-Waiting List	10/17/2025
151	CD-15837		3511	Prescott	MARLENY GALEAS	District 1	N/A	11/6/2025	5/6/2026	A-Under Review	11/12/2025
152	CD-15838		1950	Monroe St.	N/A	District 1	N/A	11/12/2025	2/25/2026	A-Void	11/13/2025
153	CD-15839		1432	Shirland Avenue	James Albert	District 1	N/A	11/12/2025	5/4/2026	A-Under Review	11/13/2025
154	CD-15844		1415	Hickory St.	Jose C. Gonzales	District 4	N/A	12/4/2025	2/2/2026	A-Under Review	1/21/2026
155	CD-15845		3208	Belwood St.	Curtisteen T. Matthews	District 2	N/A	12/8/2025	2/18/2026	A-Waiting List	12/8/2025
156	CD-15846		464	Alsace Dr.	Jessica Neal	District 3	N/A	12/10/2025	5/11/2026	A-Closed	1/16/2026
157	CD-15850		1321	Park Avenue	Croom Properties, David Croom	District 3	N/A	1/7/2026	3/26/2026	A-Closed	1/12/2026
158	CD-15852		3008	Monroe Street	Billionaire Properties, Deion Duruisseau	District 1	N/A	1/13/2026	5/8/2026	D-Pending Condemnation Hearing	1/21/2026
159	CD-15856		2715	Jeanette St	Tawee Haney	District 1	N/A	1/16/2026	5/15/2026	D-Demolition	1/20/2026
160	CD-15857		214	Wheelock St.	James Hargrove	District 1	N/A	1/20/2026	5/15/2026	A-Under Review	1/21/2026
161	CD-15858		2743	3rd St.	N/A	District 3	N/A	1/22/2026	5/14/2026	A-Void	1/27/2026
162	CD-15859		4027	Hudson Boulevard	Darren and Tanya White	District 3	N/A	1/22/2026	5/4/2026	A-Under Review	2/2/2026
163	CD-15860		3024	3rd Street	Helen Baker	District 3	N/A	1/22/2026	5/18/2026	D-Pending Condemnation	1/29/2026
164	CD-15861		3708	Hollywood Drive	Katrina Green Murray	District 3	N/A	1/22/2026	5/1/2026	A-Closed	2/2/2026
165	CD-15862		2709	Eddie Williams Avenue	Geraldine B. Cyark	District 3	N/A	1/22/2026	4/17/2026	A-Closed	2/2/2026
166	CD-15864		2013	Mason Street	Shirley S. Partee, ET AL	District 3	N/A	1/23/2026	5/6/2026	D-Condemned	1/28/2026
167	CD-15865		2315	Taylor St.	Walter Mae Crockett	District 1	N/A	1/27/2026	4/17/2026	A-Under Review	2/9/2026
168	CD-15866		2304	Taylor Street	Beverly Ford	District 4	N/A	1/27/2026	4/15/2026	A-Under Review	2/9/2026
169	CD-15868		2446	Hill St.	Alaina Morel	District 4	N/A	2/2/2026	4/22/2026	A-Under Review	2/9/2026

