

City of Alexandria

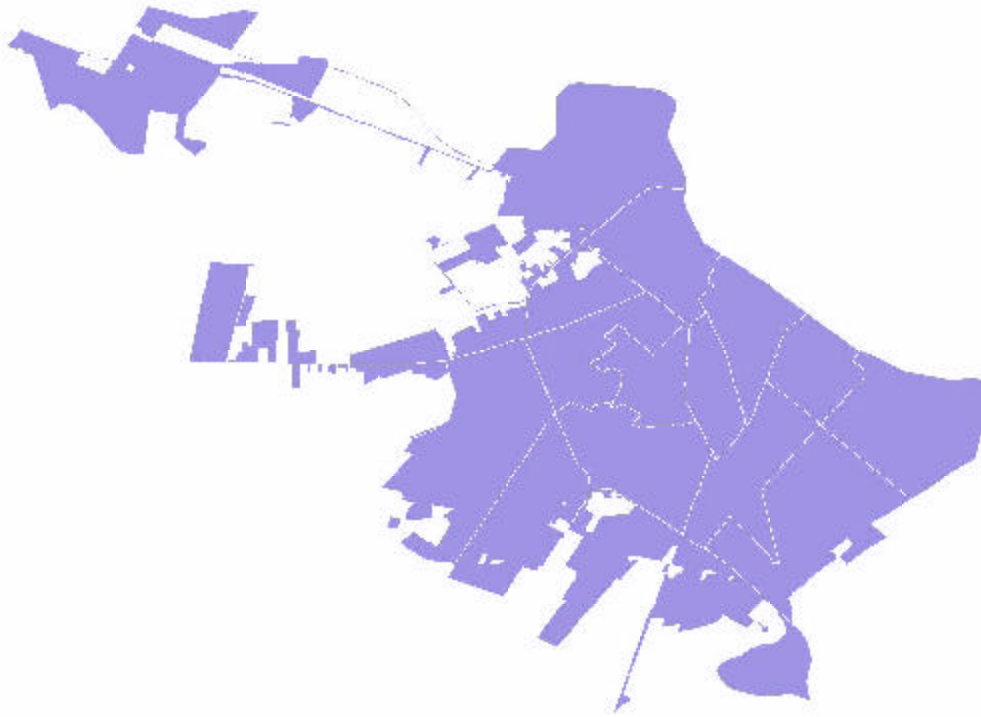
Consolidated Plan

2020-2024

Annual Action Plan

2020-2021

**FINAL
JUNE
2020**



Prepared for Submission to the U.S. Dept. of HUD

By the City of Alexandria
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Mayor Jeffrey W. Hall

**The City of Alexandria
Community Development Department**

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Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Alexandria receives annual grant allocations from HUD through the Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME). The overarching purpose of the CDBG and HOME programs is to assist **low- and moderate-income** families and households, which are those that earn less than 80% of the area median income. The funds are used to pursue three goals:

- (1) Provide decent, affordable housing
- (2) Create suitable living environments, and
- (3) Expand economic opportunities.

In order to access these federal funds, the City must carry out a planning process to identify the scope of housing and community development needs in its jurisdiction and how the available funding can best be used to meet those needs. This document, the City's Consolidated Plan, is the result of the planning process. The term of the Consolidated Plan will begin May 01, 2020 and end April 30, 2024. The contents of the plan are guided by the federal regulations set forth by HUD in 24 CFR Part 91. The plan includes the following sections:

- **Process**
Outreach is a key component of any planning effort. This section describes the City's efforts to gather input from residents, especially those that may benefit from the plan, and from service providers, non-profits, and other government agencies that work within the areas of affordable housing and community development.
- **Needs Assessment**
The Needs Assessment details the City's levels of need for affordable housing by household type, income level, and race and ethnicity. It also includes a review of the needs of public housing, the homeless population, non-homeless populations that require supportive housing and services, and non-housing community development needs such as public facilities, public services, and infrastructure.
- **Market Analysis**
The Market Analysis reviews the current condition of the local housing market and economy. This information will help the City formulate the types of programs that will be effective given the current market conditions.

Strategic Plan

The Strategic Plan describes how the City will use the resources available to meet the most pressing needs identified through the planning process. It includes a summary of the City's priority needs, an estimate of available funding, a summary of who will be undertaking the actions called for in the plan, and a set of numeric goals the City hopes to accomplish over the course of the five year plan.

- **FY2020 Annual Action Plan**

The first year Annual Action Plan describes the resources available and the planned actions that the City will undertake in the first year of the plan, from May 01, 2020 to April 30, 2021.

COVID-19: While completing the draft of this Consolidated Plan, a new coronavirus known as SARS-CoV-2 was first detected in Wuhan, Hubei Province, People's Republic of China, causing outbreaks of the coronavirus disease COVID- 2 19 that has now spread globally (COVID-19). The first case was reported in the United States in January 2020. In March 2020, the World Health Organization declared the coronavirus outbreak a pandemic and President Trump declared the outbreak a national emergency. During this time, the majority of states have declared states of emergency with most shutting down large gathering places and limiting the movement of their residents.

Congress passed the Coronavirus Aid, Relief, and Economic Security (CARES) Act in response to the crisis. It was signed into law by President Trump on March 27th, 2020. This over \$2 trillion economic relief package provides fast and direct economic assistance for American workers, families, and small businesses, and preserves jobs for industries. As part of the CARES Act, additional assistance is provided for HUD grantees, and the City is receiving a special CARES Act allocation of CDBG funds (CDBG-CV funds). Those funds are contemplated under this plan and the 2020 Annual Action Plan.

SLUM & BLIGHT AREA: As part of this Consolidated Plan the City is submitted for the designation of a slum and blight area. This area is also being made a target area under this Consolidated Plan.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

After reviewing and analyzing the data gathered through the consultation, citizen outreach, needs assessment, and market analysis, the City developed a set of goals and strategies to make the best use of its limited resources to address its most pressing affordable housing, community development, and homeless problems. The City developed four broad goals to meet its most pressing needs

(1) Provide for Owner-Occupied Rehab

The City estimates it will assist approximately 40 units through the CDBG Minor Rehab program.

(2) Increase Affordable Housing Opportunities

Under this goal, the City estimates it will subsidize the development of up to 5 affordable units, provide financial assistance to eligible homebuyers, and provide homebuyer education services.

(3) Address Slum and Blight

The City will fund three initiatives to address and eliminate blighted conditions within the City. First, the City will support code enforcement efforts to identify and cite blighted properties with a goal of providing enforcement at approximately 375 properties. The City will provide funding for the demolition and clearance of an estimated 50 blighted structures. Finally, if necessary, the City will work with property owners to address clouded title issues as part of any acquisition efforts under its programs.

(4) Provide Emergency Assistance

In response to the COVID-19 crisis, the City will assist an estimated 500 households with emergency assistance, which may include utility or rental payments, for up to 90 days.

3. Evaluation of past performance

In recent years, the City has focused the use of its CDBG funds on minor repair, code enforcement, and clearance. A summary of each program is provided below:

- Demolition and clearance of blighted properties is often identified as their highest priority by neighborhood residents. The City averages 10 demolitions per year. While the demolition of the blighted structures improves the neighborhood, the next step would be to identify a re-use of the property. Unfortunately, the City has had a difficult time in the past in acquiring “heir properties” where more than one party has an interest in the property.
- The CDBG Minor Repair program provided up to \$5,000 of rehabilitation to homeowners to address deferred maintenance to help owners maintain independent living. Some properties may qualify for up to \$15,000 of roof repairs under this program. This program was a result of the previous Senior Minor Repair Program and the Weatherization Programs in effect to better to respond to applicants needs and marketing efforts.

Since 1992, the City has used HOME funds to assist with the development of 123 rental units and 34 homebuyer units, and rehabilitated 420 units of owner-occupied housing. In recent years, the City’s HOME allocation has been drastically reduced to a point where the City has only been able to fund rehabilitation projects during a project per year. The City is in the process of expanding this program to address rehabilitation for structures in need of greater assistance in order to comply with local and state building codes.

4. Summary of citizen participation process and consultation process

CITIZEN PARTICIPATION

The City will focus the use of its funds in its five designated target neighborhoods. As such, the City held neighborhood meetings in the target areas to discuss potential uses of funds, recent accomplishments, current priority needs, and how to best use future allocations. The target areas include North Alexandria, Central Business District, Samtown/Woodside, Lower Third, and South Alexandria.

The City also convened a Citizen Advisory Group. The group members include residents from each target area as well a representative for different advocacy groups, including Elderly and Disabled, Youth, persons with HIV/AIDS, Mentally Disabled, and Homeless.

The City follows its Citizen Participation Plan (CPP) for all community outreach. The CPP has been amended 2020 in accordance with HUD-provided guidance and is attached to this Consolidated Plan.

The City conducted a public hearing on June 11, 2020 to collect community input. Before the public hearing, the City published the proposed plan for citizen comment from May 15, 2020 to June 15, 2020 at 4:30 pm.

A summary of all comments and feedback received through the public participation process is included as an attachment to the plan.

CONSULTATION

To assess the different needs within the community and in an effort to reach out and better coordinate with other service providers in the area, the City conducted a number of consultations with local non-profits, assisted housing providers, and other governmental agencies and departments. For a complete list of organizations contacted, please refer to section PR-10 Consultation.

5. Summary of public comments

A summary of all comments and feedback received through the public participation process is included as an attachment to the plan.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments and feedback were accepted and considered when developing the plan.

7. Summary

To develop this Consolidated Plan, the City analyzed the level of need through citizen outreach, consultations with service providers, and a review of needs-related data and the local market. The results of the needs assessment indicate the needs of the community have not significantly changed from the last five year plan. The most pressing needs continue to be a large number of blighted properties and substandard condition of housing, especially within the neighborhoods identified as

CDBG target areas. As such, the resources available to the City through the programs covered by this plan, including the Community Development Block Grant (CDBG) and the HOME Investment Partnerships Grant (HOME), will focus on the elimination of blighted properties, increase affordable housing opportunities and the improvement of the condition of existing housing stock. The City will also work to better serve its homeless populations and non-homeless populations with special needs. CDBG-CV funds will be targeted to assist households with emergency utility or rent payment needs for up to 90 days.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	ALEXANDRIA	Community Development
HOME Administrator	ALEXANDRIA	Community Development

Table 1 – Responsible Agencies

Narrative

The City of Alexandria is the lead agency for this Consolidated Plan. Specifically, the Community Development Department administers the Consolidated Plan and all of its funded programs on behalf of the City. Some programs are administered directly by the City. For others, the Community Development Department relies on a number of partners, including non-profit organizations, contractors, and other public agencies to undertake the projects.

Consolidated Plan Public Contact Information

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PR-10 Consultation – 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)

1. Introduction

When developing the plan, the City reached out to local service providers and other government agencies to gather information on housing, homeless, and community development needs and to determine how the available federal resources should best be used to meet the City's priority needs. At this time, the City also sought to build better working relationships with service providers in the spirit of increasing coordination between the City's efforts and those of the service providers. This section summarizes the consultation efforts made by the City and details specific information required by HUD in regard to coordination on homeless efforts.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The City reached out to public and assisted housing and service providers as part of the consultation process. The main purpose of the consultation process was to collect input from area stakeholders in terms of community needs and priorities. However, the City used the opportunity to better understand the nature and scope of services provided by the agencies and looked for new ways to partner. The City will continue to work with the Continuum of Care, local churches, and nonprofits to address community needs.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The City met with the Executive Director and members of the Central Louisiana Homeless Coalition, the lead member of the Continuum of Care, to determine priority homeless needs and discuss potential strategies for meeting those needs. The City participates in the Coalition on a regular basis.

Further, the Volunteers of America of North Louisiana, a continuum of care member, is addressing homeless persons and those at risk of homelessness through street outreach efforts and permanent housing options. For individuals with a diagnosed mental illness, there are one-time assistance opportunities for rent and/or utilities. Permanent Supportive Housing options are available for up to 15 individuals deemed chronically homeless with a diagnosed mental illness. For families with children, those fleeing domestic violence, and Veterans, there are Rapid Rehousing opportunities for financial assistance with rent and utilities as well as in-home case management services for up to 2 years per individual. Lastly, Volunteers of America has housing financial assistance for up to 6 months for ex-offenders being released from jail/prison into Rapides Parish.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

Members of the Continuum of Care work independently and collectively to address community needs.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Housing First
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
2	Agency/Group/Organization	Alexandria Housing Authority
	Agency/Group/Organization Type	Housing PHA Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
3	Agency/Group/Organization	Cenla Housing Alliance
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
4	Agency/Group/Organization	Central Louisiana Coalition to End Homelessness
	Agency/Group/Organization Type	Housing Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services - Victims Regional organization Planning organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting. Agency also participates in the Citizen Advisory Committee on behalf of homeless service agencies.
5	Agency/Group/Organization	Enterprise Community Partners
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
6	Agency/Group/Organization	Community Change
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
7	Agency/Group/Organization	Habitat for Humanity
	Agency/Group/Organization Type	Housing Services – Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.

8	Agency/Group/Organization	LOUISIANA
	Agency/Group/Organization Type	Housing Service-Fair Housing Health Agency Child Welfare Agency Other government - State
	What section of the Plan was addressed by Consultation?	Lead-based Paint Strategy Fair Housing
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted with Childhood Lead Poisoning Prevention Program (LACLPPP) regarding lead paint data.
9	Agency/Group/Organization	Acadiana Regional Coalition on Homelessness and Housing
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
10	Agency/Group/Organization	Greater New Orleans Housing Alliance
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
11	Agency/Group/Organization	City of Monroe

	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
12	Agency/Group/Organization	Calcasieu Parish Housing
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
13	Agency/Group/Organization	Calcasieu Parish Human Services
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
14	Agency/Group/Organization	First Federal Bank of Louisiana
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
15	Agency/Group/Organization	City of Alexandria
	Agency/Group/Organization Type	Other government - Local Grantee Department
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted with a number of City departments, including zoning, community development, and Mayor's office staff.
16	Agency/Group/Organization	Greater Alexandria Economic Development Authority
	Agency/Group/Organization Type	Services-Employment
	What section of the Plan was addressed by Consultation?	Economic Development Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency consulted via phone and email.
17	Agency/Group/Organization	Coldwell Banker
	Agency/Group/Organization Type	Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
18	Agency/Group/Organization	Key Realty
	Agency/Group/Organization Type	Housing Service-Fair Housing

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
19	Agency/Group/Organization	Latter & Blum
	Agency/Group/Organization Type	Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
20	Agency/Group/Organization	Ritchie Real Estate
	Agency/Group/Organization Type	Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
21	Agency/Group/Organization	Noles-Frye Realty
	Agency/Group/Organization Type	Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
22	Agency/Group/Organization	Volunteers of America - North LA
	Agency/Group/Organization Type	Services-Veterans

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Participated via the focus group meetings.
23	Agency/Group/Organization	CENLA AREA AGENCY ON AGING
	Agency/Group/Organization Type	Housing Services-Elderly Persons Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Participated via Citizen Advisory Committee on behalf of elderly and handicapped advocacy and service organizations.
24	Agency/Group/Organization	Caring Choice (CLHSD)
	Agency/Group/Organization Type	Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted via phone interview.

25	Agency/Group/Organization	Children's Advocacy Center
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Families with children Non-Homeless Special Needs Service- Children
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted via phone interview.
26	Agency/Group/Organization	Hope House
	Agency/Group/Organization Type	Services-Homelessness
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Citizen Advisory Meeting
27	Agency/Group/Organization	The Extra Mile
	Agency/Group/Organization Type	Services-Homelessness

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Citizen Advisory Meeting
28	Agency/Group/Organization	CENLA Community Action Committee
	Agency/Group/Organization Type	Services-Employment
	What section of the Plan was addressed by Consultation?	Economic Development Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Citizen Advisory Meeting.
29	Agency/Group/Organization	Bordelon Properties
	Agency/Group/Organization Type	Services- Housing Services- Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Needs Assessment Fair Housing
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
30	Agency/Group/Organization	Beachbound Properties
	Agency/Group/Organization Type	Services- Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Fair Housing
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.

31	Agency/Group/Organization	Trotter Properties
	Agency/Group/Organization Type	Services- Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Fair Housing
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
32	Agency/Group/Organization	Spurgeon Law Firm
	Agency/Group/Organization Type	Services- Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Fair Housing
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Attended focus group meeting.
33	Agency/Group/Organization	United Way of Greater Louisiana
	Agency/Group/Organization Type	Services- Children Services- Families
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Families with children Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted via phone interview.

Identify any Agency Types not consulted and provide rationale for not consulting

Agencies were consulted in all areas of the Plan.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Central Louisiana Homeless Coalition	The Continuum of Care goals, strategies, and policies are adopted by the City as it relates to the Strategic Plan homeless goals.
2009 Revitalization Master Plan with Addendum	City of Alexandria	In the 2009 Revitalization Master Plan, as amended in 2020, the City identified a number of neighborhoods in need of revitalization. The proposed actions called for removal of blighted properties, reclamation of vacant and abandoned properties, and the development of new housing. The goals and strategies of this Strategic Plan continue to address the same issues identified in the 2009 Revitalization Master Plan.
2014 ThinkAlex Resiliency Plan	City of Alexandria	In 2014, the city completed a community planning effort that included transportation, land use, housing, zoning, and a revision of the municipal development code. The goals of this Strategic Plan will be guided and influenced by the findings and recommendations of the ThinkAlex plan.
2014 Comprehensive Economic Development Strategy	Kisatchie Delta Planning Development District	This plan used as a source of data used to determine priorities and needs related to economic development.
2019 Strategies for Addressing Vacant, Abandoned and Deteriorated Properties in COA	Center for Community Progress	Series of onsite investigation and data analysis to help the City revise existing policies to better made blight and the tax adjudication process.

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

The City consulted with Rapides Parish, the City of Monroe, and Calcasieu Parish in the development of this Consolidated Plan.

Narrative (optional):

PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

As part of the planning process, the City conducted a number of public meetings and hearings in order to gauge the needs of the community, especially those of residents within the identified target area described in SP-10.

In addition to the public meetings, the City also convened a Citizen's Advisory Committee. The citizen advisory committee meetings are published in the legal section of the official journal for the City. All meetings are held in accessible locations. The committee includes two representatives from the targeted, plus one representative for each of the five following constituencies: Elderly/Handicapped, Youth, Persons with HIV/AIDS, Mentally Disabled, and Homeless. No comments were received.

The City also conducted a public hearing on June 11, 2020 to collect public input on the draft Consolidated Plan. Before the public hearing, the City published a notice stating the plan was available for review and a thirty day comment period. The City also conducted a public hearing on June 23, 2020 to present the plan to the City Council for adoption via Resolution #56-2020.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	30-Day Public Comment	Non-targeted/broad community	The draft plan was made available for public comment for 30 days from May 15 through June 15, 2020.	No comments were received.	All comments were accepted.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Non-targeted/broad community	A public hearing was held on June 11, 2020 to gather comments from the public.	Comments were received on community needs	All comments were accepted.	
3	Public Hearing	Targeted Outreach	Citizen Advisory meetings were held to collect targeted stakeholder input.	Comments were received on community needs	All comments were accepted.	
4	Public Hearing	Targeted Outreach	Four community focus groups were held on the topics of affordable housing, services, landlord relations, and the real estate market between March 4 and 6, 2020.	Affordable housing that is decent and safe is top of mind for many of the participants across all of the focus groups. Substandard rental properties, vacant lots, dilapidated structures was a common theme	All comments were accepted.	
5	Public Hearing	Non-targeted / broad outreach	A public hearing was held on June 23, 2020 for comments and adoption of the plan by City Council.	Comments were received on community needs	All comments were accepted and Resolution 56-2020 was adopted.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
6	Community Online Survey	Non-targeted outreach/broad community	An online community survey was open from February 10 to March 10, 2020. The survey was available in English and Spanish.	A total of fifty-four (54) responses were received. The survey explored issues related to housing choice, barriers and challenges facing respondents related to housing, and explored the ways in which people had experienced discrimination. The priority challenge for those responding to the survey was the cost of housing at 69%. The physical condition of their neighborhoods and the crime that often comes with abandoned buildings was also something that was of concern for over half of respondents (58%).	All comments were accepted.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
7	Stakeholder Interviews	Targeted outreach	The City contacted ten stakeholders for their local perspective on issues address in the Consolidated Plan.	The interviews explored issues related to housing, public services, economic development, infrastructure, community revitalization, fair housing, and fair housing housing choice.	All comments were accepted.	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

In order to ensure the most efficient and effective use of resources the City of Alexandria must first assess the needs of the community. In this section, the City's various demographic and economic indicators will be described and analyzed to provide the foundation needed for grant management.

Developing a picture of the current needs in the City begins by looking at broad trends in population, income, and household demographics. Once that data has been gathered, they can be examined with a more nuanced analysis of variables, such as how family and household dynamics relate to race and housing problems.

A key goal of the Needs Assessment section is to identify the nature and prevalence of housing problems experienced by the City's residents. Per HUD's definition, there are four housing problems that are assessed:

- Cost-Burden, which is defined as households who spend 30% or more of their income on housing costs
- Lack of Complete Plumbing
- Lack of Complete Kitchen Facilities
- Overcrowding

In addition to the demographics analyzed, this section also looks at factors that impact or are impacted by the housing market. The City's public housing needs of those facing homelessness, and non-homeless special needs are also discussed. Finally, non-housing development needs like public services and infrastructure are also analyzed to assist in determining where resources should be allocated.

Whenever possible, each of these issues is juxtaposed with economic and demographic indicators to determine if certain groups carry a disproportionate burden. Understanding the magnitude and prevalence of these issues in the City of Alexandria is crucial to setting evidence-based priorities for entitlement programs.

Data Note: Many fields in this document are populated automatically by the IDIS system. In order to provide the most accurate and up-to-date analysis, additional data sources are often used.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

The housing needs of a community are, like all items in the market economy, a product of supply and demand. However, determining the factors that impact supply and demand is much more complicated than building one house for one household. Changes in population, household size, availability of rental housing, income, and the condition of a property all work to shift the community's housing needs.