ATTACHMENT A-2
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	170	CD-15869		507	Avoyelles Dr.	Billy Miller	District 3	N/A	2/3/2026	5/7/2026	A-Under Review	2/9/2026
	171	CD-15870		603	Bennett	Lizzie Washington	District 3	N/A	2/6/2026	4/8/2026	D-Waiting List, Active	2/6/2026
	172	CD-15871		3229	Laurel Street	Dorcas Duncans Hardison	District 1	N/A	2/10/2026	4/17/2026	A-Under Review	2/11/2026
	173	CD-15872		3204	Laurel Street	Ruby Malte Harris	District 1	N/A	2/10/2026	4/8/2026	A-Under Review	2/11/2026
	174	CD-15873		3524	Laurel Street	Samuel Charles Medica	District 1	N/A	2/10/2026	4/21/2026	A-Waiting List	2/11/2026
	175	CD-15874		3212	Laurel Street	CROOM PROPERTIES LLC, DAVID & Alicia CROOM	District 1	N/A	2/10/2026	4/21/2026	A-Closed	2/11/2026
	176	CD-15875		1727	Marye St.	N/A	District 4	N/A	2/11/2026	2/17/2026	A-Under Review	2/13/2026
	177	CD-15877		5203	Wells Boulevard	N/A	District 2	N/A	2/19/2026	4/16/2026	A-Under Review	2/23/2026
	178	CD-15879		4900	Lisa St.	Chateau Royale	District 2	N/A	2/23/2026	3/2/2026	A-Under Review	2/27/2026
	179	CD-15880		2408	Albert St	N/A	District 4	N/A	2/23/2026	3/18/2026	A-Under Review	2/25/2026
	180	CD-15883		1411	S. Harvard St.	Laronne Dorty, ET AL	District 2	N/A	3/18/2026	5/8/2026	D-Pending Condemnati	4/7/2026
	181	CD-15887		3802	Clinton St	Viola Larry Davis	District 3	N/A	3/27/2026	5/4/2026	A-Under Review	4/15/2026
	182	CD-15891		3829	Hudson Boulevard	N/A	District 3	N/A	4/16/2026	4/27/2026	A-Under Review	4/21/2026
	183	CS-12016	1	2603	HYNISON STREET	Rigoberto G. Melendez	District 1	Mary Wilkins	8/8/2011	5/11/2026	D-Cost	8/21/2025
	184	CS-12110		635	Whoville St	EIEIO Farms, Shirley Branham	District 5	N/A	3/20/2012	8/30/2025	A-Closed	9/1/2025

ATTACHMENT A-3
2025-2026 DEMOLITIONS COMPLETED

City of Alexandria Community Development Department

The following residential demolition activities were completed during the 2025-2026 program year as part of the City's neighborhood stabilization and blight removal efforts.

No.	Property Address	No.	Property Address	No.	Property Address
1	329 14th Street	22	2416 Hynson St	43	3219 Monroe
2	121 16th Street	23	3916 Jefferson	44	1764 Monroe St
3	2715 3rd St	24	3105 Laurel	45	5220 Morgan St
4	3710 3rd St	25	3304 Laurel	46	124 N. 16th St
5	2145/2147 Alma St	26	2205 Lee St	47	126 N. 16th St
6	427 Bennett	27	2209 Lee St	48	2318 Orange
7	99 Bertie	28	2215 Lee St	49	2307 Overton
8	1212 Broadway Ave	29	1527 Levin St	50	2618 Overton
9	23 Chester	30	716 Lincoln	51	2717 Overton
10	36 Chester	31	67 Louisiana Ave	52	1505 Park Ave
11	124 Chester	32	89-91 Louisiana Ave	53	44 Prospect
12	4014 Clark St	33	1316 Madison	54	1309 Shirland
13	2321 Detroit St	34	1523 Madison	55	1518 Shirland
14	205-207 Douglas St	35	1225 Magnolia	56	1702 Shirland
15	1820 East Texas Ave	36	1227 Magnolia	57	1424 Shirland
16	2025 East Texas Ave	37	1229 Magnolia	58	1009 South St
17	1308 Elliott	38	1346 Magnolia	59	1625 Vance
18	1410 Fenner St	39	1517 Magnolia	60	2118 Webster
19	2132 Houston St	40	1906-1908 Main St	61	2227 Webster
20	2419 Hynson	41	1705 McEnery	62	1504 Yoist St A&B
21	2603 Hynson	42	1960 Monroe	63	1508 Yoist St A&B

Total Residential Demolitions Completed: 63

No.	Property Address
1	2201 Lee Street
2	2210 Lee Street
3	60 Texas
4	303 Willow Glen