Demographics	Base Year: 2000	Most Recent Year: 2017	% Change
Population	46,342	47,954	3%
Households	17,856	17,983	1%
Median Income	\$26,097.00	\$36,997.00	42%

Table 5 - Housing Needs Assessment Demographics

Alternate Data Source Name:

2000 Census, 2013-2017 ACS

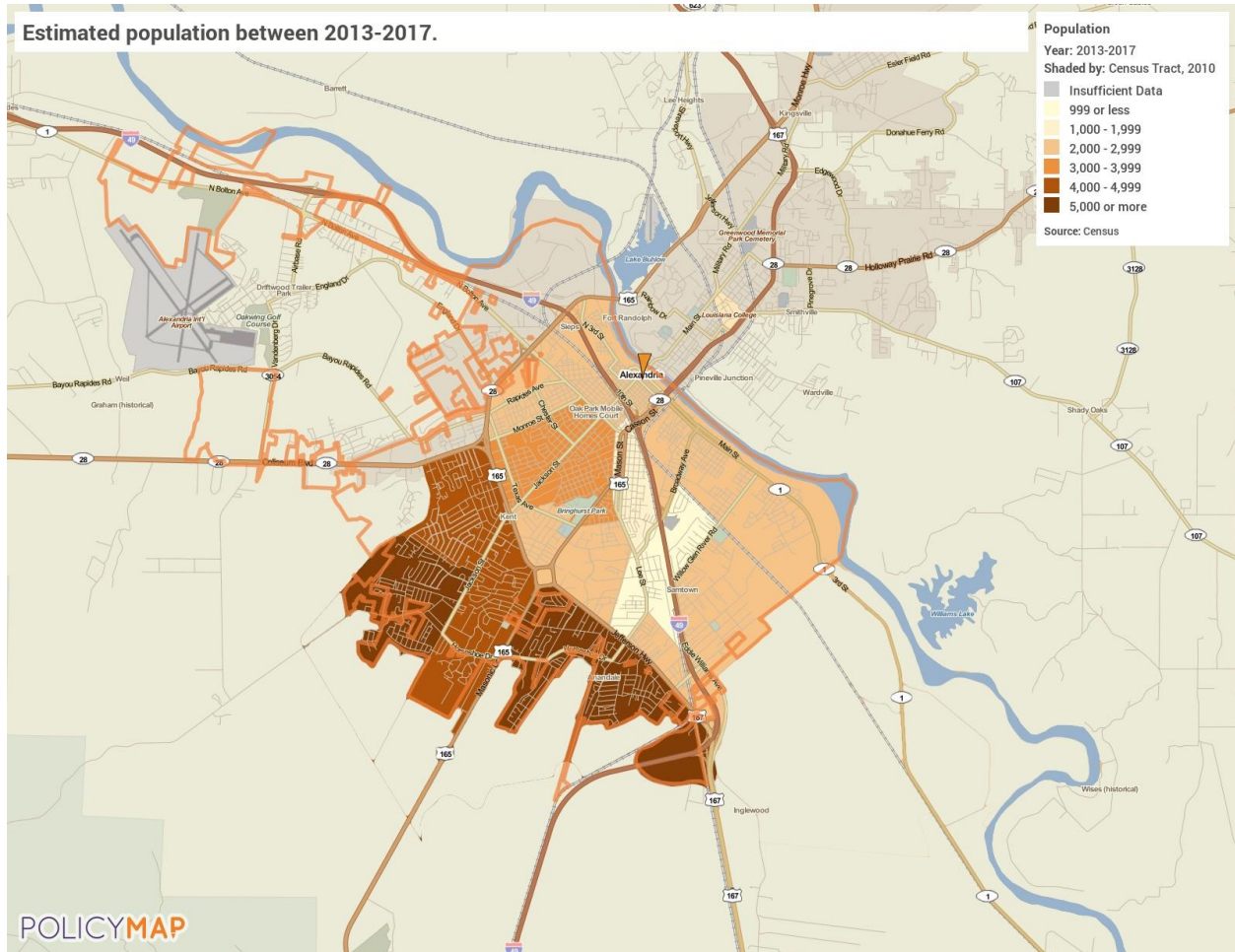
Data Source Comments:

Since 2000, the population of Alexandria has grown slightly. In nearly two decades it has grown by approximately 1,500 people, which represents approximately 3.5% growth. The number of households has grown by less than 150, or 0.7%. This points to an increasing average household size in the City.

Residents have a 41.8% higher median household income than they did in 2000. Unfortunately, due to inflation residents actually have less buying power. In 2000, the median household income of \$26,097 had a buying power of \$37,544 in 2017 dollars. Financially, residents are, on average, worse off now than they were, which can lead to increases in poverty and substandard living.

Population

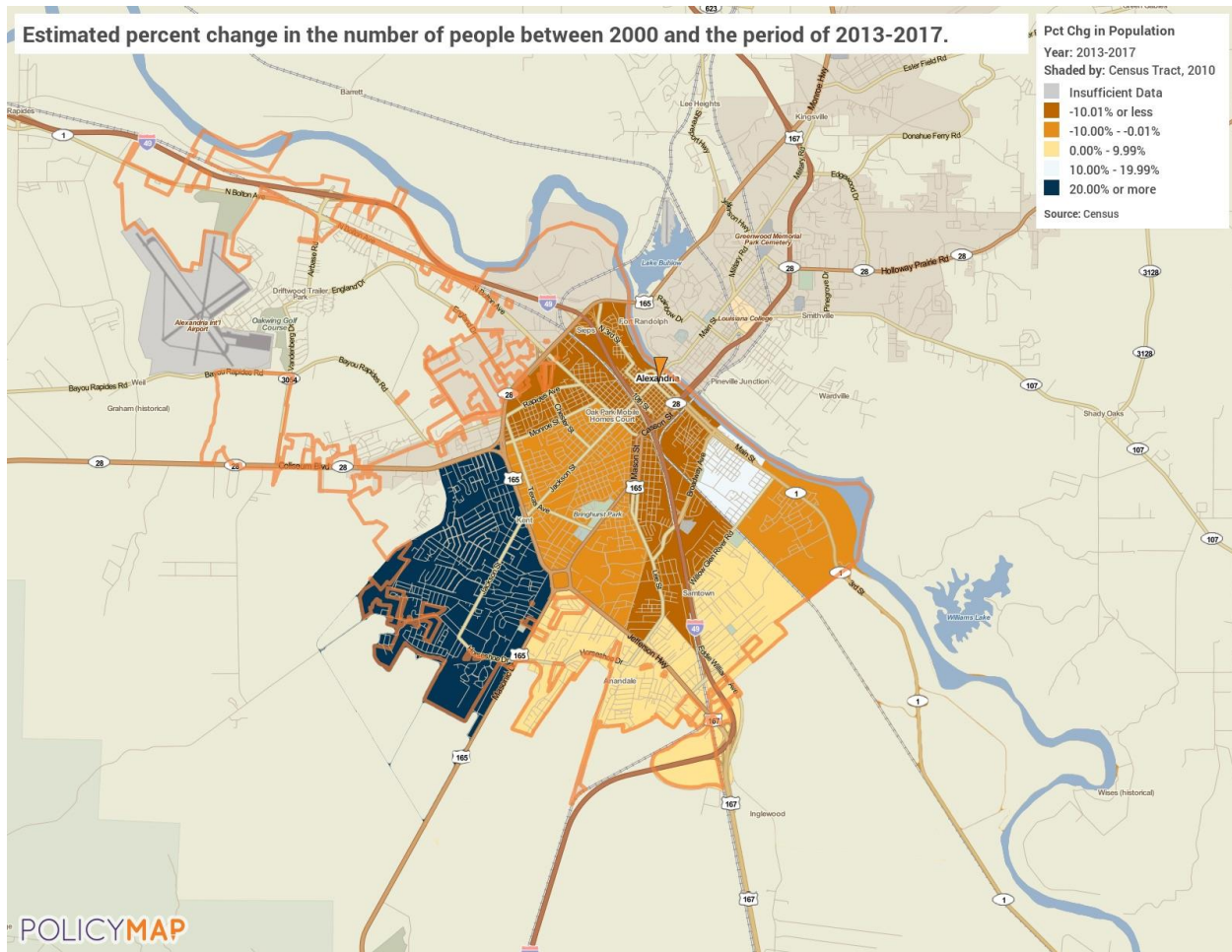
The following map displays the population density throughout the City. Overall, there appears to be a concentration of residents in the southwest tracts of the City. These tracts have 4,000 or more people. Every ten years the US Census Bureau redraws the census tract boundaries with the intention of putting approximately 4,000 people in each tract. The high and low tracts may represent population shifts since 2000.



Population

Change in Population

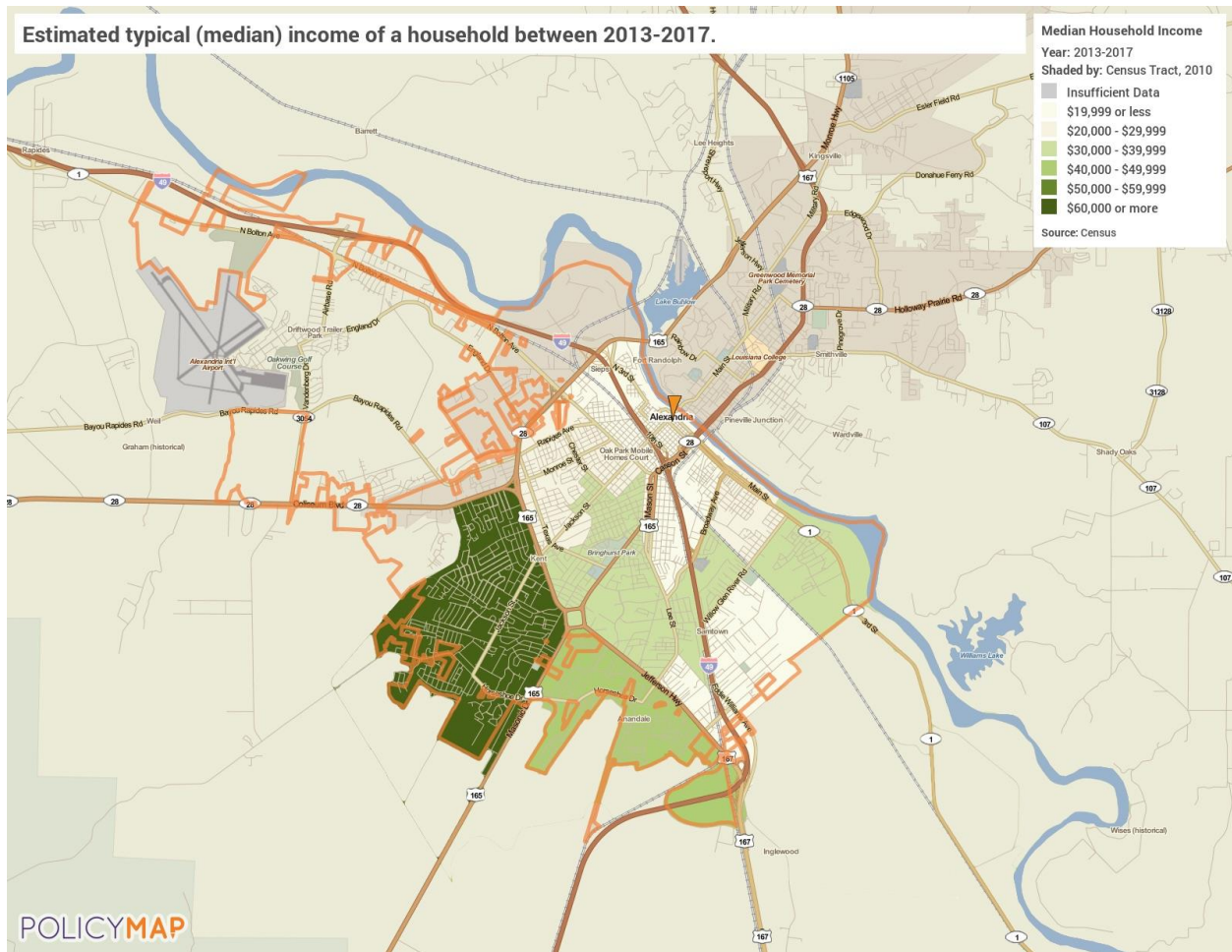
As noted above, the City's population grew by approximately 3.5% since 2000. That growth was not uniform throughout the City. Nearly all the City's growth happened in one area, the southwestern tracts, where the population grew by over 20%.



Change in Population

Median Household Income

In the City of Alexandria, a household's income appears to be linked to where that person lives. Tracts in the southwestern part of the City have a significantly higher median household income than those in other parts. These tracts have an MHI is \$60,000 or more and are the same areas that saw the most significant population growth since 2000. These high-income tracts are geographically close to low-income tracts where the MHI is less than \$30,000.

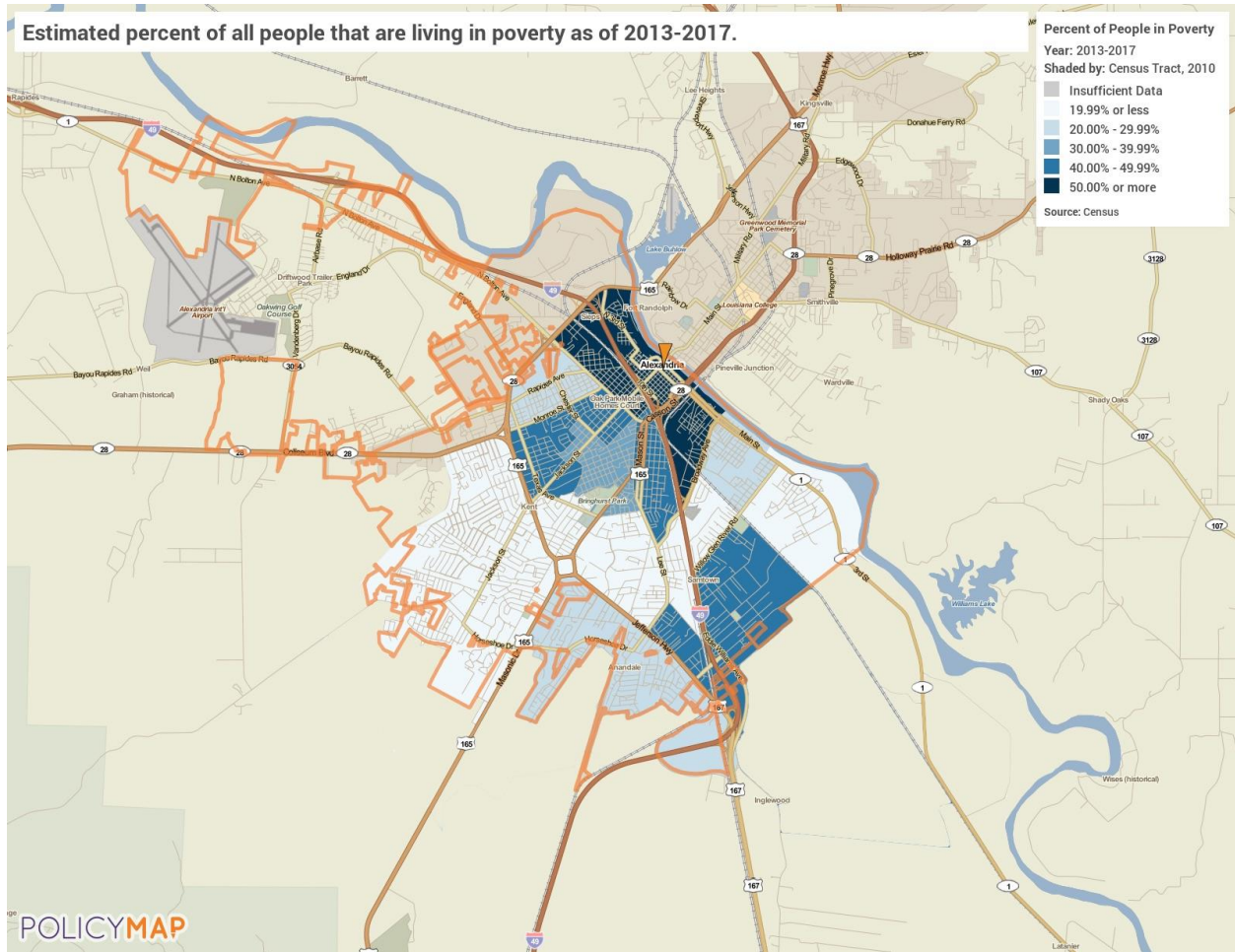


Median Household Income

Poverty

Unsurprisingly, the following map shows that many of the areas with high poverty are also those that were identified above as having a low median household income. The poverty rate in several lower MHI tracts is over 50%, which is significantly higher than the northern tracts where the poverty rate is less than 20%.

Demo



Poverty Rate

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	2,200	2,755	2,615	1,207	5,255
Small Family Households	770	930	645	490	950
Large Family Households	130	300	205	39	630
Household contains at least one person 62-74 years of age	480	670	700	235	1,695
Household contains at least one person age 75 or older	325	405	585	249	980
Households with one or more children 6 years old or younger	495	450	480	194	1,000

Table 6 - Total Households Table

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	105	0	20	45	170	4	0	4	4	12
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	60	20	20	0	100	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	30	40	40	0	110	0	50	25	0	75
Housing cost burden greater than 50% of income (and none of the above problems)	1,040	870	120	20	2,050	340	250	175	15	780
Housing cost burden greater than 30% of income (and none of the above problems)	225	565	865	305	1,960	95	185	335	80	695
Zero/negative Income (and none of the above problems)	320	0	0	0	320	115	0	0	0	115

Table 7 – Housing Problems Table

Alternate Data Source Name:

2012-2016 CHAS

Data Source

Comments:

Housing Needs Summary

The table above gives an overview of housing problems in the City. Using 2016 CHAS data, it provides the numbers of households experiencing each category of housing problem, broken down by income ranges (up to 100% AMI), and owner/renter status.

Cost burden is clearly the biggest housing problem in Alexandria in terms of sheer numbers – a common trend in many communities across the state and nation today. According to the above data there were over 4,000 renters and 1,400 homeowners in the 0% to 100% AMI range spending more than 30% of their income on housing costs (100% AMI is the area median income).

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	1,105	895	195	65	2,260	345	305	200	20	870
Having none of four housing problems	500	890	1,515	865	3,770	280	675	1,240	735	2,930
Household has negative income, but none of the other housing problems	320	0	0	0	320	115	0	0	0	115

Table 8 – Housing Problems 2

Alternate Data Source Name:

2012-2016 CHAS

Data Source

Comments:

Severe Housing Problems

The above table shows households with at least one severe housing problem broken out by income and occupancy. The trend in the data is simply the lower the income in a household, the greater presence of severe housing problems.

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	535	685	260	1,480	129	124	220	473
Large Related	110	185	85	380	0	55	10	65
Elderly	50	70	85	205	15	75	75	165
Other	375	260	380	1,015	100	14	70	184
Total need by income	1,070	1,200	810	3,080	244	268	375	887

Table 9 – Cost Burden > 30%

Alternate Data Source Name:

2012-2016 CHAS

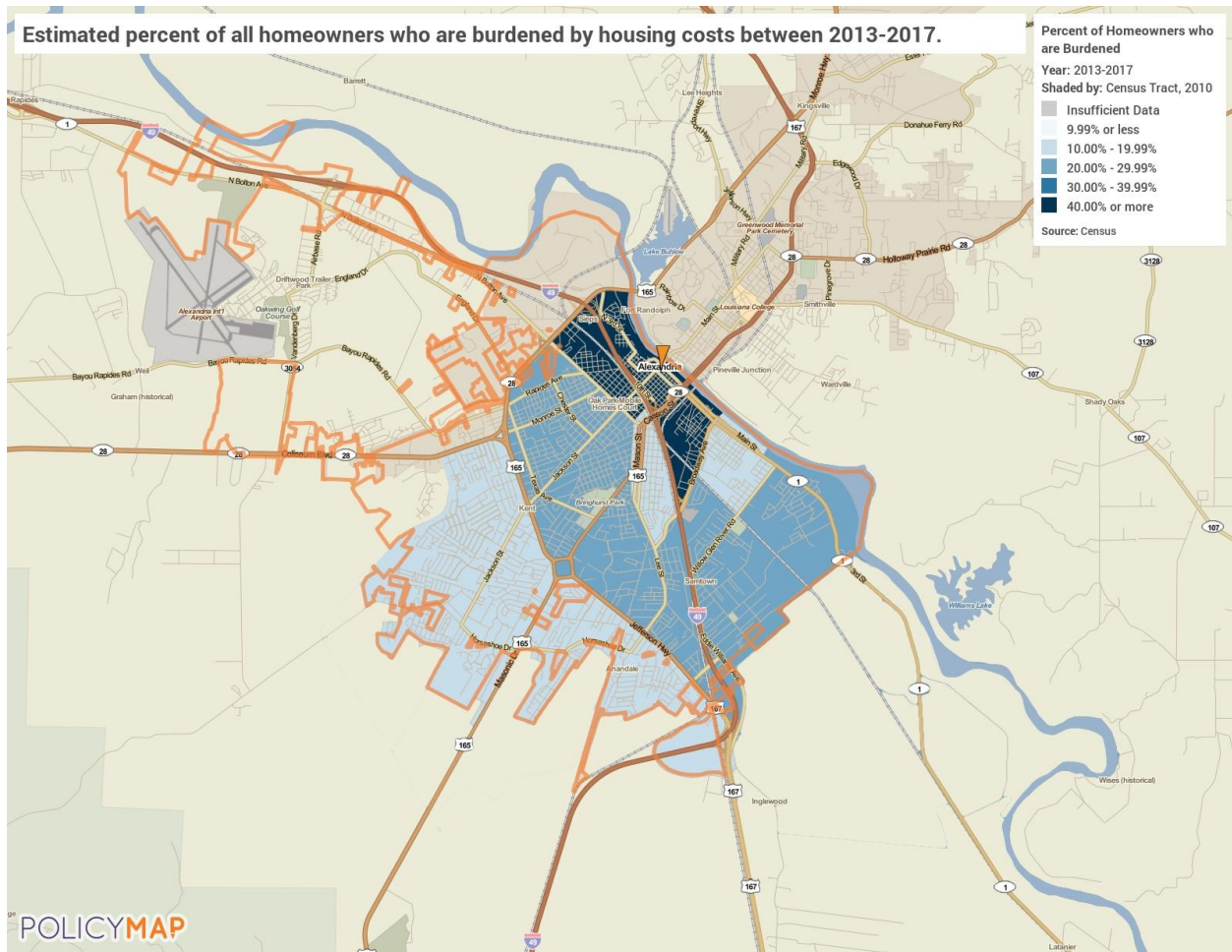
Data Source

Comments:

Housing Cost-Burdened

The table above displays 2016 CHAS data on cost-burdened households in the Alexandria for the 0% to 80% AMI cohorts.