Total Commercial Demolitions Completed: 4

ATTACHMENT A-3
2025–2026 RESIDENTIAL OWNER DEMOS

	PROJECT NUMBER	ADDRESS
1	CD-14354	416 Scallan
2	CD-13632	2731 Main St.
3	CD-15128	1943 Wise St.
4	CD-13557	3623 15th St.
5	CD-15666	3404 Lillie Grimbale Ave.
6	CD-15225	4927 Suthy Street
7	CD-15118	320 Douglas
8	CD-14966	3617 4th St.
9	CD-12794	1507 Warshauer St.
10	CD-15262	320 Chester
11	CD-15694	2419 Hickory St.
12	CD-14879	4415 Woodside Dr.
13	CD-15703	2420 Lee St.
14	CD-15147	1212 Fenner St.
15	CD-13887	3319 Nelson
16	CD-11002	2320-B Olive St.
17	CD-14666	4018 Clark St.
18	CD-11763	2620 Detroit
19	CD-15721	831 Bolton Ave.
20	CD-15723	702 St. James
21	CD-14160	3118 Toups
22		1210 Elliott
23	CD-15702	56 Texas Avenue
24	CD-13570	4215 Shady Lane
25	CD-15117	312 University Street
26	CD-14243	17 Tennessee Avenue
27	CD-14880	2716 Jeanette Street
28	CD-15789	705 MacArthur Dr.
29	CD-14936	519 Gum Street
30	CD-15770	3715 Thomasina
31	CD-15740	2150 Wettermark St.
32	CD-15550	2802 Willow Glen River Road
33	CD-15791	6029 Dixie Lane
34	CD-15784	3219 Redwood
35	CD-15734	74 Chester
36	CD-13870	35 Bolton Avenue
37	CD-15832	86 Mary Street
38	CD-15583	1208 Maryland Avenue
39	CD-15823	2831 Main Street
40	CD-15776	1001 North MacArthur Drive
41	CD-15756	4207 Pecan Drive
42	CD-15106	3531 Laurel
43	CD-14168	2117 Marye Street
44	CD-12371	1527 Kelly Street
45	CD-14252	1734 Lee (retail)

46	CD-15831	6608 Masonic Dr
47	CD-15773	1615 Shirland Ave
48	CD-14055	35 Tennessee Ave
49	CD-15722	1606 Huffman
50	CD-15835	719 Meadow Lane
51	CD-15822	2932 Cypress St
52	CD-15102	1604 Huffman
53	CD-15722	1606 Huffman
54	CD-15842	1822-1/2 Stanford Street
55	CD-15358	3200 Garnett
56	Permit 11422	1514 Magnolia
57	CD-13752	3107 9th Street
58	CD-15849	1630 England
59	CD-15242	2314 Carr Street
60	CD-15848	4603 Coliseum Blvd
61	CD-15855	3110 Willow Glenn River Rd
62	CD-13573	2533 3rd Street
63	CD-15829	29 Maryland Avenue
64	CD-13666	400 Williamson
65	CD-15867	1606 York Street
66	CS-12079	4302 Coliseum Blvd
67	CD-14268	720 St. James Street
68	CD-15857	214 Wheelock
69	CD-14279	718 St. James Street
70	CD-15862	2709 Eddie Williams Ave
71	CD-14948	2701 Harris Street
72	CD-15864	2013 Mason
73	CD-15882	1316 Dallas
74	CD-15861	3708 Hollywood Drive
75	CD-14812	335 John Thomas
76	CD-11851	59 Kent Avenue
77	CD-15846	464 Alsace Drive

ATTACHMENT B

PI Received Log	Amount Paid & Lien Source generating pay-off								
Program Year	CITY Demo COA 101	CDGB Demo HUD 160	CDBG Minor Rehab HUD 160	HOME Major Rehab HUD 163	HOME New Construct HUD 163	HOME Enterprise PI HUD 163	Stockyard (Gates @ RC) NSP 166	Alex Masonic Bldg COA Hotel ED 164	24K LLC Hotel ED 164
2025-2026	0.00	0.00	0.00	7,470.61	0.00	0.00	0.00	CLOSED	CLOSED
2024-2025	0.00	1,527.92	0.00	18,000.00	0.00	26,308.08	7,812.51	CLOSED	CLOSED
2023-2024	5,752.58	9,910.61	0.00	0.00	0.00	26,308.08	0.00	CLOSED	CLOSED
2022-2023	0.00	0.00	0.00	0.00	0.00	52,616.16	20,042.25	CLOSED	CLOSED
2021-2022	15,596.00	2,202.79	0.00	0.00	11,205.45	26,308.08	17,537.00	0.00	0.00
2020-2021	3,959.65	225.00	0.00	4,820.00	0.00	26,308.08	31,250.04	897.74	0.00
2019-2020	0.00	1,481.93	0.00	0.00	0.00	0.00	31,250.04	5,835.31	0.00
2018-2019	0.00	2,340.80	0.00	0.00	0.00	26,308.08	31,250.04	4,937.57	0.00
2017-2018	12,163.32	3,469.29	1,920.00	0.00	0.00	52,616.16	31,250.04	4,937.57	0.00
2016-2017	22,094.79	8,324.00	2,660.00	0.00	0.00	0.00	31,250.04	4,937.57	0.00
2015-2016	30,003.25	15,396.00	1,582.00	0.00	0.00	26,308.08	31,250.04	5,386.44	0.00
2014-2015	0.00	175.00	0.00	0.00	0.00	26,308.08	31,250.04	5,386.44	0.00
2013-2014	21,236.94	7,694.99	0.00	0.00	0.00	26,308.08	31,250.04	5,386.44	0.00
2012-2013	2,426.60	3,655.00	0.00	0.00	0.00	0.00	39,062.55	6,284.18	31,560.26
FY2012-2025 Totals =	113,233.13	56,403.33	6,162.00	30,290.61	11,205.45	315,696.96	334,454.63	43,989.26	31,560.26
	113,233.13	62,565.33		357,193.02		334,454.63	75,549.52		
	Annual PI =	City Revenue	CDBG Program Income	HOME Program Income		NSP Program Income	EconDev Program Income		

ATTACHMENT C-1

IDIS - PR33

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
Home Matching Liability Report

DATE: 05-20-26
TIME: 12:57
PAGE: 1

ALEXANDRIA, LA

FiscalYear	MatchPercent	TotalDisbursements	PaymentsRequiring Match	Unmatched LiabilityAmount
1997	25.0 %	\$56,741.48	\$44,408.00	\$11,102.00
1998	12.5 %	\$412,591.28	\$371,461.51	\$46,432.68
1999	12.5 %	\$268,648.73	\$210,741.24	\$26,342.65
2000	25.0 %	\$499,288.76	\$406,440.06	\$101,610.01
2001	25.0 %	\$414,985.31	\$317,955.51	\$79,488.87
2002	25.0 %	\$262,678.74	\$172,718.22	\$43,179.55
2003	12.5 %	\$156,544.69	\$100,334.00	\$12,541.75
2004	12.5 %	\$245,589.87	\$215,833.39	\$26,979.17
2005	12.5 %	\$436,927.22	\$372,113.00	\$46,514.12
2006	0.0 %	\$626,401.33	\$532,038.39	\$0.00
2007	0.0 %	\$75,101.21	\$44,910.00	\$0.00
2008	12.5 %	\$258,049.19	\$227,984.39	\$28,498.04
2009	12.5 %	\$708,007.50	\$666,046.78	\$83,255.84
2010	12.5 %	\$715,864.78	\$653,603.93	\$81,700.49
2011	12.5 %	\$533,597.81	\$497,139.57	\$62,142.44
2012	12.5 %	\$497,407.28	\$455,082.00	\$56,885.25
2013	12.5 %	\$734,327.44	\$682,693.06	\$85,336.63
2014	12.5 %	\$337,336.68	\$329,354.40	\$41,169.30
2015	0.0 %	\$165,825.66	\$149,820.19	\$0.00
2016	0.0 %	\$37,860.21	\$0.00	\$0.00
2017	0.0 %	\$371,629.45	\$268,458.62	\$0.00
2018	0.0 %	\$158,781.60	\$141,330.00	\$0.00
2019	0.0 %	\$164,996.01	\$140,518.72	\$0.00
2020	0.0 %	\$167,643.30	\$145,650.00	\$0.00
2021	0.0 %	\$25,854.15	\$0.00	\$0.00
2022	0.0 %	\$47,610.69	\$0.00	\$0.00
2023	12.5 %	\$39,539.03	\$0.00	\$0.00
2024	12.5 %	\$64,175.70	\$0.00	\$0.00
2025	0.0 %	\$26,911.57	\$0.00	\$0.00
2026	0.0 %	\$175,384.29	\$166,142.05	\$0.00