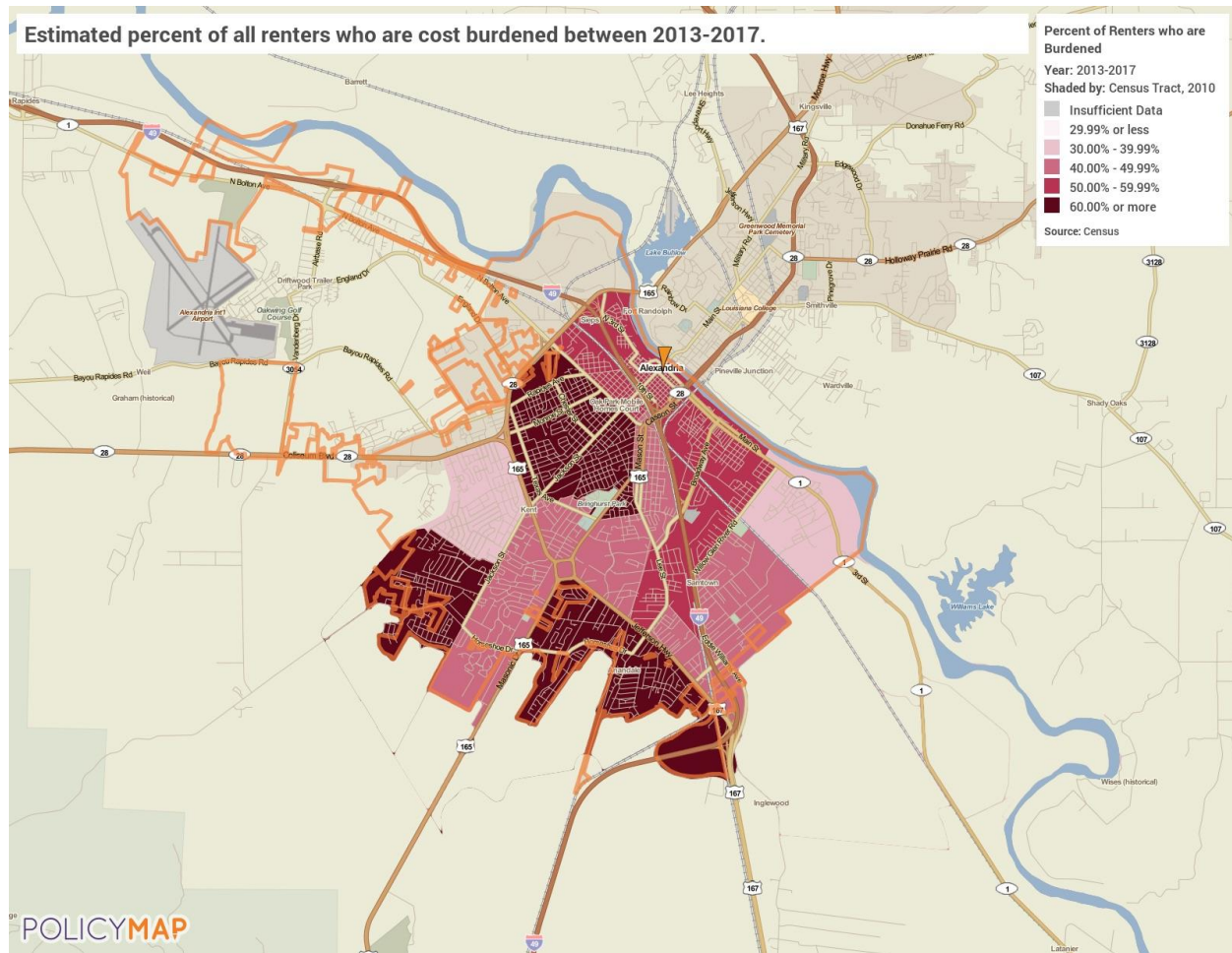
The maps and data above showed that income and poverty appear to be closely tied to geography, which includes clear concentrations in certain areas. There is a similar pattern for cost burdened homeowners. Tracts with high homeowner cost burden rates (40% or more) are in the northern tracts of the City.



Cost-Burdened Homeowner

Cost-Burdened Renter

Cost burdened renters are found throughout the City. Areas with a concentration are found distributed more than cost burdened renters. Several tracts have a high renter cost burden rate with over 60% while very few have less than 40%.



Cost-Burdened Renter

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	510	490	10	1,010	125	120	60	305
Large Related	110	90	0	200	0	10	0	10
Elderly	35	50	0	85	15	20	20	55
Other	255	115	60	430	75	4	15	94
Total need by income	910	745	70	1,725	215	154	95	464

Table 10 – Cost Burden > 50%

Alternate Data Source Name:

2012-2016 CHAS

Data Source

Comments:

Severe Cost Burden

The data presented above show the severe cost burden in the City, which is defined as paying more than 50% of household income on housing costs. While it is less likely that a household would be severely cost burdened, there are still a significant number of residents who pay over half their income to housing costs alone.

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	60	60	60	0	180	0	50	35	0	85
Multiple, unrelated family households	30	0	0	0	30	0	0	0	0	0
Other, non-family households	0	0	0	0	0	0	0	0	0	0
Total need by income	90	60	60	0	210	0	50	35	0	85

Table 11 – Crowding Information – 1/2

Alternate Data Source Name:

2012-2016 CHAS

Data Source

Comments:

Overcrowding

HUD defines an overcrowded household as one having from 1.01 to 1.50 occupants per room and a severely overcrowded household as one with more than 1.50 occupants per room. This type of condition is rare but can be seen in both renter and homeowner households. There are approximately 238 renters and 220 owner-occupied households, mostly single-family households, that are overcrowded.

Describe the number and type of single person households in need of housing assistance.

According to the 2013-2017 ACS 5 Year Estimates, 33.9% of occupied housing units in Alexandria are single person households. This equates to approximately 6,100 households. Renters are more likely to be single-person households than homeowners. Approximately 39.1% of renters live alone and 29.0% of

homeowners live alone. Residents in this group, who are most at risk of needing housing assistance, are elderly residents. Elderly residents are often on a fixed income and any increase in housing costs puts them at risk of becoming cost burdened or severely cost burdened. In Alexandria, there are approximately 2,425 residents that are 65 years old or older and live alone.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

Disability

As noted above, based on ACS 2013-2017 data, it is estimated that 7,881 people, or 17%, in Alexandria have a disability. Unsurprisingly, age is closely related to the presence of a disability. Over 55% of residents over the age of 75 report dealing with a disability while only 18.9% of residents aged 35-64 years old do. It is likely that all or nearly all of the approximately 3,200 residents over the age of 65 with a disability need housing assistance.

Victims of Violent Crime

It is incredibly difficult to accurately estimate the needs of victims of domestic violence, dating violence, sexual assault, and stalking. These crimes are significantly underreported, particularly when the victim is in a relationship with or related to the offender. These unknowns are why it is imperative for there to be a robust support structure for those that may need assistance.

According to the FBI Uniform Crime Report of 2018, there were a number of crimes reported that may involve residents in need of housing support. Specifically, there were 17 rapes and 528 aggravated assaults reported. Data gathered by the FBI found that over 58% of violent crimes occurred in a home. The City of Alexandria reported 685 violent crimes in 2018, for a violent crime rate of 1,450 per 100,000. That amounts to 1.5% of the population that may need assistance due to being victims of violent crime.

What are the most common housing problems?

Housing Cost Burden is the most common housing problem throughout the City of Alexandria. According to the 2013-2017 American Community Survey 5-Year Estimates, there are 6,505 households that are cost burdened in the City, representing 38.2% of the households. This issue is more prevalent among renters than homeowners with 59.9% of renters cost burdened. Additionally, 47% of all renters pay over 35% of their income to housing costs. By comparison, only 10.4% of homeowners without a mortgage and 27.6% of homeowners without a mortgage are cost burdened.

The other three housing problems are significantly less common. Only 2.5% of households are overcrowded, less than 0.5% lack complete plumbing and less than 2% lack completed kitchen facilities.

Are any populations/household types more affected than others by these problems?

Renters are much more likely to be affected by housing problems than homeowners, particularly cost burden.

The relationship between race, ethnicity, and low-income households with housing problems is discussed later in this document in section MA-50.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

Nearly sixty percent of the renters in City have rental obligations that consume more than 30% of their household income. This presents an unreasonably large burden on such households; one for which increasing income is the most likely cure. Rents will continue to raise across the country, including Alexandria. Homelessness prevention programs, that assist at-risk renters before they reach an unresolvable impasse with their landlords, needs sufficient support.

According to a study funded by the twelve United Way organizations in Louisiana, "ALICE: Asset Limited, Income Constrained and Employed," 19% of the households in Rapides Parish had incomes at or below the poverty level, but another 28 percent reported incomes above poverty but below the ALICE threshold. For the city of Alexandria, a total of 17,837 households – 55 percent – fell below the ALICE and poverty thresholds.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

There is no data for at-risk populations available at this time.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

The factors that contribute to an increased risk of homelessness are as varied as the populations served by the programs available to address them. Lack of sufficient income or the employment stability needed to generate adequate income is a key element. Health issues (both mental and physical) and the lack of education or having job skills that aren't valued or needed by employers can heavily influence the amount of income available to pay for a family's housing. Substance abuse, criminal background, prior evictions, high levels of debt and the loss of benefits (such as housing vouchers or Temporary Assistance for Needy Families (TANF)) can adversely impact the stability of a family's housing

situation. Incidences of domestic violence or human trafficking can also greatly diminish one's ability to afford housing, especially when children are involved.

Discussion

N/A

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

This section compares the existence of housing problems amongst racial groups against that of the jurisdiction as a whole in an effort to determine if any group(s) share a disproportionate burden of the area's housing problems. For this section, the definition of disproportionately greater need from "Using IDIS to Prepare the Consolidated Plan, Annual Action Plan and CAPER/PER" published May 2018 is used. It states "A disproportionately greater need exists within the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole.

The following series of tables looks at the existence of housing problems amongst different racial and ethnic groups across the 0%-30%, 30%-50%, 50%-80%, and 80%-100% AMI cohorts.

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,734	495	408
White	300	130	65
Black / African American	1,365	365	335
Asian	55	0	8
American Indian, Alaska Native	4	0	0
Pacific Islander	0	0	0
Hispanic	10	0	0

Table 12 - Disproportionally Greater Need 0 - 30% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,870	1,225	0
White	260	150	0
Black / African American	1,555	350	0
Asian	55	355	0
American Indian, Alaska Native	0	25	0
Pacific Islander	0	0	0
Hispanic	0	10	0

Table 13 - Disproportionally Greater Need 30 - 50% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,505	1,574	0
White	560	550	0
Black / African American	920	960	0
Asian	10	20	0
American Indian, Alaska Native	15	4	0
Pacific Islander	0	0	0
Hispanic	0	40	0

Table 14 - Disproportionally Greater Need 50 - 80% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	420	1,259	0
White	140	535	0
Black / African American	210	720	0
Asian	70	0	0
American Indian, Alaska Native	0	4	0
Pacific Islander	0	0	0
Hispanic	0	0	0

Table 15 - Disproportionally Greater Need 80 - 100% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Discussion*Extremely Low-Income Households*

Residents of the City of Alexandria who earn 30% HUD Area Median Family Income (HAMFI) or less are considered extremely low income. Housing problems for this demographic are incredibly common. Citywide, approximately 65.8% of all extremely low-income households have at least one housing problem, the most common being cost burden.

According to the available data, there are two racial groups that disproportionately have a housing problem. One hundred percent of American Indian or Alaska Native households and 87.3% of Asian households have a housing problem. However, both these populations are relatively small. There are only four American Indian or Alaska Native households and 55 Asian households.

Very Low-Income Households

A household that earns between 30% and 50% HAMFI is classified as very low income. Housing problems are slightly less common for this group than extremely low-income households with 60.4% of the population with a problem.

For this population, there is one group that presents a disproportionate housing problem. Over 81% of Black or African American households have a housing problem, nearly 20% higher than the Citywide rate.

Low Income Households

Housing problems are significantly less common in households that earn between 50% and 80% HAMFI. Citywide, nearly 50% of households in this group have a housing problem. There is one racial group that is disproportionately affected by housing problems. Nearly 80% of American Indian or Alaska Native households in this group have a housing problem. Again, this group is relatively small with only 19 households.

Moderate Income Households

Housing problem rates decline further for this group with only 25% of households who earn 80% to 100% HAMFI having a housing problem. One group, Asian households, is disproportionately impacted by housing problems in this group. According to the available data, 100% of the Asian households in this group have a housing problem. This includes 4 total households.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

This section compares the existence of severe housing problems amongst racial groups against that of the jurisdiction as a whole in an effort to determine if any group(s) share a disproportionate burden of the area's housing problems.

For this section, the definition of disproportionately greater need from "Using IDIS to Prepare the Consolidated Plan, Annual Action Plan and CAPER/PER" published May 2018 is used. It states "A disproportionately greater need exists within the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole.

The following series of tables looks at the existence of housing problems amongst different racial and ethnic groups across the 0%-30%, 30%-50%, 50%-80%, and 80%-100% AMI cohorts.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,449	775	408
White	250	170	65
Black / African American	1,130	605	335
Asian	55	0	8
American Indian, Alaska Native	4	0	0
Pacific Islander	0	0	0
Hispanic	10	0	0

Table 16 – Severe Housing Problems 0 - 30% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,195	1,555	0
White	185	235	0
Black / African American	955	1,295	0
Asian	55	0	0
American Indian, Alaska Native	0	15	0
Pacific Islander	0	0	0
Hispanic	0	10	0

Table 17 – Severe Housing Problems 30 - 50% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	340	2,744	0
White	105	1,010	0
Black / African American	220	1,660	0
Asian	0	30	0
American Indian, Alaska Native	15	4	0
Pacific Islander	0	0	0
Hispanic	0	40	0

Table 18 – Severe Housing Problems 50 - 80% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	80	1,599	0
White	70	605	0
Black / African American	10	920	0
Asian	0	70	0
American Indian, Alaska Native	0	4	0
Pacific Islander	0	0	0
Hispanic	0	0	0

Table 19 – Severe Housing Problems 80 - 100% AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion*Extremely Low-Income Households*

Residents of the City of Alexandria who earn 30% HAMFI or less are considered extremely low income. Severe housing problems for this demographic are common Citywide, approximately 55.1% of all extremely low-income households have at least one severe housing problem, the most common being cost burden.

Similar to the previous section that analyzed housing problems, there are two racial groups in this income group that are disproportionately impacted by severe housing problems. One hundred percent of American Indian and Alaska Native households have a severe cost housing problem and 87.3% of Asian households. These groups are relatively small with only four and 63 households, respectively.

Very Low-Income Households

Severe housing problems are less common for very low-income households than extremely low-income households with 43.5% of the population with a problem. Asian households face severe housing problems at a disproportionate rate, 100%. This population is relatively small, though. There are only approximately 55 Asian households in this income group.

Low Income Households

For low income households having a severe housing problem is relatively rare. Only 11.0% of households in the City have a severe housing problem. Again, American Indian and Alaska Native Households severe housing problems at a disproportionately high rate, 78.9%, and are a relatively small population, 19 households.

Moderate Income Households

Severe housing problems are very rare for moderate income households. Approximately 4.8% of the households in this group have a severe housing problem. There are no racial or ethnic groups that are disproportionately affected by housing problems for this income group.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

HUD defines a disproportionately greater need - housing cost burden when the members of a racial or ethnic group at a given income level experience a housing cost burdens at a greater rate (10% or more) than the income level as a whole. Households who pay more than 30% of their income for housing are considered cost burdened. Households paying more than 50% of their income are considered severely cost burdened.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	11,225	3,175	2,825	423
White	5,465	1,135	525	65
Black / African American	5,240	1,930	2,185	350
Asian	240	110	85	8
American Indian, Alaska Native	100	0	20	0
Pacific Islander	10	0	0	0
Hispanic	170	0	10	0

Table 20 – Greater Need: Housing Cost Burdens AMI

Alternate Data Source Name:

2012-2016 CHAS

Data Source Comments:

Discussion:

Housing cost burden is a significant problem in the City of Alexandria. According to the CHAS data, there are nearly 6,000 households that are cost burdened, nearly half of which pay 50% or more of their income to housing cost. Approximately 18.4% of all households, in the City, pay between 30% and 50% and 16.4% pay over 50% of their income to household costs. There are no groups disproportionately impacted by cost burden due to race or ethnicity.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

Overall, there is not a significant disproportionate need based on race or ethnicity by income category. When the available data identifies groups that are disproportionately impacted the sample size is small and may have a high margin of error.

Disproportionate Housing Problems:

- Extremely Low Income: Asian and American Indian or Alaska Native
- Very Low Income: Black or African American
- Low Income: American Indian or Alaska Native
- Moderate Income: Asian

Disproportionate Severe Housing Problems:

- Extremely Low Income: Asian and American Indian or Alaskan Native
- Very Low Income: Asian
- Low Income: American Indian or Alaska Native
- Moderate Income: None

Cost Burden: None

Extreme Cost Burden: None

If they have needs not identified above, what are those needs?

No additional needs have been identified.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

Race and ethnicity are often linked to economic opportunities and the area of a jurisdiction where people live. This issue is discussed in detail in Section MA-50.

NA-35 Public Housing – 91.205(b)

Introduction

Public housing was established to provide decent and safe rental housing for eligible low-income families, the elderly and persons with disabilities. Public housing comes in all types and sizes from scattered single-family homes to high-rise apartment developments for elderly families. The US Department of Housing and Urban Development (HUD) administered Federal aid to manage public housing for low-income families at affordable rates.

The Alexandria Housing Authority (AHA) is the local public housing authority in the City of Alexandria. The ARHA receives allocations from the City, as well as funding from HUD to administer affordable housing programs. These programs include Housing Choice Vouchers and development and modernization of new public housing units.

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	318	709	0	694	15	0	0

Table 21 - Public Housing by Program Type

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	0	9,447	11,263	0	11,279	10,508	0
Average length of stay	0	0	4	5	0	5	0	0
Average Household size	0	0	3	2	0	2	1	0
# Homeless at admission	0	0	0	4	0	0	4	0
# of Elderly Program Participants (>62)	0	0	40	88	0	87	1	0
# of Disabled Families	0	0	62	229	0	219	10	0
# of Families requesting accessibility features	0	0	318	709	0	694	15	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 22 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	16	53	0	52	1	0	0
Black/African American	0	0	300	654	0	640	14	0	0
Asian	0	0	0	0	0	0	0	0	0
American Indian/Alaska Native	0	0	2	1	0	1	0	0	0
Pacific Islander	0	0	0	1	0	1	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 23 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Ethnicity	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	3	7	0	7	0	0	0
Not Hispanic	0	0	315	702	0	687	15	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 24 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

As a PHA receiving federal funding by HUD, AHA is by law, obligated to protect the rights of persons with disabilities. AHA is compliant with federal and state laws that provide protection to persons with disabilities, including Section 504 of the Rehabilitation Act of 1973 and in particular, 24 CFR Part 8 implementing Section 504, and 24 CFR Part 100 implementing the Fair Housing Act. Further, AHA will make any reasonable accommodation to its public housing apartments when it is necessary to allow for a person with any disability to live and enjoy housing through AHA. AHA will also make reasonable accommodations to its policies, programs and services, when they are necessary to allow persons with a disability to enjoy, participate or have access to the housing authority's programs and services.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

The most immediate need of residents of Public Housing and Housing Choice voucher holders is availability of affordable units. Without a sufficient supply of these units, beneficiaries face immediate hardship finding housing.

How do these needs compare to the housing needs of the population at large

There is a much greater and ongoing need for affordable housing for residents in public housing than in the general population. Residents in public housing are more likely to be very low-income and therefore more severely cost burden than the general population.

The elderly may require housing accommodations due to the nature of elderly persons being more likely to be disabled than the general population. Elderly are also more likely to be living on fixed incomes, which means any change in housing costs effects affordability to them more than the general population.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

Homelessness is a particularly troublesome and complex issue that most communities across the United States must address. A major reason that homelessness is difficult to address is that it has many causes with overlapping and interrelated variables. The cause of any single person's homelessness often lies, not in a single factor, but at the convergence of many events and conditions. From one perspective, homelessness is an economic problem caused by unemployment, lack of affordable housing options, or poverty. From another perspective, homelessness is a health issue because many homeless persons struggle with mental illness, physical disabilities, HIV/AIDS, substance abuse, or a combination of those health factors. A third perspective is to view homelessness as a social problem with factors such as domestic violence, educational attainment, and race lying at the root. In reality, homelessness can be caused by all of these issues and they are often interrelated. Due to this complexity, addressing homelessness requires a collaborative and community-based approach.

The Stewart B. McKinney Homeless Assistance Act defines the "homeless" or "homeless individual" or "homeless person" as an individual who lacks a fixed, regular, and adequate night-time residence; and who has a primary night-time residence that is:

- A supervised publicly or privately-operated shelter designed to provide temporary living accommodations (including welfare hotels, congregate shelters, and transitional housing for the mentally ill);
- An institution that provides a temporary residence for individuals intended to be institutionalized; or
- A public or private place not designed for, or ordinarily used as, a regular sleeping accommodation for human beings.

The data below is from the 2018 Point-in-Time (PIT) Count, which was taken on the night of January 22, 2018. The PIT count shows a snapshot of people experiencing homelessness on any given night in the jurisdiction, of which on that night was 177 people. In the table below, the first three rows categorize the sheltered and unsheltered homeless count, and the rest of the rows are sub-categories of the homeless count.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	25	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	99	53	0	0	0	0
Chronically Homeless Individuals	10	18	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	24	2	0	0	0	0
Unaccompanied Child	1	1	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 25 - Homeless Needs Assessment

Data Source Comments: 2018 Point-in-Time (PIT) Count, January 22, 2018.

Indicate if the homeless population is: Has No Rural Homeless

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Chronically Homeless Individuals and Families:

The chronically homeless are more likely to be experiencing a disability (physical and cognitive), have a history of substance abuse, and be unsheltered. According to the 2018 PIT Count, there were 28 total persons reported as chronically homeless, none of whom were in a family. Approximately 65% of the chronically homeless were unsheltered.