Part I Participant Identification

Match Contributions for	02.19.26-04.21.26
Federal Fiscal Year (yyyy)	2026

1. Participant No. (assigned by HUD) M-24-MC-22-0205		2. Name of the Participating Jurisdiction City of Alexandria		3. Name of Contact (person completing this report) Terry Johnson	
5. Street Address of the Participating Jurisdiction 915 3rd Street, PO Box 71				4. Contact's Phone Number (include area code) 318-449-5073	
6. City Alexandria		7. State LA	8. Zip Code 71309		

Part II Fiscal Year Summary

1. Excess match from prior Federal fiscal year	\$	283,488.99	
2. Match contributed during current Federal fiscal year (see Part III.9.)	\$	450.00	
3. Total match available for current Federal fiscal year (line 1 + line 2)			\$ 283,938.99
4. Match liability for current Federal fiscal year			\$ 0.00
5. Excess match carried over to next Federal fiscal year (line 3 minus line 4)			\$ 283,938.99

Part III Match Contribution for the Federal Fiscal Year

[illegible]

Traveling the country?

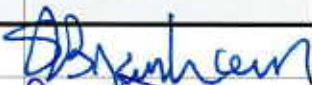
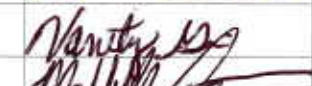
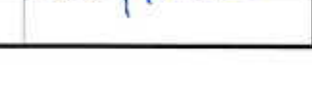


Community Development Department
Community Services Division, City of Alexandria
625 Murray Street, Alexandria, LA 71301
Office: 318.449.5072 / Fax: 318.449.5031
cda@cityofalex.com

PY2026-2027 Comments Received for HUD Plans Public Comment Periods

Plan:	Neighborhood Meeting for PY2026-2027 Annual Action Plan
Comment Period:	N/A
Advertisement Posted:	October 7, 2026 (fliers & social media), October 29, 2026 and November 5, 2026
Public Hearing:	November 5, 2026 at 6:00 pm in-person
Comments Received:	None
City Council Public Hearing for Adoption:	N/A
Plan:	Citizen Advisory Committee for PY2026-2027 Annual Action Plan
Comment Period:	N/A
Advertisement Posted:	January 1, 2026 (emails) & January 14, 2026 (calls)
Public Hearing:	January 15, 2026 at 10:00 am in-person
Comments Received:	None
City Council Public Hearing for Adoption:	N/A
Plan:	PY2026-2027 Annual Action Plan (General Public)
Comment Period:	May 22, 2026 through June 22, 2026 at 4:30 pm
Advertisement Posted:	May 22, 2026; June 17, 2026
Public Hearing:	June 18, 2026 at 3:pm in-person
Comments Received:	None
City Council Public Hearing for Adoption:	Introduced & adopted May 19, 2026 via Resolution #0068-2026
Plan:	PY2026-2027 CAPER
Comment Period:	May 29, 2026 through June 15, 2026
Advertisement Posted:	May 29, 2026
Public Hearing:	June 17, 2026 at 3:pm in-person
Comments Received:	None
City Council Public Hearing for Adoption:	Introduced & Adopted on June 2, 2026 RES #0072-2026
Plan:	Citizen Advisory Committee for PY2026-2027 CAPER
Comment Period:	N/A
Advertisement Posted:	June 5 th , 2026 emails and phone calls
Public Hearing:	June 11, 2026 at 10:00 AM in-person
Comments Received:	None
City Council Public Hearing for Adoption:	N/A

Citizen Advisory Committee - Volunteer Member Participation 2026-2028

Current Member Name	Contact Phone Numbers	Mailing Address	Member Representative Area	Signature of Attendance for 6/11/26 meeting
Sandra Augustine sandigayle80@yahoo.com	442-4518	1522 Levin Street Alexandria, LA 71301	North Alexandria A-B	
Michelle Purl, Chief Operating Officer michelle@uwcl.org	443-7203 x5	United Way 1101 4th St, Suite 202 Alexandria, LA 71301	Business District C	
Willard McCall willardb.mccall@gmail.com	290-8237	333 Avoyelles Drive Alexandria, LA 71302	Lower Third D	
Edna Pellerin ednapellerin@yahoo.com	613-8959	1534 Fenner Street Alexandria, LA 71301	South Alexandria E	
Amy Cheney candicecheney@yahoo.com	442-6322	3708 Vermont Street Alexandria, LA 71302	Samtown / Woodside F	
	589-8268	CLTCC, Alexandria Campus 516 Murray Street Alexandria, LA 71301	Youth Rep	
Joyce Thompson, Executive Director joycethompson@cenlaaging.org	484-2260	Cenla Area Agency on Aging PO Box 13027 Alexandria, LA 71315	Elderly / Handicap Rep	
Karissa Broussard, Chief Executive Officer execdirector@cenlahopehouse.org	487-2061 x200	Hope House 5115 S. MacArthur Drive Alexandria, LA 71302	Battered Women & Children	
Cathy Darbonne, Regional Director cathy.darbonne@voascla.org	442-8026 x2518	Central Louisiana VOA 3704 Coliseum Blvd Alexandria, LA 71303	Veterans	
Kitty Wynn, Executive Director kittyw@centrallouisianahomeless.org	443-0500	Central LA Homeless Coalition 1515 Jackson Street Alexandria, LA 71301	Homeless Rep	
CmDv Staff Attendants:				
Shirley Branham	449-5070	Administrator	COA CmDv	
Shelly Gotreaux	449-5075	Grants Manager	COA CmDv	
Keith Gremillion	449-5069	Inspector	COA CmDv	
Chad Reed	449-5068	Inspector	COA CmDv	
Vanity Givens	449-5074	Rehab Program Manager	COA CmDv	
Mahkayelah Jones	449-5071	Demolition Program Manager	COA CmDv	
Terry Brightwell Johnson	449-5073	Grants Financial Analyst	COA CmDv	
Patricia Redman	449-5072	Permit Tech	COA CmDv	

City of Alexandria - Citizens Advisory Committee Meeting Agenda Tuesday, June 11, 2026 – 10:00 AM

A. INTRODUCTIONS

1. Opening Prayer
2. Appreciate member participation!
3. Purpose of the meeting – to review the 2025-2026 PROPOSED CAPER
 - a. 15 day public comment period runs from May 29th through June 15th at 4:pm.
 - b. Will be on City Council agenda for June 2, 2026 for introduction and adoption.

B. ACTION ITEMS

1. Review 2025-2026 CAPER.
 - a. Document is on the City's webpage at www.cityofalexandria.com/community-development
2. Review 2025-2026 accomplishments.
 - a. CDBG Minor Rehab – processed 269 applications and awarded 25 rehab contracts for \$271,721.60
 - b. HOME Major Rehab – awarded 3 contracts for \$254,508.64 + 7 pending
 - c. CDBG Code Enforcement – processed 184 complaints; lead to 77 Owner Demo's!
 - d. City Demolition – processed 63 residential demolitions and four commercial demolitions for with City general funds. The City contribution totaled \$734,829.92. The demolition was supported with CDBG soft costs of \$78,194.72.
 - e. Brownfield Assessment – assessed 10 sites: 1011 N. 3rd, 1237 Texas Avenue, 1130 3rd, 701 Bolton, 711-721, 4606 Jackson Street, 3924 Lee Street, 2201 Lee Street, 2210 Lee, Bolton (Strip Mall) for \$190,409.84
 - f. Brownfield Clean-Up Grant - Cleanup (Rush Cleaners) - \$637,627.57