Households with Adults and Children:

There were 9 households with adults and children comprising of a total of 25 persons. Working to get children out of homelessness will greatly improve the future success of the children in the area. Increased exposure to homelessness will cause harm to the development of children due to the lack of housing stability and the increased risk of living in poverty which include hunger and the lack of access to healthcare.

Veterans and Their Families:

Veterans are more likely to have a disability than non-veterans and this is also true for homeless veterans. There were 24 veterans in shelters and two unsheltered.

Unaccompanied Youth:

Youth that are alone and experiencing homelessness may be caused from any issue such as a death in the family or fleeing from a crisis. Similar to households with adults and children, increased exposure to homelessness will cause harm to the development of children due to the lack of housing stability and the increased risk of living in poverty which include hunger and the lack of access to healthcare. According to the 2018 PIT Count, there were two unaccompanied youth, one sheltered and one unsheltered.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	84	19
Black or African American	39	32
Asian	0	0
American Indian or Alaska Native	0	0
Pacific Islander	0	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	2	0
Not Hispanic	122	53

Data Source

Comments: 2018 Point-in-Time (PIT) Count, January 22, 2018.

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

See above question.

Note: The above table did not provide an option for residents that are two or more races. There were three in the report, one sheltered and two unsheltered.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Black or African Americans make up 40% of the persons experiencing homelessness and over 45% of them are unsheltered. This is a significantly higher rate of unsheltered residents than other groups. White residents make up 43% of the residents facing homelessness but only 35% of the unsheltered. Only two residents facing homelessness identify as Hispanic, both of whom are sheltered.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Sheltered homeless are persons who are residing in emergency shelter units or transitional housing. Over 70% of those who participated in the 2018 PIT count were sheltered.

Unsheltered homeless are much more difficult to count, and it's probable that this group has been under reported. Unsheltered homeless reside in places not meant for human habitation. These places include cars, abandoned buildings and on the streets.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

There are four primary groups with non-homeless special needs in the jurisdiction. They are the elderly and frail elderly, those with HIV/AIDS and their families, those with alcohol and/or drug addiction, and the mentally or physically disabled. This section will explain who they are, what their needs are, and how the City is accommodating or should accommodate these needs.

Describe the characteristics of special needs populations in your community:

Elderly: The elderly population faces increased challenges. Providing decent, affordable housing is incredibly important. It is medically beneficial and emotionally comforting for this population to remain in a familiar setting and, as a result, strong emphasis is placed on the elderly maintaining a lifestyle that is as independent as possible. Unfortunately, the elderly population is often on a limited income and/or has a disability, which puts financial pressure on them that reduces independence. As prices throughout the community inflate, the elderly population generally lacks the ability to increase their income to match.

According to the most recent data available, there are approximately 10,600 residents over the age of 60 in the City, making up approximately 22.1% of the population. Approximately 40.1% of the residents over the age of 60 have a disability and 16.8% are below the poverty level. Elderly residents are less likely to live in renter-occupied residences than owner-occupied residences, 30.4% and 69.6%, respectively. Approximately 52.1% of elderly renters and 20.8% of owners are cost burdened.

HIV/AIDS: See discussion below.

Alcohol and Drug Addiction: Gathering accurate data about alcohol and drug addiction within a community is difficult. Addiction often goes unrecognized because people don't seek help due to fear of criminal charges and/or the social stigma associated with addiction and other medical issues. Often only when someone overdoses, gets arrested, or seeks treatment is this issue recognized. In 2017, there were 29 drug related deaths in Rapides Parish, a rate of 22 per 100,000. In Rapides Parish 4.59% of the population 12 years old or older reported non-medical use of pain relievers and 2.91% reported drug dependence.

Disability: As noted above, based on ACS 2013-2017 data, it is estimated that 7,881 people, or 17%, in Alexandria has a disability. Unsurprisingly, age is closely related to the presence of a disability. Over 55% of residents over the age of 75 report dealing with a disability while only 18.9% of residents aged 35-64 years old do. It is likely that all or nearly all of the approximately 3,200 residents over the age of 65 with a disability need housing assistance.

What are the housing and supportive service needs of these populations and how are these needs determined?

Elderly: Providing secure, safe, affordable, and stable housing for the elderly population is vitally important for this population. There are many factors that contribute to a healthy environment for the elderly including, but not limited to, access to health care, shopping, and social networks. A robust public transportation network is incredibly beneficial to assisting the elderly remain active and independent. Additionally, elderly resident's homes may need modifications to assist with any disabilities that may develop as a result of aging.

HIV/AIDS: See discussion below.

Alcohol and Drug Addiction: Individuals with substance abuse problems need a strong network in order to stay healthy and sober. Their housing needs include sober living environments, support for employment, access to health facilities, and easy access to family and friend networks. Additionally, detoxification facilities are necessary when addiction is first recognized.

Disability: Individuals with disabilities encompass a wide range of skill levels and abilities. Therefore, they have many of the same issues as the general population with the added needs that are unique to their capabilities. Individuals with disabilities usually have a fixed income and have limited housing options. The individuals who have more independent skills tend to utilize subsidized housing options. Individuals requiring more support find residences in the public welfare funded community homes either in sharing settings or privately-owned personal care settings. Many individuals continue to reside with parents and families throughout adulthood. Regardless of the housing situation, a common thread is the need for continuous support services dependent of the level of capabilities.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

The Louisiana Department of Health conducts the annual HIV/STD Surveillance Program for the State. Region 6 includes the City of Alexandria and breaks down data by County. According to the 2018 report, there were 48 reported cases in 2018 in Rapides County, making up 66% of the diagnoses in the region.

In 2018, approximately 70% of new diagnoses were individuals who were classified as male at birth. Over half of the diagnosis were black or African American residents even though this group makes up only 27% of the regionwide population. The largest age group with new diagnoses was the 25-34 years old group with 36%.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

N/A. The City has prioritized housing, addressing slum and blight and providing emergency assistance in the next 5 years of the Consolidated Plan.

How were these needs determined?

The jurisdiction's Public Facility needs were determined through consultation with the general public, key stakeholders, and regional experts.

Describe the jurisdiction's need for Public Improvements:

N/A. The City has prioritized housing, addressing slum and blight and providing emergency assistance in the next 5 years of the Consolidated Plan.

How were these needs determined?

The jurisdiction's Public Improvement needs were determined through consultation with the general public, key stakeholders, and regional experts.

Describe the jurisdiction's need for Public Services:

Due to the economic effects of COVID-19, City residents are facing struggles to meet basic needs. These issues are intensified for low income households. The City has provided a goal for public services to address these needs:

3. Provide Emergency Assistance for utility or rental payments for up to 90 days to support households struggling as a result of COVID-19.

How were these needs determined?

The jurisdiction's Public Services needs were determined through consultation with the general public, key stakeholders, and regional experts.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The previous section provided the demographic information that is necessary to complete a comprehensive Market Analysis. Using the previously gathered data, this section will begin looking closely at the housing market. A number of important indicators, including trends in available types of housing, prices, age, and tenure, will be analyzed to help determine the best use of grant funds by the City of Alexandria.

Additionally, this section includes factors that are not directly related to the supply and demand for housing in the City. These factors include:

1. Public Housing
2. Homeless Services
3. Special Needs Facilities
4. Community Development
5. Employment

Finally, this section will conclude with a discussion of the overall needs for the community and transition into the 5-Year Strategic Plan.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

This section examines the composition of the City's housing stock in terms of housing type and tenure. As noted in the Needs Assessment, simply having enough units for each household is not sufficient to meet demand. A variety of housing units must be available in a range of sizes and prices, for both homeowners and renters, in order to provide housing for all the City's residents and their changing needs.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	15,114	69%
1-unit, attached structure	601	3%
2-4 units	2,498	11%
5-19 units	2,356	11%
20 or more units	765	3%
Mobile Home, boat, RV, van, etc	534	2%
Total	21,868	100%

Table 26 – Residential Properties by Unit Number

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Residential Properties by Number of Units

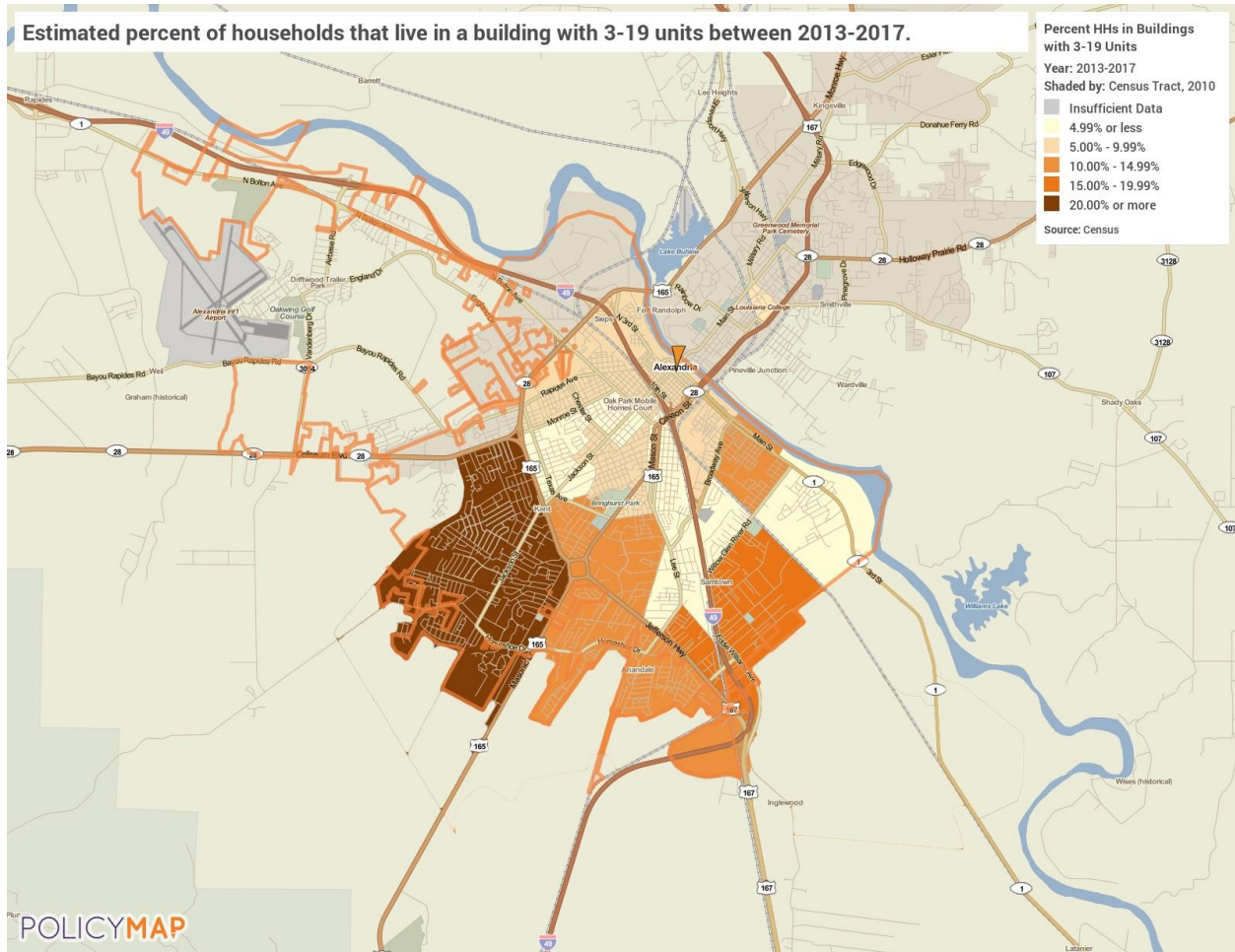
The table above breaks down the City's housing stock by the number of units in each structure and by structure type. One-unit detached structures are the most common housing type, by far, with nearly 70% of the housing stock. There is a lack of multi-family properties in the City, particularly large properties with 20 or more units. Multi-family properties generally have units that are more affordable to both renters and homeowners and a lack of them may contribute to the overall financial difficulties in the City.

Multifamily Development Distribution

The three maps below display the distribution of small, medium and large multifamily developments in the jurisdiction.

Small multifamily developments (3-19 units) are most commonly found in the southwest part of the City where they make up over 20% of the housing stock. As noted in the Needs Assessment, these tracts are also the tracts with the highest median income and population growth.

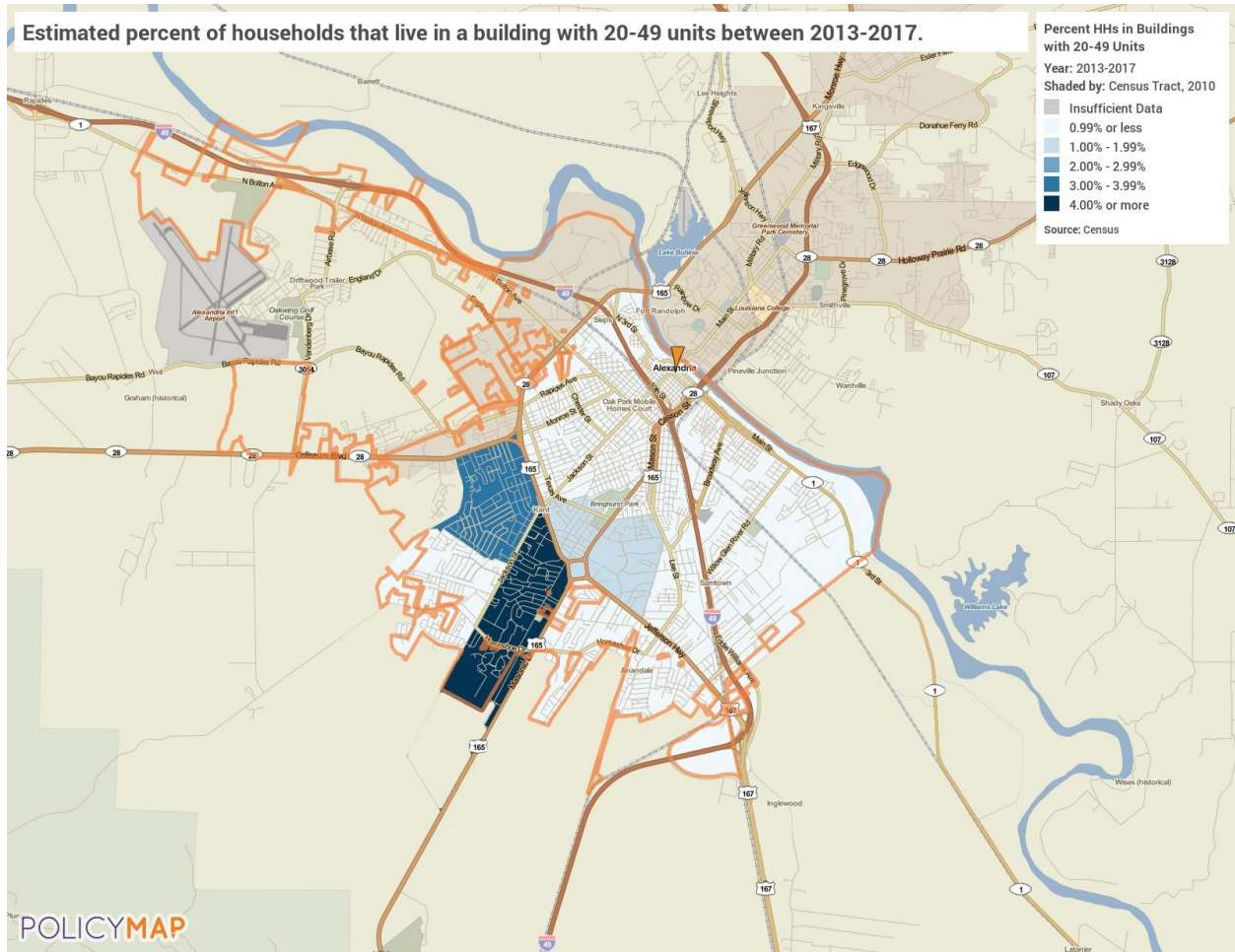
Source: 2013-2017 American Community Survey 5-Year Estimates



Small Multifamily Developments

Medium Multifamily Developments

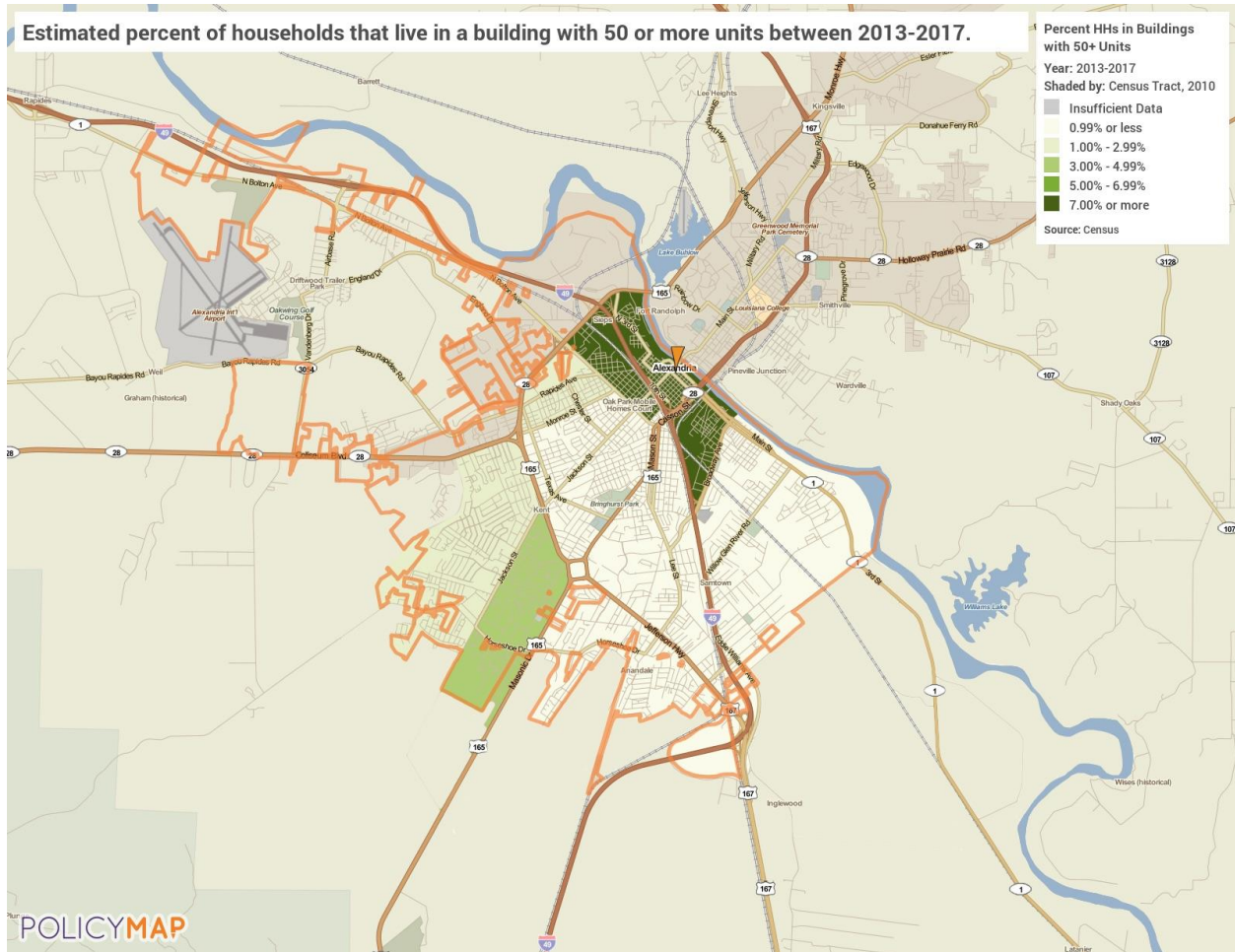
Medium multifamily (20-49 units) developments are significantly less common than small multifamily developments. The tracts with relatively high number of these properties only have approximately 4% of its housing stock in medium multifamily developments. The variation between tracts is incredibly small.



Medium Multifamily Developments

Large Multifamily Developments

Large multifamily developments (50+ units) are slightly more common than medium but less common than small. Tracts in the northeastern part of the City have a relatively large number of units in developments with 50 or more units, over 7%. The majority of the City, however, has less than 1% of the housing units from these large developments.



Large Multifamily Developments

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	17	0	224	3
1 bedroom	51	1	1456	17
2 bedrooms	1339	14	3620	42
3 or more bedrooms	7861	85	3415	39
Total	9268	100	8715	101

Table 27 – Unit Size by Tenure

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Unit Size by Tenure

Given the prevalence of single unit detached structures in the City, it is unsurprising that very few units have either no bedrooms or one bedroom. Larger units with three or more bedrooms are common for

both renters and homeowners. However, there is some variation in housing size by tenure. Larger units make up nearly 85% of owner-occupied units, the largest group by far. Renters, on the other hand, have only approximately 40% of the housing stock in this larger size. Over half of renters live in a 1- or 2-bedroom unit while only approximately 15% of owners do.

Source: 2013-2017 American Community Survey 5-Year Estimates

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

Over the course of the five year plan, the City estimates that it will assist low- to moderate-income households with these housing activities:

Homeowner Housing Rehabilitated: 40 Household Housing Unit

Homeowner Housing Added: 5 Household Housing Unit

Direct Financial Assistance to Homebuyers: 20 Households Assisted

For more information on these housing activities, see the SP-45 Goals Summary for more details.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

According to the HUD Section 8 and Multifamily database there are four properties in the City of Alexandria with contracts.

Alexandria VOA Living:

1. Expires in 2020
2. 1-bedroom Units: 17
3. Section 202/811

Our Lady's Manor

1. Expires in 2034
2. 1-bedroom Units: 98
3. 2-bedroom Units: 6
4. Section 202

Bethel

1. Expires in 2031

2. 1-bedroom Units: 10
3. 2-bedroom Units: 40
4. 3-bedroom Units: 40
5. LMSA

England

1. Expires in 2033
2. 1-bedroom Units: 20
3. 2-bedroom Units: 52
4. 3-bedroom Units: 26
5. Section 8

Does the availability of housing units meet the needs of the population?

No, there is a lack of decent affordable units throughout the jurisdiction. From a quantitative standpoint, there may be an ample number of units to house the population. However, there is a lack of housing variety that would make housing more affordable. Multifamily developments allow for lower unit costs that are necessary to alleviate cost burden and to assist transitioning from renting to home ownership.

Describe the need for specific types of housing:

Currently, the City has a need for affordable housing options and housing variety within the owner-occupied and renter-occupied market. In particular, there is a lack of smaller units available for residents who may not need 3 or more bedrooms in a starter home and renters who may need larger units with more than 2 bedrooms.

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

The following section examines the cost of housing for both homeowners and renters within the City of Alexandria. A review is made of current home values and rents as well as the recent changes in home values and rents. Finally, a closer look is given to the affordability of the existing housing stock for the residents of the jurisdiction.

Cost of Housing

	Base Year: 2000	Most Recent Year: 2017	% Change
Median Home Value	72,200	137,900	91%
Median Contract Rent	466	792	70%

Table 28 – Cost of Housing

Alternate Data Source Name:

2000 Census, 2013-2017 ACS

Data Source Comments:

Rent Paid	Number	%
Less than \$500	3,422	12%
\$500-999	7,018	25%
\$1,000-1,499	11,921	42%
\$1,500-1,999	4,757	17%
\$2,000 or more	1,233	4%
Total	28,351	100%

Table 29 - Rent Paid

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

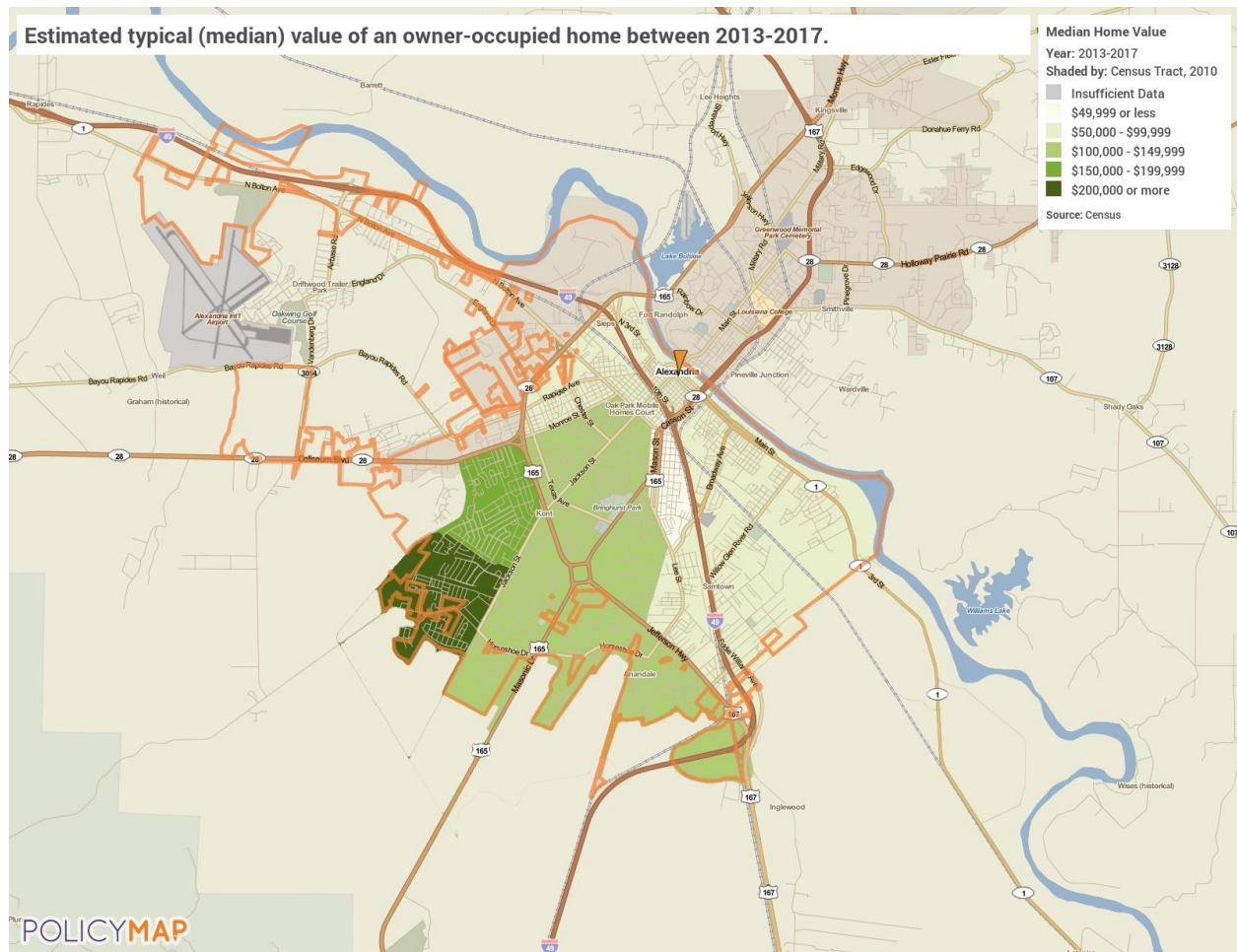
Data Source Comments:

Housing Costs

Housing value and rents have increased substantially in the City since 2000. The reported average home value has increased by nearly 91%. However, this is not necessarily representative of what a potential homeowner in the City would actually pay for the property. This increase in value is a good economic indicator for homeowners because it represents an increase in assets that can compensate for the reduced purchasing power in the City. However, renters who are interested in purchasing a home are going to face more difficulty now than they did in 2000.

The map below shows the median home value by census tract throughout the City. The southwestern part of the City has the highest home values, this is also where the City has experienced the most growth in population.

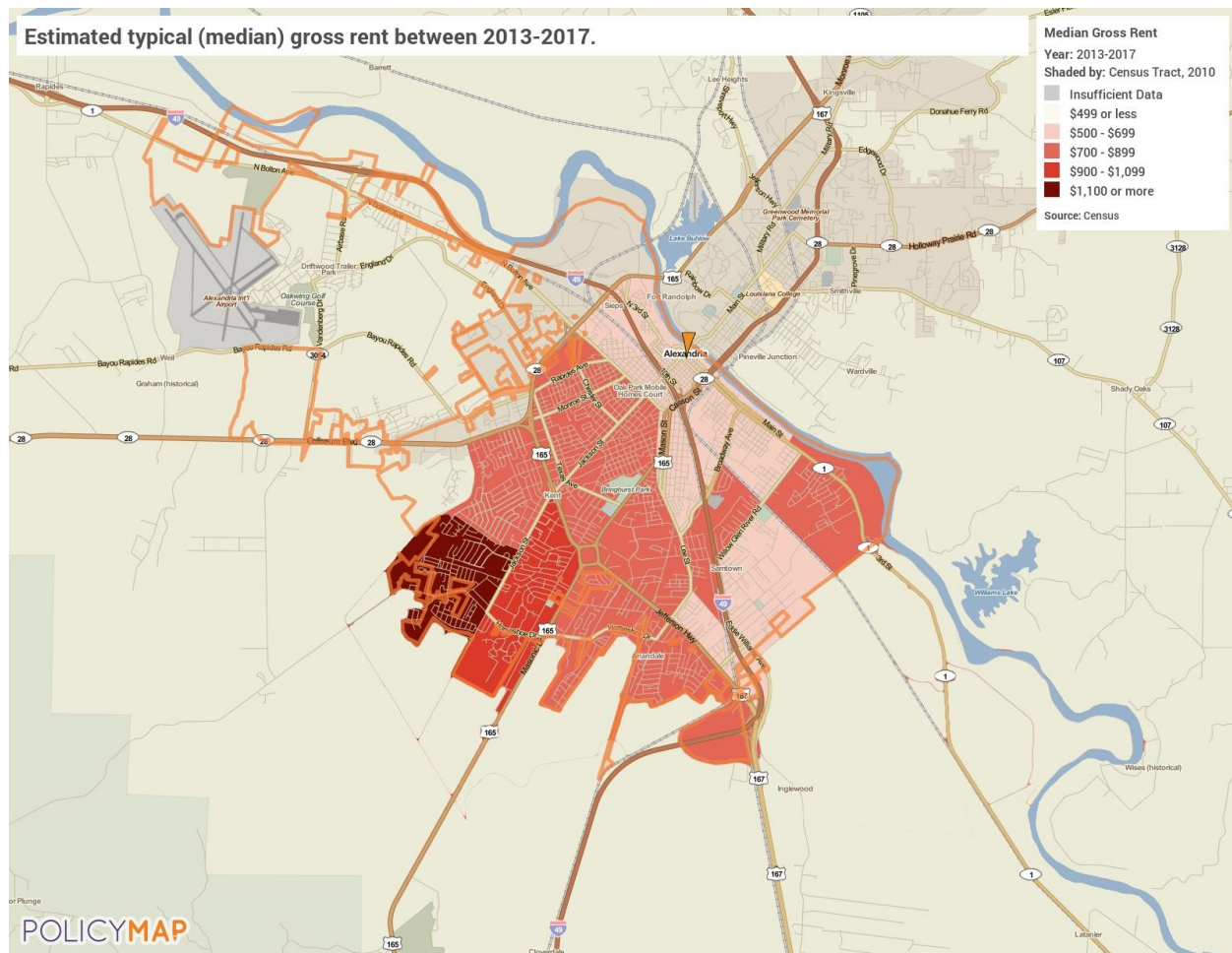
Source: 2013-2017 American Community Survey 5-Year Estimates



Median Home Value Median Rent

Rents have increased in the City by 70% since 2000. Renters, unlike property owners, do not benefit from increasing housing value. Given the increase in rents and decreased purchasing power it is likely renters are increasingly cost burdened and less likely to be able to arrange for the down payment and other expenses required to become a homeowner.

The map below displays the median rent by census tract. The highest median rents are found in the same general area as high home values. In the southwestern tracts the median rent is over \$1,100, a significant difference than nearby tracts with a median rent of less than \$700.



Median Rent

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	445	No Data
50% HAMFI	1,515	915
80% HAMFI	5,114	2,565
100% HAMFI	No Data	3,594
Total	7,074	7,074

Table 30 – Housing Affordability

Data Source: 2011-2015 CHAS

Housing Affordability

Lower income groups have a significant need for affordable housing. Very low-income residents (30%-50% HAMFI) have only 1,960 renter units available. This relatively low number makes it difficult for residents in this income group to become homeowners. As well, there are less than 1,000 owner units available for very low-income residents.

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	499	623	777	1,020	1,184
High HOME Rent	499	623	777	969	1,061
Low HOME Rent	499	540	648	749	836

Table 31 – Monthly Rent

Alternate Data Source Name:
HUD 2019 FMR and HOME Rents
Data Source Comments:

HUD FMR and HOME Rent Limit

Fair Market Rents (FMRs) are set by HUD and used to determine payment standard amounts for HUD Programs. HUD annually estimates FMRs for the Office of Management and Budget (OMB) defined metropolitan areas, some HUD defined subdivisions of OMB metropolitan areas and each nonmetropolitan county. HOME Rents Limits are based on FMRs published by HUD. HOME Rent Limits are the maximum amount that may be charged for rent in HOME-assisted rental units and are applicable to new HOME leases.

Median Household Income	Number of Households	Affordable Rent Rate	Rental Units Available	Affordable Home Value	Owner Units Available	Total Units	Difference
Less than \$25,000	6,042	Less than \$625	2,021	Less than \$75,000	1,940	3,961	-2,081
\$25,000 to \$49,999	5,089	\$625 to \$1,250	5,222	\$75,000 to \$150,000	3,186	8,408	3,319
\$50,000 to \$74,999	2,644	\$1,250 to \$1,875	674	\$150,000 to \$225,000	2,170	2,844	200
\$75,000 to \$99,999	1,511	\$1,875 to \$2,500	54	\$225,000 to \$300,000	994	1,048	-463
\$100,000 or More	2,680	\$2,500 or More	74	\$300,000 or More	979	1,053	-1,627

Affordable Housing for LMI Residents

Is there sufficient housing for households at all income levels?

No, there is not. In the City of Alexandria, the FMR for a two-bedroom apartment is \$777. In order to afford this level of rent and utilities without paying more than 30% of income on housing, a household must earn approximately \$2,590 monthly or \$31,080 annually. Assuming a 40-hour work week, 52 weeks per year, this translates into a minimum “Affordable Housing Wage” of \$14.94/hour.

Residents who make less than \$25,000 annually have the greatest difficulty finding affordable housing. According to the data there are 2,081 fewer units available than needed. However, the situation is

worse than that. When possible, households will work to minimize their costs and those with higher incomes can acquire units that are below their maximum affordability. Higher income residents may be more attractive tenants than lower income residents and may reside in the limited affordable housing for low-income residents.

See table above: Affordable Housing for LMI Residents

How is affordability of housing likely to change considering changes to home values and/or rents?

As noted in the above analysis, from 2000 to 2017, median home values and rents both increased. The continued high price of both owner-occupied and rental housing reduces the ability of low-income households to find affordable housing. In addition, there are a high number of owner-occupied and renter-occupied households that are cost burdened. If housing construction and rehabilitation cannot keep up with those that go off the market and population growth, then the affordable housing issue will continue to worsen.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The median contract rent in Alexandria is \$792. That level of rent is between a 2-bedroom and 3-bedroom unit for both the Fair Market Rent and High HOME Rent. For the Low HOME Rent the median contract rent is between a 3-bedroom and 4-bedroom unit. Being aware of the fair market rents and available housing will help inform which projects are supported by grant funds.

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

The tables and maps in this section provide details on the condition of housing units throughout the region by looking at factors such as age, vacancy, and the prevalence of housing problems.

As defined by HUD, the four housing problems are:

- 1) a home which lacks complete or adequate kitchen facilities
- 2) a home which lacks complete or adequate plumbing facilities
- 3) a home which is overcrowded (having more than one person per room)
- 4) a household that is cost burdened (paying 30% or more of their income towards housing costs)

Definitions

For the purposes of this plan, units are considered to be in “standard condition” when the unit is in compliance with the local building code, which is based on the International Residential Code.

The definition of substandard housing is a housing unit with one or more serious code violations. For the purposes of this analysis, the lack of a complete plumbing or a complete kitchen will also serve as an indicator of substandard housing.

Units are considered to be in “substandard condition but suitable for rehabilitation” when the unit is out of compliance with one or more code violations and it is both financially and structurally feasible to rehabilitate the unit.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	1,835	20%	4,407	51%
With two selected Conditions	40	0%	300	3%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	8	0%	0	0%
No selected Conditions	7,385	80%	4,008	46%
Total	9,268	100%	8,715	100%

Table 32 - Condition of Units

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Housing Conditions

The table above details the number of owner and renter households that have at least one housing condition. As stated previously, HUD describes four housing conditions as being problems: 1) the home lacks complete or adequate kitchen facilities, 2) the home lacks complete or adequate plumbing facilities 3) the home is overcrowded - defined as more than one person per room, 4) the household is cost burdened by paying more than 30% of their income towards housing costs.

Nearly 20% percent of all owner-occupied housing units face at least one housing condition while over 50% of all renters have at least one housing condition. Generally speaking, there are relatively few households with multiple housing problems and when compared to the affordability statistics provided earlier in this section, it is clear that the overwhelming majority of housing problems are a housing cost burden.

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	1,437	16%	1,121	13%
1980-1999	1,492	16%	1,395	16%
1950-1979	5,113	55%	4,834	55%
Before 1950	1,226	13%	1,365	16%
Total	9,268	100%	8,715	100%

Table 33 – Year Unit Built

Alternate Data Source Name:
2013-2017 ACS 5-Yr Estimates
Data Source Comments:

Year Unit Built

The housing age for renters and homeowners show very similar distribution. Approximately 31.6% of owner-occupied units and 28.9% of renter occupied units were built since 1980. Units built prior to 1980 have the risk of lead-based paint and special care must be taken when addressing these properties. In total, there are approximately 12,500 units that are at risk of a lead-based paint hazard.

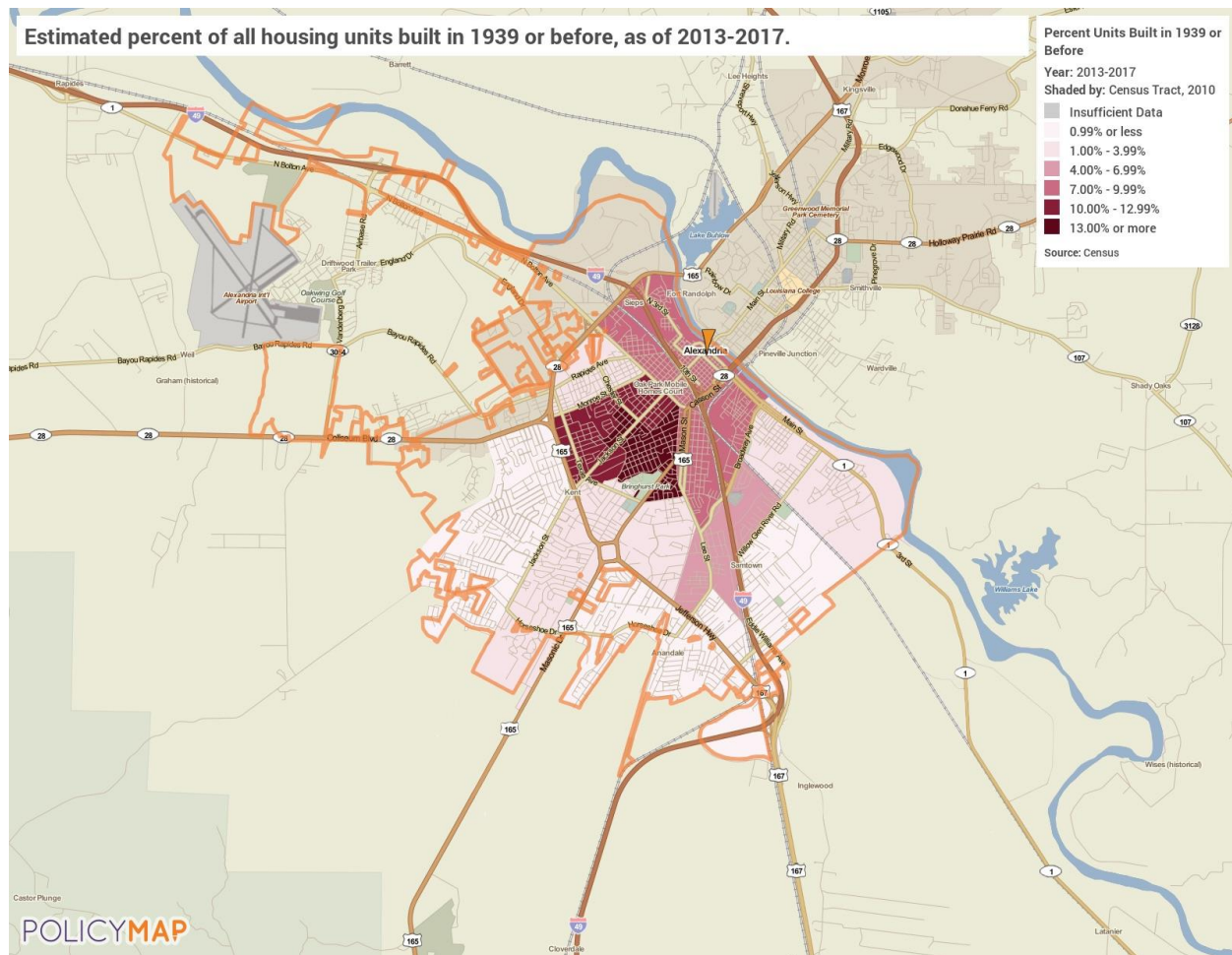
Source: 2013-2017 American Community Survey 5-Year Estimates

Age of Housing

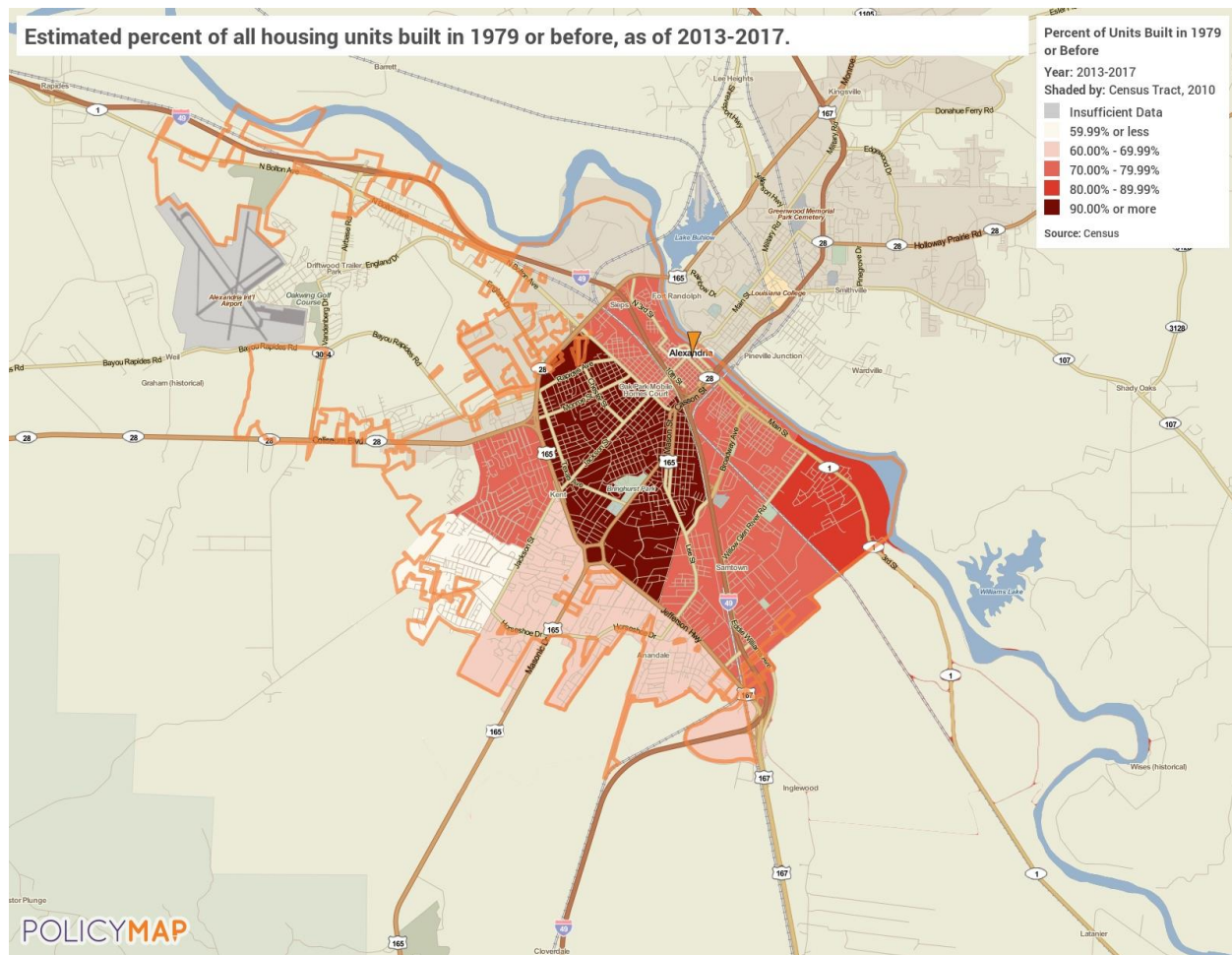
The maps below depict the prevalence of older housing units in the City.