C. NEW BUSINESS

1. Review proposed 2025-2026 program activities and budgets for preparation of Annual Action Plan.
 - a. CDBG Code Enforcement
 - b. CDBG Demo – limited to 30% on CDBG demo
 - c. CDBG Program Delivery for CDBG and HOME
 - d. CDBG Minor Rehab
 - e. CDBG Public Facilities and Infrastructure for parks, sidewalks, streets and adaptive reuse of buildings
 - f. HOME New Construction OR HOME Major Rehab
 - g. HOME-ARP Homelessness Prevention
 - h. Homebuyer Assistance Program
6. Pre-2026 funds to be re-allocated to this fiscal year budgets: estimated at \$202,669.39 in CDBG and \$1,590,907.34 in HOME.
7. 2026-2026 Meeting schedule.
 - a. Neighborhood Community Meeting on November 4, 2026 at 6:00 pm
 - b. CAC meeting to review AAP on January 14, 2027 @ 10:00 am

D. ADJOURN

RESOLUTION NO. 0072-2026

**RESOLUTION AUTHORIZING THE MAYOR TO SUBMIT THE
20225/2026 CONSOLIDATED ANNUAL PERFORMANCE EVALUATION
REPORT (CAPER) TO HUD.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana in legal session convened, that the Council hereby authorizing the mayor to submit the 2025/2026 Consolidated Annual Performance Evaluation Report (CAPER) to HUD.

THIS RESOLUTION having been submitted in writing, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Fowler, Villard, Larvadain, Perry, Johnson, Green.

NAYS: None

ABSENT: Felter

AND THE RESOLUTION, was declared adopted on this the 2nd day of June, 2026.

/s/ Donna P. Jones, MMC
City Clerk

ATTACHMENT E
HOME Funded On-Going Monitoring Projects as of 7/01/2026

PROPERTY to be MONITORED	TOTAL UNITS	MPN PROJECT #	AFFORDABILITY TYPE	AFFORD PERIOD	MONITORING TYPE	MONITORING DATE	CONTACT INFO
BETHEL APARTMENTS 724 Willow Glen Road (in Default and HAP contract is Being abated. HUD is taking the Property into foreclosure.)	90	CD-12943	RENTAL REHAB (90 HOME funded Fixed Units)	11/2028 (15 yr Afford. Period, however, the time did not start until CO's were issued in 2013 for all units per IDIS)	DESK (ANNUALLY) Monitor all (Properties do recerts in May)	JUNE 20, 2025 Home Monitor Letter Emailed 6.26.24	Gail Smith sultrygail@bellsouth.net (318) 308-3618 (Bethel Apartments Board Member) Nikki The Signature Management 1320 Pierre Avenue Shreveport, LA 71103 Phone: 318-429-4945 Fax: 318-429-4947 Email: dernicker@thesignaturemgmt.com
					SITE (ANNUALLY) Monitor 20% 20 apartments	(2020-1 Waived b/c COVID) Due JULY 2022	
GATES AT RIVERCHASE 402-518 Green Oaks Avenue	56	CD-13644	NEW CONSTRUCTION RENTAL (56 NSP funded Fixed Units)	1/2051 (40 yr Afford. Period per IDIS)	DESK (ANNUALLY) Monitor all (Properties do recerts in May)	JULY 28, 2026	Weston Associates Email: compliancesouth@waboston.com Riverchase Property Manager Allison Smith asmith@waboston.com 318-445-9553
					SITE (Every 3 Years) Monitor 20% 12 apartments	(2020-1 Waived b/c COVID) Due JULY 2022	
ENTERPRISE PLACE • 2410 Jameson Ct. • 2404 Jameson Ct. • 2417 Jameson Ct. • 2419 Jameson Ct.	36	CD-13147	NEW CONSTRUCTION RENTAL (4 HOME funded Floating Units)	4/2035 (21 yr Afford. Period per IDIS)	DESK (ANNUALLY) Monitor all	JULY 7, 2026	Standard Enterprises Jennifer McKenzie Property Manager P: 318-443-4963 / F: 318-443-2114 Jennifermc@standardenterprises.com Candicek@standardenterprises.com
					SITE (EVERY 3YRS) 4 Units		
ARMOUR PLACE • 1901 3rd St.	7	CD-13150	NEW CONSTRUCTION RENTAL (7 HOME funded Fixed Units)	5/2033	DESK (ANNUALLY) Monitor all	JULY 2026	
					SITE (EVERY 3 years) Monitor 20% 2 Units		