Units built prior to 1940 are heavily concentrated in the downtown area. In tracts towards the south on the outer edges of the City fewer than 1% of homes were built prior to 1940.

Source: 2013-2017 American Community Survey 5-Year Estimates



Units built before 1980 are found primarily in the downtown tracts and along the river to the east. Southwestern tracts have relatively few homes of this age, however they still make up between 60% and 70% in some areas. This supports the previously identified pattern of the southwestern tracts growing relatively recently when compared to other places and newer housing is in that area.



Housing Units Built Before 1980

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	6,339	68%	6,199	71%
Housing Units build before 1980 with children present	1,012	11%	358	4%

Table 34 – Risk of Lead-Based Paint

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

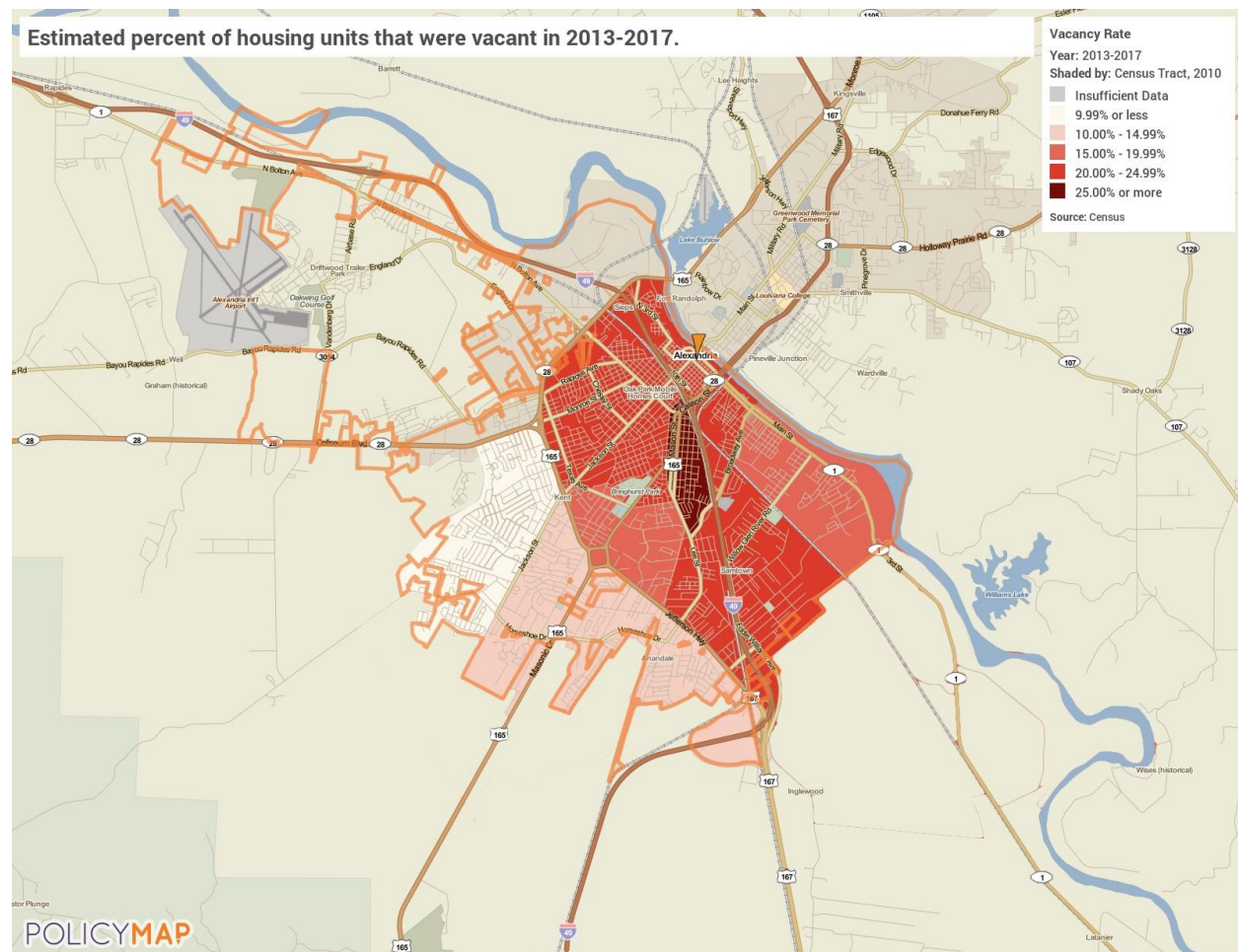
Lead-Based Paint Hazard

As mentioned previously, any housing unit built prior to 1980 may contain lead-based paint in portions of the home. The most common locations are window and door frames, walls, and ceilings, and in some cases throughout the entire home. Thus, it is generally accepted that these homes at least have a risk of lead-based paint hazards and should be tested in accordance with HUD standards. The greatest potential for lead-based paint and other environmental and safety hazards is in homes built before 1980. Within the City there are 12,500+ housing units built before 1980.

Vacancy Rate

The map below shows the average housing vacancy rates throughout the City. The darker shaded areas have higher vacancy rates, while the lighter shaded areas have lower vacancy rates. Vacancy is most common in the downtown area where it is over 20% in many places.

Source: 2013-2017 American Community Survey 5-Year Estimates



Vacancy Rate

Need for Owner and Rental Rehabilitation

Based on the analysis of data, the City's need for owner and rental rehabilitation are based on the older age of a significant portion of both the rental and owner housing stock, the high number of owner and renter units at risk for lead exposure occupied by families with children, and the high number of renter and owner units identified as having one or more substandard conditions.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

For the purposes of this analysis, housing built prior to 1980 will be used to estimate the number of housing units with a lead-based paint hazard. Based on the above information, there are 6,339 owner-occupied units and 6,119 renter-occupied units with a potential hazard. Given that older units are usually more affordable than newer units it is estimated that LMI families occupy most of the units built prior to 1980.

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

Alexandria Housing Authority (AHA) administers public housing and the Housing Choice Vouchers (HCV) program in the city. As part of the consolidated planning process, the City assessed the number and condition of public housing developments within the City.

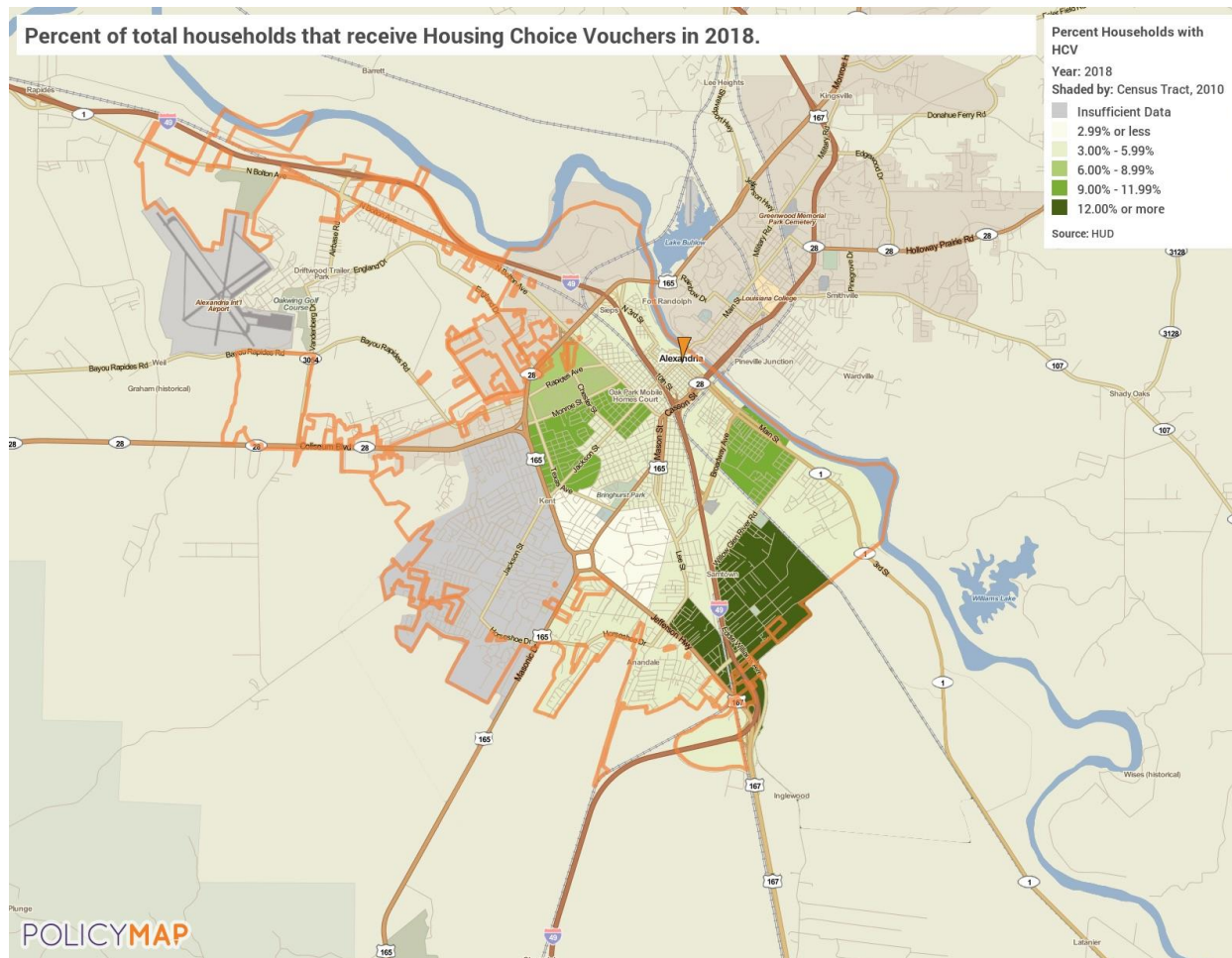
Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available			590	1,114			175	0	0
# of accessible units									
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 35 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

The map below displays the percent of households in a census tract that use Housing Choice Vouchers. The tract to the southeast stands out as having a relatively large population that uses vouchers, over 12%. The southwest area where homes are newer and incomes are higher did not have sufficient data to determine the number of residents, if any, with vouchers.



Distribution of HCVs

Describe the supply of public housing developments:

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

HUD provides physical inspection scores for PHA developments across the country. The physical condition scoring process is based on three elements within the property, which are:

1. Inspectable areas: site, building exterior, building system, common areas and dwelling units;
2. Inspectable items: walls, kitchens, bathrooms and other things to be inspected in the inspectable area;
3. Observed deficiencies.

A score of 55 or below means that the property is in poor condition, and properties in excellent condition have a score of 90 and over. There is one property (3220A Wonderwood Drive) that is considered poor condition and five that are in excellent condition.

See the following table the condition of Public Housing in Alexandria.

Public Housing Condition

Public Housing Development	Average Inspection Score
Miracle, Wonderwood, Phoenix 3220A Wonderwood Drive	55
Miracle, Wonderwood, Phoenix 4102A Phoenix Drive	62
Alexandria VOA Living Center	93
Bethel	90
Chateau Deville	99
Mason Estates	90
Magnolia Trace	87
Our Ladys Manor	98
England	78

Table 36 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

The Alexandria Housing Authority continues to utilize resources to rehabilitate the units most in need. This includes utilizing Capital Funds to repair roofs, HVAC systems, and other rehabilitation needs.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

The Alexandria Housing Authority is amending its Annual Plan because it was a successful applicant in the Rental Assistance Demonstration (RAD). As a result, Alexandria Housing Authority will be converting to Project Based Voucher under the guidelines of PIH Notice 2012-32, REV-3 and any successor Notices. Upon conversion to Project Based Voucher Assistance the Authority will adopt the resident rights, participation, waiting list and grievance procedures listed in Section 1.7.B & 1.7.C of PIH Notice 2012-32, REV-3. These resident rights, participation, waiting list and grievance procedures are appended to this Attachment. Additionally, Alexandria Housing Authority is currently compliant with all fair housing and civil rights requirements and is not under a Voluntary Compliance Agreement or under a Voluntary Compliance Agreement.

RAD was designed by HUD to assist in addressing the capital needs of public housing by providing Alexandria Housing Authority with access to private source of capital to repair and preserve its affordable housing assets. Please be aware that upon conversion, the Authority's Capital Fund Budget will be reduced by the pro rata share of Public Housing Developments converted as part of the Demonstration, and that Alexandria Housing Authority may also borrow funds to address their capital needs. Alexandria Housing Authority will also be contributing Operating Reserves in the amount of the subsidy associated with each unit and Capital Funds in the amount of subsidy associated with each unit at East Sycamore, West Sycamore, Legacy Heights, Fairway Terrace, Carver Village, Green Meadow Wonderwood, Phoenix Point and Miracle Plaza developments. Alexandria Housing Authority does not

have debt under the Capital Fund Financing Program. Also, Alexandria Housing Authority does not currently have debt under an Energy Performance Contract (EPC).

Alexandria Housing Authority will convert the following types of units: the family units or elderly at East Sycamore, West Sycamore, Legacy Heights, Fairway Terrace, Carver Village, Green Meadow, Wonderwood, Phoenix Point and Miracle Plaza developments. There is a possibility that there will be a reduction of units, or a change in the bedroom distribution with this RAD conversion. There will be changes in the policies that govern eligibility, admission, selection, and occupancy of units at these projects after they have been converted. This includes any waiting list preferences that will be adopted for the converted project as well as the Resident Rights and Participation, Waiting List and Grievance Procedures for residents stated in 1.6, 1.7 and Attachment 1B of PIH Notice 2012-3.

Resident meetings have been conducted at all sites that are converting and notices include Rad Information Notice (RIN), General Information Notice (GIN) and any Relocation requirements. There will be a transfer of assistance at the time of conversion.

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

The data below is the summary of all beds reported in the Alexandria/Central Louisiana Continuum of Care (LA-507). Data is not available from HUD at the city level.

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	6	0	22	113	0
Households with Only Adults	58	3	63	158	0
Chronically Homeless Households	0	0	0	31	0
Veterans	16	16	0	220	0
Unaccompanied Youth	0	0	0	0	0

Table 37 - Facilities and Housing Targeted to Homeless Households

Alternate Data Source Name:

2018 Housing Inventory Count

Data Source Comments: Alexandria/Central Louisiana Continuum of Care (LA-507)

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

As part of the intake process, providers require that program participants enroll in mainstream benefits. This includes two programs from Volunteers of America (Assertive Community Outreach Program and Behavioral Health) that provide case management for residents dealing with mental illness to support independent living. Behavioral Health provides case management to mentally ill adults that live independently. Support also includes life skill training, transportation, and assistance with understanding medical needs. Further, Reentry Solutions have subcontracted with Volunteers of America to provide employment services to ex-offenders being released into Rapides Parish and are open to referrals for homeless individuals seeking assistance.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

Emergency Shelters

Hope House of Central Louisiana – Families with Children – 6 beds

Salvation Army (Health Care for Homeless Vets) – Veterans – 16 beds

Permanent Supportive Housing

Alexandria Housing Authority (VASH) – Veteran Families – 35 beds

Central Louisiana Coalition to Prevent Homelessness – Chronic Families – 14 beds

Volunteers of America (Bonus PSH) – Chronic Families – 3 beds

Volunteers of America (PSH) – Chronic Families – 14 beds

Rapid Re-Housing

Central Louisiana Coalition to Prevent Homelessness – Families with Children – 5 beds

Volunteers of America (SSVF-RRH) – Veteran Families - 25

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

There are four primary groups with non-homeless special needs in the jurisdiction. They are the elderly and frail elderly, those with HIV/AIDS and their families, those with alcohol and/or drug addiction, and the mentally or physically disabled. This section will explain who they are, what their needs are, and how the jurisdiction is accommodating (or should accommodate) those needs.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

Elderly: The supportive housing needs for this population can vary widely depending on the health and fitness of the individuals. In general, with aging disabilities and other health issues become more common. Because of this, supportive housing must include access to health professionals and housing modifications to assist the resident. It is important to help residents stay independent and in their own homes for as long as possible if they prefer that.

HIV/AIDS: Medical and social support is important for residents living with HIV/AIDS. While there have been great advances in the medical treatment of HIV/AIDS, it is still important to provide specialized support. Family and friends must be accessible and medical facilities should be nearby.

Alcohol and/or Drug Addiction: Individuals dealing with addiction often require housing options that will provide a safe, sober place for recovery. A strong network is necessary to maximize the chance they will stay healthy and sober. It is important that these persons have access to health services, support groups, employment assistance, and access to family and friends. Additionally, detoxification facilities are necessary when addiction is first recognized.

Mental and Physical Disabilities: Individuals with disabilities encompass a wide range of skill levels and abilities. Therefore, they have many of the same issues as the general population with added needs that are unique to their situation. Often times, individuals with disabilities have a fixed income and limited housing options. Individuals with more independent skills can utilize subsidized housing but individuals that need more support or specialized housing have fewer options. Many individuals continue to reside with parents and families throughout adulthood, which can put additional financial burden on the family. Regardless of the housing situation, a common thread is the need of continuous support services dependent on the level of capabilities.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

The Continuum of Care has established discharge policies and procedures to assist persons leaving institutional care obtain supportive housing and avoid homelessness.

Locally, hospitals are beginning to reach out to CoC providers in advance of someone being discharged so that proper assessments can take place before the person is discharged. The CoC can assist the hospital seek housing options so that no one is homeless upon discharge. Housing options might include placement in a PSH program if the person is deemed chronically homeless, linkages to programs like SSVF and VASH if they are leaving the VA Hospital, and referrals to programs for those who are mentally ill and/or substance abusers.

In terms of mental health, Volunteers of America has been designated by the CoC as the agency that provides linkages between the mental health system and the homeless system. Volunteers of America has several programs that are not CoC-funded that link persons to resources available to ensure housing stability, and has three PSH CoC-funded programs that serve only those chronically homeless individuals/families who have a mental illness. With mental illness, the leading cause of homelessness locally, having a PSH program where beds are designated specifically for this population ensures that no mentally ill person leaving a mental health facility will be homeless.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

The City has the housing goals of providing for Owner Occupied Housing Rehab, increase affordable housing opportunities, and addressing slum and blight. Further, due to the economic effects of COVID-19, City residents are facing struggles to meet basic needs. These issues are intensified for low income households. The City has provided a goal for public services to address these needs:

3. Provide Emergency Assistance for utility or rental payments for up to 90 days to support households struggling as a result of COVID-19.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

See above.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

Public policies are meant to address the overall needs of citizens. Yet, there are times where they may have a negative effect on certain aspects of the community, specifically affordable housing and residential investment. Affordable housing and public and private residential investments are key components in furthering fair housing in any community. The primary tool communities have for identifying contributing factors for these barriers to housing is an analysis of fair housing and fair housing choice. In 2020, the City updated the fair housing analysis. The following action steps were included in the analysis to address affordable housing issues:

Address Disproportionate Housing Problems and Economic Barriers

- Provide financial literacy courses and homebuyer education courses using HUD approved counselors. Ensure training is marketed to individuals most in need of assistance.
- Explore the possibility of working with a qualified fair housing agency to better understand the extent and magnitude of discrimination within the housing market and partner on strategies to educate lenders and potential borrowers to address disparities.
- Explore opportunities for economic investment and job training in areas of greatest poverty.

Address Lack of Safe, Affordable Housing

- Coordinate clearance and demolition efforts with homeowner rehabilitation and single-family housing development to improve neighborhoods that currently have a high percentage of vacant and abandoned properties.
- Coordinate with officials, staff, and legal counsel associated with zoning decisions to ensure all are fully educated on fair housing law and need for safe, affordable housing, especially as it pertains to reasonable accommodation.
- Participate in annual local and state activities to establish a greater network of support for affordable housing opportunities.

Beyond these steps, the City plans corresponding actions designed to strengthen the supply of affordable housing and narrow the affordability “gaps.” Elements of those actions appear within this Consolidated Plan and beyond. Additionally, the City anticipates a review of public policies that may impede the development of affordable housing and to improve the understanding of their consequences.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

This section provides insight into the economic development landscape of the City. Included in this section is a look at the specific industries that are prevalent within the City, as well as indicators such as commute times, unemployment, and educational attainment.

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	206	12	1	0	-1
Arts, Entertainment, Accommodations	2,523	3,694	13	10	-3
Construction	758	1,523	4	4	0
Education and Health Care Services	6,016	14,059	31	39	8
Finance, Insurance, and Real Estate	771	1,546	4	4	0
Information	290	420	2	1	-1
Manufacturing	1,113	858	6	2	-4
Other Services	1,221	952	6	3	-3
Professional, Scientific, Management Services	1,472	3,470	8	10	2
Public Administration	1,226	1,782	6	5	-1
Retail Trade	2,280	4,976	12	14	2
Transportation and Warehousing	807	776	4	2	-2
Wholesale Trade	421	1,641	2	5	3
Total	19,104	35,709	--	--	--

Table 38 - Business Activity

Alternate Data Source Name:

2013-2017 ACS (Workers), 2017 LEHD (Jobs)

Data Source

Comments:

Labor Force

Total Population in the Civilian Labor Force	21,211
Civilian Employed Population 16 years and over	21,196
Unemployment Rate	10.30
Unemployment Rate for Ages 16-24	23.50
Unemployment Rate for Ages 25-65	9.00

Table 39 - Labor Force

Alternate Data Source Name:

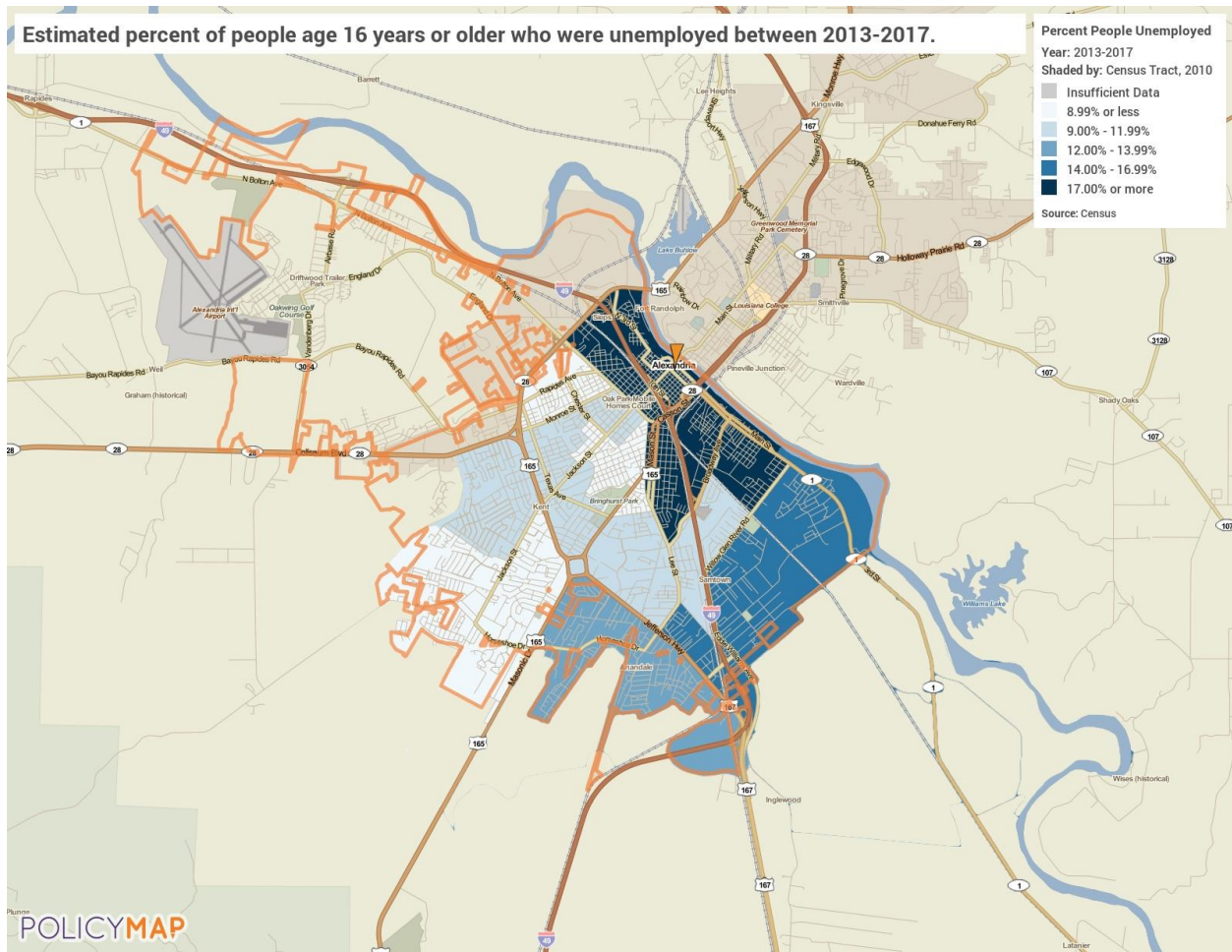
2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Unemployment

Based on the unemployment methodology from the US Census Bureau, the citywide unemployment rate is 10.3% for all persons in the civilian workforce. This is noticeably higher than the national unemployment rate of 7.4%. Approximately 23.5% of persons between the ages of 16 and 24 are unemployed. The map below shows the distribution of unemployed persons throughout the City. Tracts in the northern and eastern parts of the City have the highest unemployment with some tracts over 17%.

Source: 2013-2017 American Community Survey 5-Year Estimates



Unemployment Rate

Occupations by Sector	Number of People
Management, business and financial	2,195
Farming, fisheries and forestry occupations	29
Service	4,991
Sales and office	4,319
Construction, extraction, maintenance and repair	1,134
Production, transportation and material moving	2,027

Table 40 – Occupations by Sector

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Occupations by Sector

According to the ACS data, the largest employment sector is the Service sector with 4,991 employees. The second largest sector is Sales and Office with 4,319 with the third largest being the Management, Business, and Financial sector.

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	16,429	88%
30-59 Minutes	1,302	7%
60 or More Minutes	856	5%
Total	18,587	100%

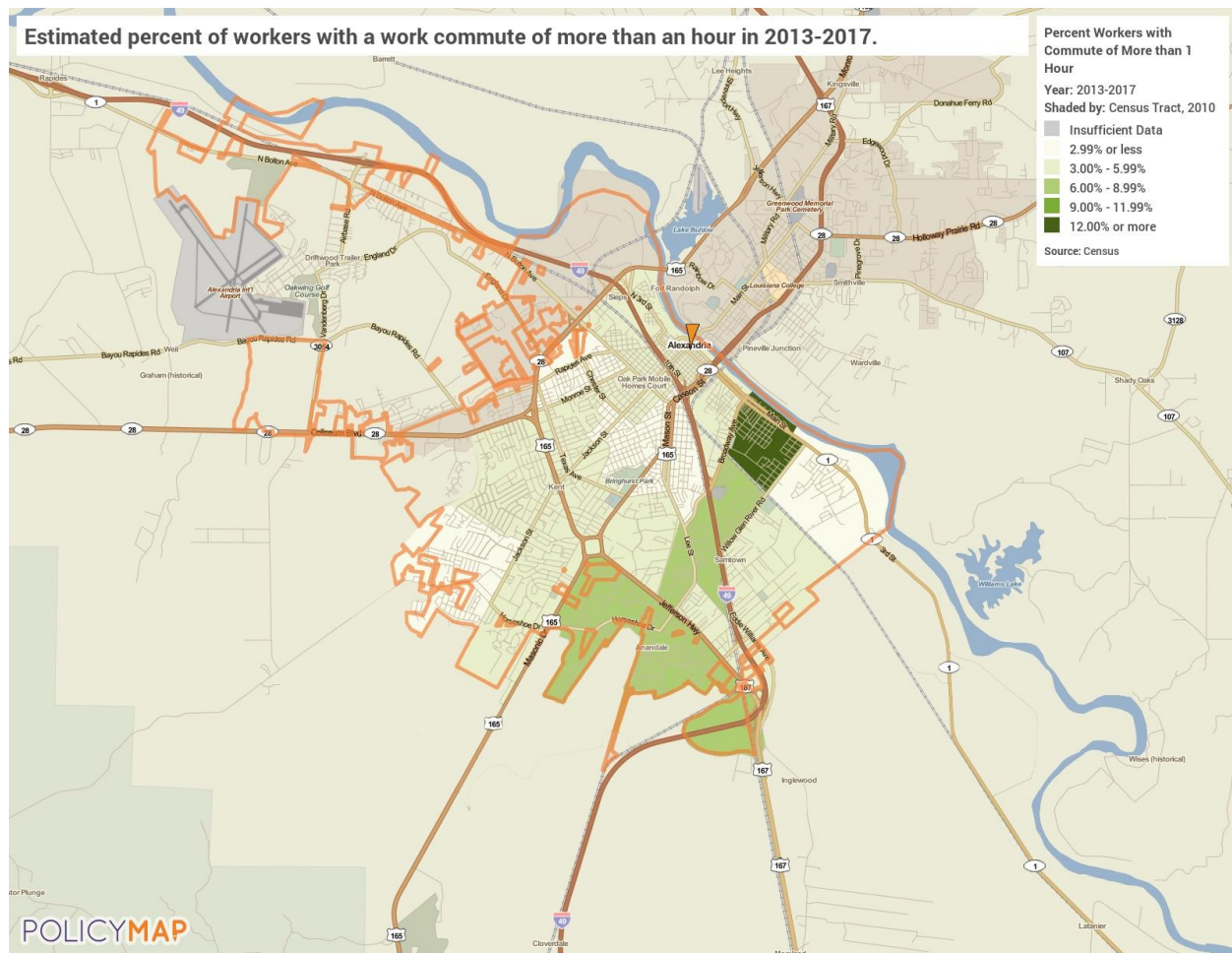
Table 41 - Travel Time

Alternate Data Source Name:
2013-2017 ACS 5-Yr Estimates
Data Source Comments:

Commute Travel Time

Long commutes are not a significant issue for most residents of Alexandria. Nearly 90% of all persons commuting to work have a commute of less than 30 minutes each way. Only 5% have a commute that is an hour or longer.

Source: 2013-2017 American Community Survey 5-Year Estimates



Commuter Travel Time More than One Hour

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	1,211	264	2,098
High school graduate (includes equivalency)	4,667	759	2,901
Some college or Associate's degree	4,978	356	1,728
Bachelor's degree or higher	4,452	143	861

Table 42 - Educational Attainment by Employment Status

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	160	135	120	612	844
9th to 12th grade, no diploma	905	705	376	1,625	806
High school graduate, GED, or alternative	1,493	1,890	2,097	4,340	2,590
Some college, no degree	1,321	1,555	1,483	2,803	1,345
Associate's degree	37	393	320	514	175
Bachelor's degree	438	957	751	1,677	853
Graduate or professional degree	0	328	525	1,227	966

Table 43 - Educational Attainment by Age

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

The table above details educational attainment by age for persons 18 years of age and older within the City.

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,801
High school graduate (includes equivalency)	20,199
Some college or Associate's degree	28,372
Bachelor's degree	46,811
Graduate or professional degree	72,882

Table 44 – Median Earnings in the Past 12 Months

Alternate Data Source Name:

2013-2017 ACS 5-Yr Estimates

Data Source Comments:

Median Earnings by Educational Attainment

The median earnings of individuals in the City are closely tied to educational attainment. Median earnings increase as individuals attain higher education. A person with a bachelor's degree generally earns nearly \$30,000 more than of a person without a high school degree. A person with a graduate or professional degree can expect to earn nearly \$45,000 more than somebody with only a high school degree.

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

In the City of Alexandria, the largest employment sector is the Education and Health Care services sector. This sector makes up 31.7% of the workers and 36.48% of the jobs, the largest by far. The next two largest sectors are Retail Trade with 14.3% of jobs and Arts, Entertainment, and Accommodations with 10.4% of the jobs.

Describe the workforce and infrastructure needs of the business community:

As discussed below, there is a need for a workforce that is more aligned with the current and future needs of the workforce. Infrastructure is also needed, particularly broadband internet, improvements to the port areas, river deepening, and securing the rail access.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The Kisatchie-Delta Region's Comprehensive Economic Development Strategy (CEDS) identified one goal to define the efforts and objectives of the organization: Sustain and Grow Capacity for Economic Competitiveness. There are five objectives with a number of tactics.

Objective 1: Economic Development – Enterprise Ecosystem

1. Small Business, Big Benefit
2. Diversification
3. Technology
4. Infrastructure and Facilities
5. Broadband and Global Connections
6. System Integration

Objective 2: Education and Workforce – Talented, Educated People-Fit

1. Training and Articulation
2. Work Ready, Work Engaged
3. Soft Skills and Productivity
4. Ongoing Learning by Individuals and Enterprises for Mutual Benefit

Objective 3: Governance and Civic Capacity – Leadership and Technical Management

1. Capabilities for Managing Facilities, Finances, and Projections

2. Right-sizing Targets for Economic Growth
3. Enriching Relationship Networks for Active Collaboration
4. Purpose-Drive Decision-Making

Objective 4: Environment and Resources – Eco and Bio Conscientiousness

1. Community Services Sustainability
2. Sustain and Improve Land and Natural Assets
3. System Built Redundant and Resilient
4. Maximize Tourism Positive Contributions
5. Research Tourism Sustainability

Objective 5: Place and Identity – Energizing Core Communities

1. Tourism Development
2. Commercializing Cultural and Historic Assets
3. Restoring and Cultivating Main Street-esque Revitalization
4. Tactical Placemaking and Placebranding
5. Valuing community Identity to Fuel Vibrancy

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

One of the major objectives of the regional CEDS is to address the disconnect between skills and education and the current employment opportunities. There is a need to connect education and workforce strategies and build partnerships. All education types are needed to fulfill the business and industry needs. Further details about the CEDS plans and objectives are below.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

The jurisdiction is working to increase cooperation between educational and business organizations to develop workforce training initiatives. Included in this cooperation is Central Louisiana Community Technical College System's "Center for Manufacturing Excellence" award to respond to industry labor needs and skill shortages.

Additional partnerships include:

1. The Orchard Foundation
2. CLEDA
3. The Rapides Foundation

4. Area Workforce Investment boards

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

Yes

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

The CEDS identified a number of pursuits and priorities for each of the objectives identified.

Objective 1: Economic Development – Enterprise Ecosystem – Focus Year Launch: 2023

1. Asset-fulfillment: Make our assets work better and work for us
2. Capital improvements for industrial facilities, infrastructure, and incubation
3. Integrated multi-modal capacity
4. Stimulate private sector investment through tools: Opportunity Zone, HUBZones, new markets, incentives, certified sites, and expand the trade sector
5. Accelerate access to capital
6. Pursue broadband infrastructure and adoption
7. Support entrepreneurship and diversification
8. Seek investment in transportation enhancements and expanded nodes of commerce including truck-to-rail, ports, I-14, pipelines, and venues for open markets

Objective 2: Education and Workforce – Talented, Educated People-Fit – Focus Year Launch: 2021

1. Fulfill business and industry needs using all education types
2. Identify and forge connections for education and workforce strategies
3. Mobilize methods for employability and quality wages by promoting collaboration and articulation amongst providers, including community and technical colleges, universities, independent training providers, apprenticeship, and workforce. Function proactively and responsively to industry's labor demand and individual's opportunities to earn quality wages
4. Build partnerships between business and higher education
5. Strengthen talent initiatives through cultivation and attraction.
6. Assess and map needed skills for open or projected opportunities

Objective 3: Governance and Civic Capacity – Leadership and Technical Management – Focus Year Launch: 2020

1. Regional training in both leadership and topical, subject matter expertise. Grow leaders with appreciation for development, redevelopment, and resilience
2. Pursue designations of distinctions to add competitive advantages
3. Convene good conversations to exchange and advance joint pursuits. Assure adequate, baseline funding for public sector development entities.
4. Upskill leadership with the people skills to thrive
5. Promote project structuring and responsible grant, project, and fund management
6. Grow business networks for peer support, training, and ventures

(Continued in Discussion below)

Discussion

Objective 4: Environment and Resources – Eco and Bio Conscientiousness – Focus Year Launch: 2019

1. Redress critical challenges to water and wastewater infrastructure and its management. Implement training and assistance to overcome public health and safety concerns from declining resources and outdated rates
2. Reuse of facilities repurposed and building on past public investment. Educate school boards on CEA opportunities to reduce blight
3. Promote, encourage, and assist with public system's sustainability
4. Utilize cultural, natural, and other assets as foundation for home-grown solutions. Support local projects, programs, and incentives that are congruent with the region's goal

Objective 5: Place and Identity – Energizing Core Communities – Focus Year Launch: 2022

1. Support community revitalization
2. Encourage rural Farmer's Markets and local food initiatives to promote healthy places and desirable consumer options.
3. Coordinate with attractions and tourism on regional and collaborative marketing.
4. Identify viable tourism development. Utilize cultural and physical assets as input for enterprises
5. Promote nature trails and local event participation. Implement recommendations of visitor-interest study
6. Promote and assist non-profits and civic groups to be empowered, responsible, and able to influence and implement change and growth.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

HUD identifies four specific data points that constitute "housing problems": cost burden, overcrowding, lack of complete plumbing facilities, and lack of complete kitchen facilities. Within the City, 0.5% of occupied units lack complete plumbing, 1.2% occupied units lack complete kitchen facilities, 2.5% are overcrowded, and 38.2% are cost burdened.

Areas of concentration are census tracts that have two or more housing problems that are substantially higher than the City average. For this analysis, "substantially higher" means a lack of complete plumbing over 10.5%, a lack of complete kitchen facilities over 11.2%, overcrowding over 12.5%, or cost burden over 48.2%.

There are no areas in the City of Alexandria with concentrated housing problems.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

Yes, there are several areas with a concentration of racial minorities, ethnic minorities, or low-income families. For the purposes of this analysis, a "concentration" is any census tract where the minority population makes up 10% more than the citywide average or is low-income. Maps of these concentrations follow this section.

Black Households: In Alexandria, 54.6% of the population is black. There are six tracts with a concentration (greater than 64.6%) of black households. These tracts are all concentrated on the east side of town.

1. 13000 – 90.51%
2. 12700 – 98.04%
3. 12900 – 98.27%
4. 12800 – 91.87%
5. 13900 – 72.77%
6. 12100 – 71.64%

There were no other racial or ethnic groups with geographic concentrations in Alexandria.

Low-Income Households: The Median Household Income in the City is \$36,997. Any household making 80% or less (\$29,598) is considered "low-income" concentration. As visualized in the map below, the tracts in the east part of the City tend to be low income.

See maps below: Concentration of Black Population and Concentration of LMI Households

What are the characteristics of the market in these areas/neighborhoods?

The areas with a concentration of black residents overlaps regularly with the low-income map. These areas tend to have weaker economic indicators and may lack opportunities.

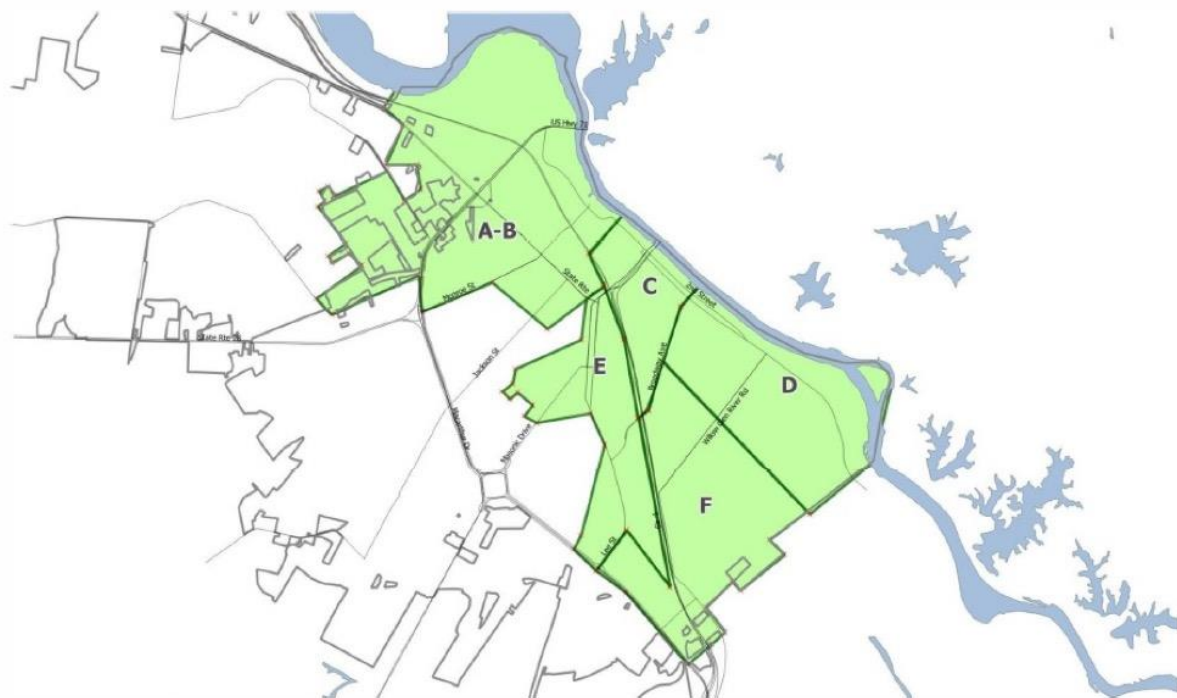
Are there any community assets in these areas/neighborhoods?

The City has been focusing on redevelopment of many of the areas in need. Additional resources have been devoted to improve the living and economic situation in these areas.

Are there other strategic opportunities in any of these areas?

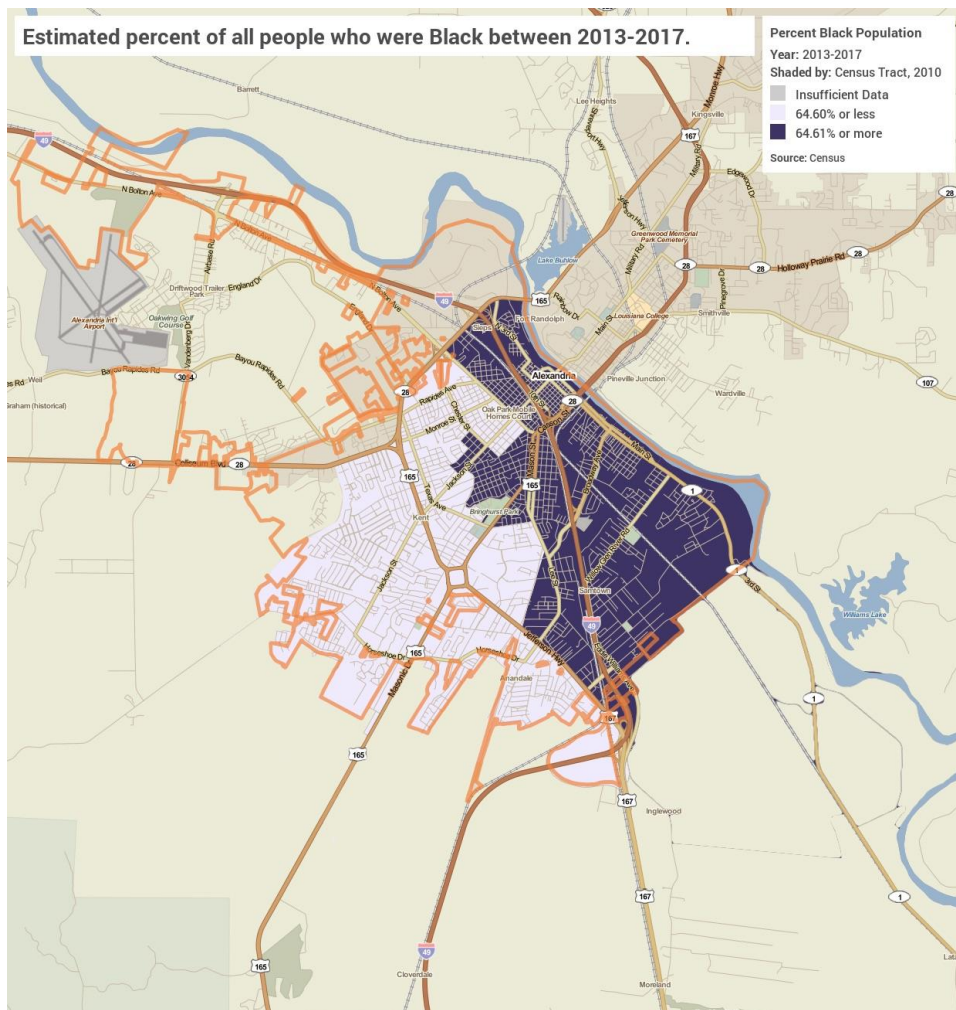
Expansion of the business district is an opportunity that continues to exist. The business district overlaps with the low median household income and high black population tracts. Being along the river provides opportunities to utilize the waterway for economic means and to improve transportation opportunities throughout the City.

See map below: CDBG Target Areas

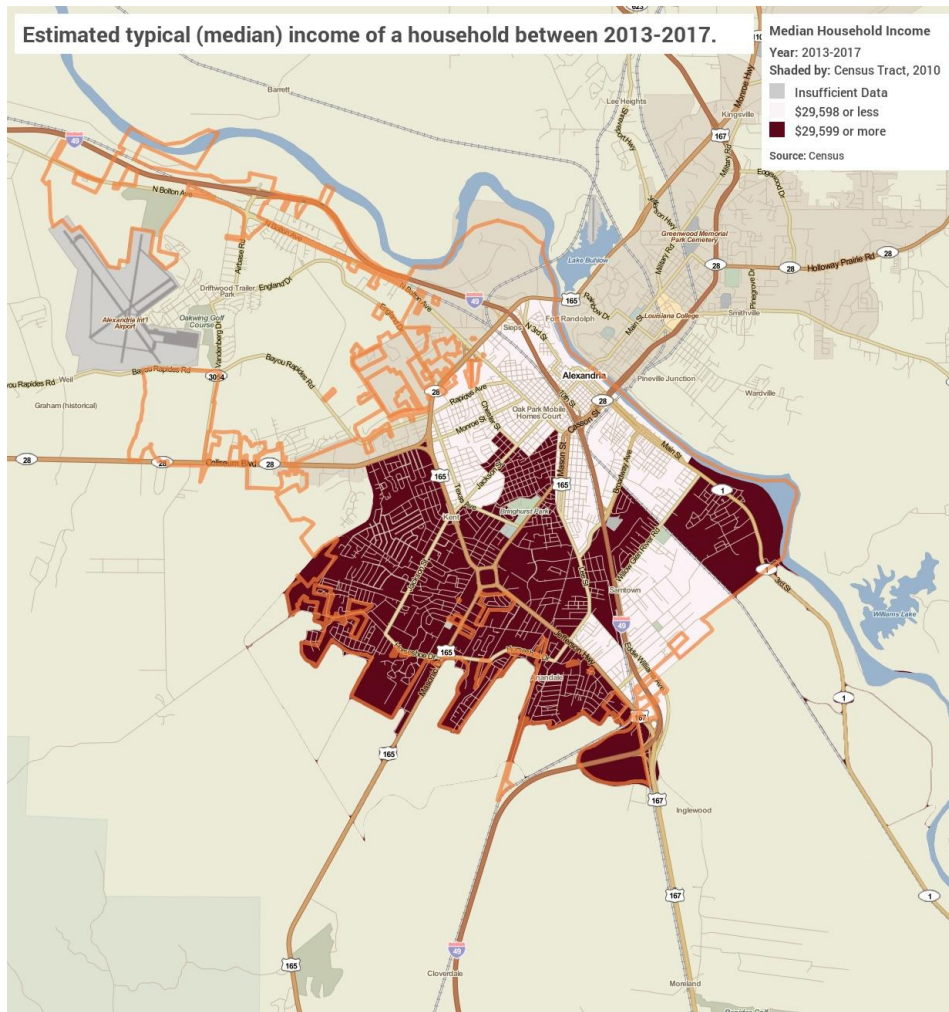


CDBG Target Areas

CDBG Target Areas



Concentration of Black Population



Concentration of LMI Households

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

Internet is an essential communications and information platform that allows users to take advantage of the increased interconnectedness of business, education, commerce, and day to day utility. Reliable access to the internet is becoming a necessity to thrive in the modern economic environment. Communities that lack broadband access struggle to keep pace with the country. Locations without broadband access impedes its population's ability to take advantage of the educational and entrepreneurial opportunities available online. This is particularly problematic for LMI areas where economic opportunities are already often lacking. Studies suggest a strong correlation between increased high-speed internet access and increased education and employment opportunities, especially in small cities and rural areas.

Alexandria does not have significant gaps in broadband coverage. Most of the city has multiple options of internet providers, to include LMI areas. The average Alexandria household has three (3) options for broadband-quality Internet service; however, an estimated 4,000 locals in Rapides Parish, within Alexandria, do not have access to any wired internet.

The following map shows broadband access throughout the City. Broadband access is defined as advertised internet speeds of 768 kilobits per second or higher. FCC data shows three major infrastructure options within Alexandria: fiber, cable, and DSL.

See map below: Broadband Access

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

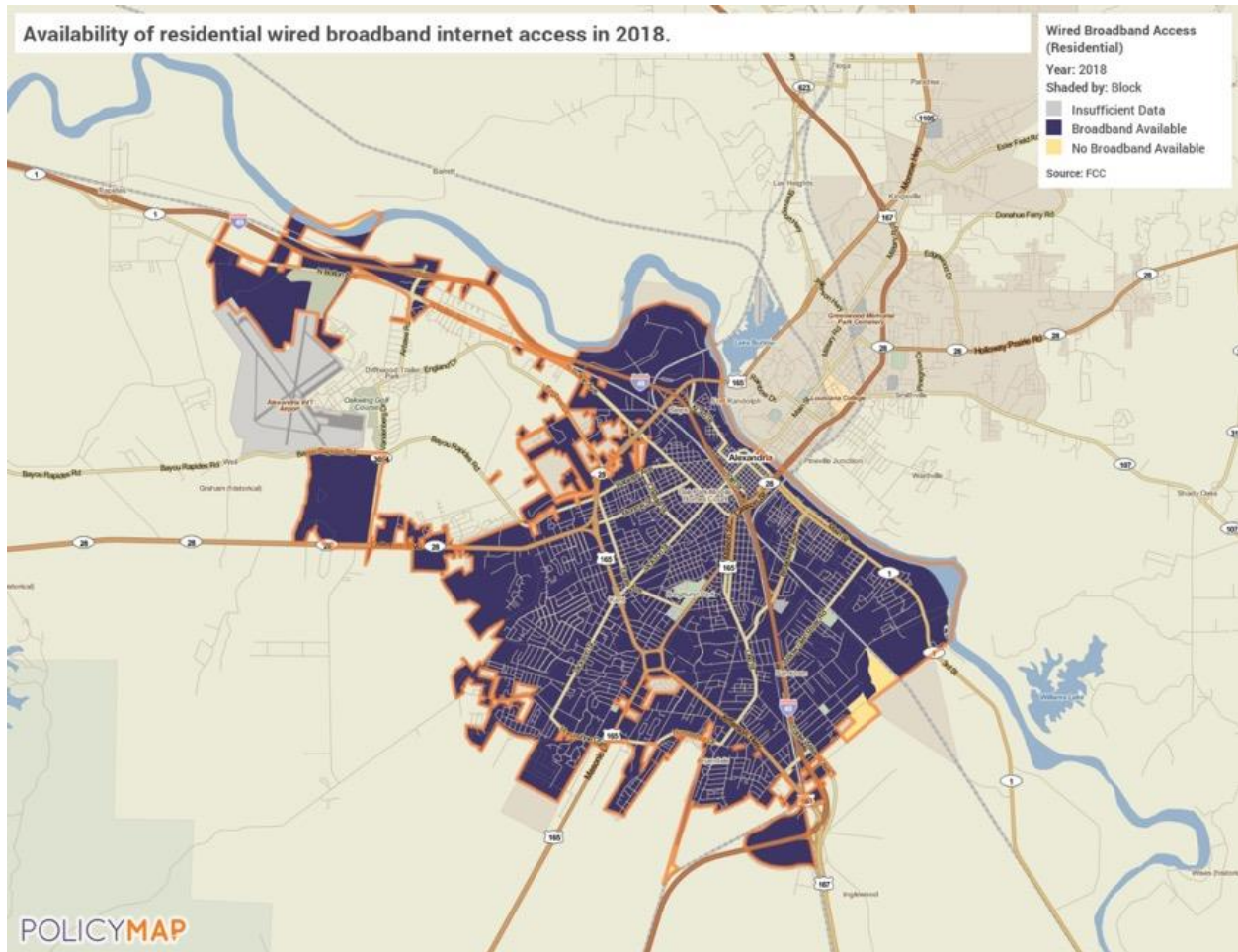
Once broadband access has been obtained, it is important to ensure there is competition among service providers. Any resource that has a de facto monopoly on an area may not be incentivized to provide standard and consistent services. Alexandria has a total of six (6) Internet providers offering residential service. Suddenlink and AT&T (DSL) are the strongest providers in Alexandria so far as coverage. The average Alexandria household has three (3) options for broadband-quality Internet service.

- Suddenlink (Cable)
- AT&T Internet (DSL and Fiber)
- EarthLink (DSL and Fiber)
- TEC (DSL)
- Viasat Internet (formerly Exede) (Satellite)

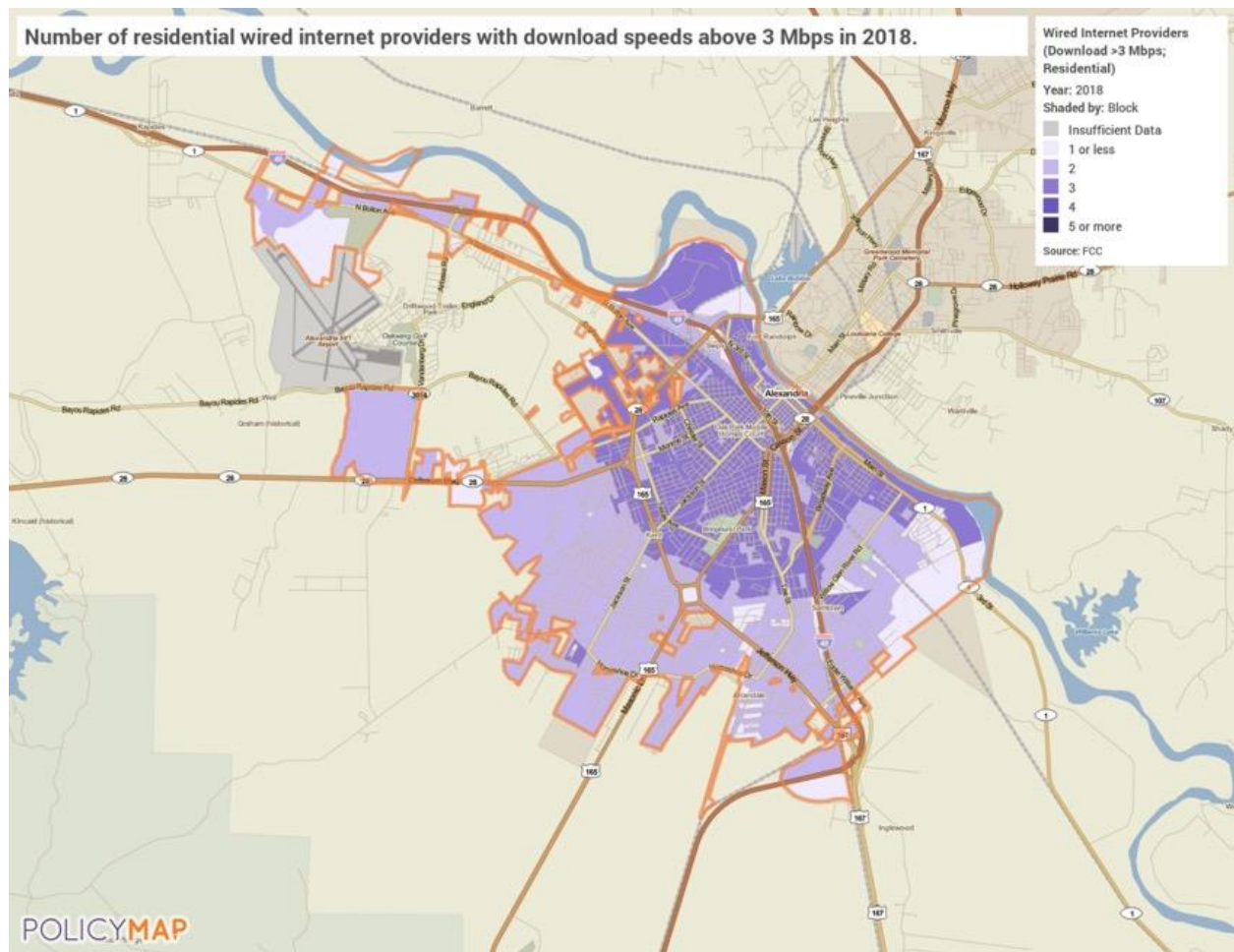
- HughesNet (Satellite)

The following map shows the number of broadband service providers by census tract. Most of the city has at least three options of high-speed internet with competitive providers, however about eight percent of residents only have access to one provider.

See map below: Highspeed Internet Providers



Broadband Access



Highspeed Internet Providers

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

Alexandria has not historically been as vulnerable to various natural hazard events as other locations in the state. The City is moderately more prone to tornadoes than other locations in the state and has experienced flooding, hail, thunderstorms and others natural hazard events. The potential impacts of climate change—including an increase in prolonged periods of excessively high winds and more heavy precipitation—are often most significant for vulnerable communities. The City is not located near the coast, but it is still impacted secondary effects such as tropical storms from traveling hurricanes. By the middle of the century the average summer temperature is expected to rise four degrees. This rise in temperature could lead to altered weather and precipitation patterns, a rise in severe storms, an increased risk of catastrophic floods, increased electricity costs, and ruined crops. Additionally, any increase in the ocean levels or increased storm activity may lead to people moving inland from the coast. An increase of people could come into the City which would drive up housing costs, reduce the availability of jobs, and tax resources.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

Low- and moderate-income residents are at particular risk due to having less available resources to combat the impacts of natural disasters. A dramatic rise in electricity or housing costs could put them at imminent risk of homelessness or living in substandard conditions. Residents in rural communities will have less access to public support in case of emergencies and will have fewer resources to repair or prevent damage to their homes. LMI communities are at a disproportionately higher risk of being displaced long term or permanently by flooding hazards.

The City of Alexandria strives to inform and prepare the general public for multi-hazard mitigation. There are online venues (including city website and Facebook page, Louisiana VOAD website, and Volunteer Louisiana website and Facebook page) that disseminate numerous informational guidebooks, videos, and emergency resources to build disaster resiliency in the community. The city also coordinates with the Rapides Parish and the state Governor's Office of Homeland Security and Emergency Preparedness. The City has also made great strides to ensure future resiliency and preparedness against natural disaster. THINKAlex is a community-driven Resiliency Plan, comprised of a Land Use Plan, a Housing Plan, and a Transportation Plan, focused on the development of effective long-term plans and strategies for the City. One specific effort from this plan is to explore comprehensive flood plain management, which will strengthen its defenses against natural disaster.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

Given the broad range of needs and the limited amount of resources available, the City can only meet a portion of the needs within the community. For the purpose the Consolidated Plan, the needs identified as "high priority" are those that the City plans on addressing with available federal funds over the next five years.

This portion of the plan, the Strategic Plan, summarizes the community needs and identifies its high priority needs that it will address over the next five years. The Strategic Plan also describes how the City will address its priority needs. This includes identifying available resources (Anticipated Resources), who will carry out the activities (Institutional Delivery Structure), and how the conditions of the market will influence the City's actions (Influence of Market Conditions). The Strategic Plan also describes the City's plans to address specific issues required by the regulations, including barriers to affordable housing, lead-paint hazards, and anti-poverty measures.

Given the variables above, the City sets goals that will be used to measure performance over the term of the plan. It should be noted that is difficult to estimate the funding levels for the HOME and CDBG program for the term of the Consolidated Plan. Given this, the goals listed in the plan are based on the assumption that funding will remain relatively stable over the next four years.

The priorities and goals of this Strategic Plan did not change much from the previous Strategic Plan. The City's focus will remain on housing and the elimination of blighted conditions.

AFFORDABLE HOUSING

The City estimates it will budget about seventy percent of its available resources for housing activities. CDBG funds will continue to fund a Minor Rehab program.

ELIMINATION OF BLIGHT

Approximately thirty percent of available funds will be used for the elimination of blighted conditions. This includes Code Enforcement and Demolition/Clearance of Blighted Properties.

Staff estimates that 90% of funds will be used within the CDBG Target Area. While most of the programs administered by the City will be available on a City-wide basis, the target areas have higher levels of need. A description of the target areas are included in the Geographic Priorities section.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 45 - Geographic Priority Areas

1	Area Name:	Slum & Blight Area 1
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Other
	Other Revital Description:	Slum & Blight Area

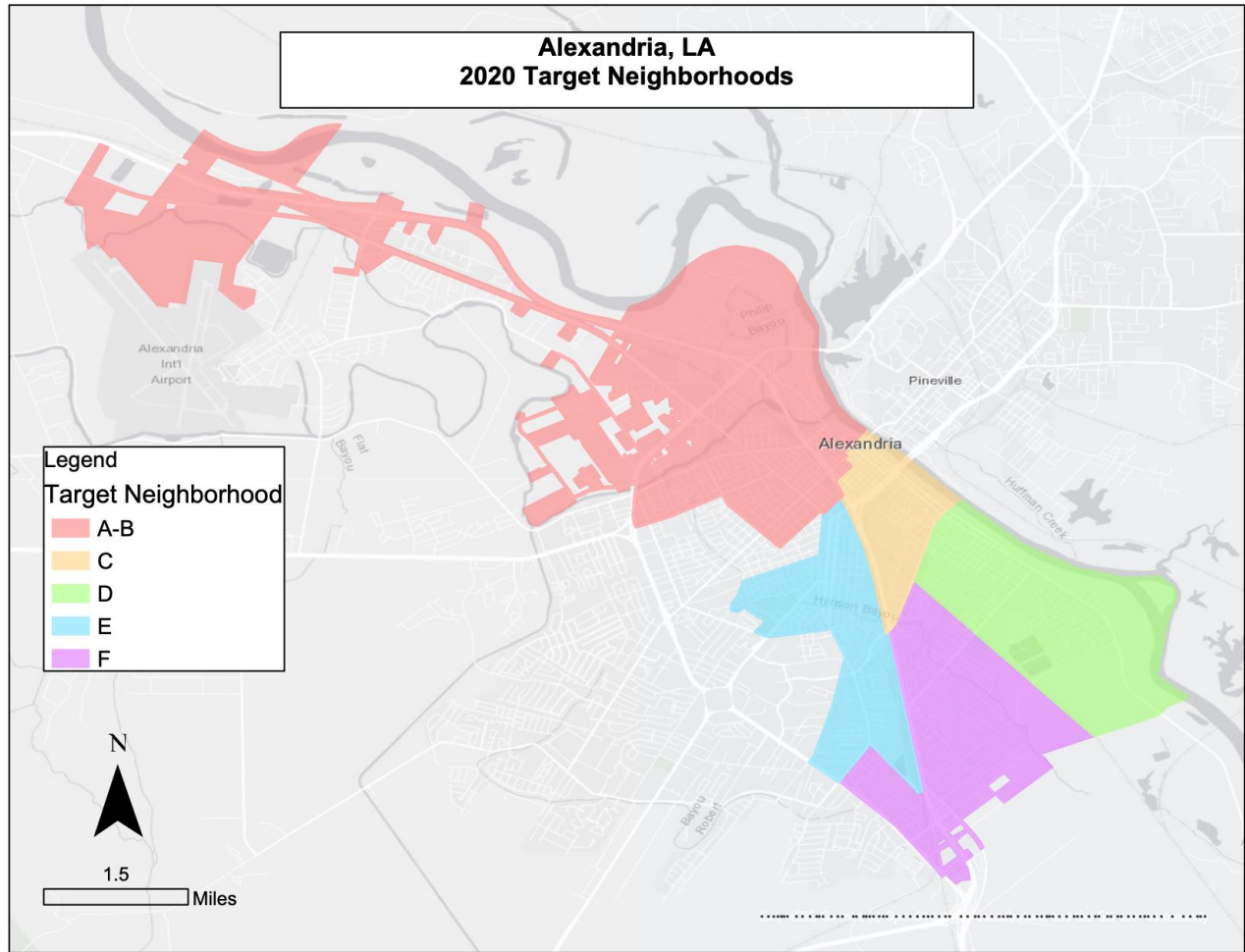
<p>Identify the neighborhood boundaries for this target area.</p>	<p>Identified slum and blight areas (SBA) are:</p> <p>Area AB-20: The area incorporated by the City of Alexandria, LA north of a meandering line commencing from the intersection of MacArthur Drive and Bayou Rapides; to Monroe Street; to Chester Street; to Polk Street; to Bolton Avenue; to Lee Street; to Thorn Road; to Murray Street; to Foisy St; to Jackson Street; to 6th Street; to Beauregard Street and centerline extension; to the centerline of the Red River.</p> <p>Area C-20: The area bounded by a line commencing at the intersection of Broadway Avenue; along I-49 to Murray Street; to Foisy Street; to Jackson Street; to 6th Street; to Beauregard Street; to the centerline extension of the Red River; to Broadway Avenue; along Broadway Avenue to the Point of Beginning.</p> <p>Area D-20: Southeast of a line commencing at the apparent intersection of the extension of Broadway Avenue and the centerline of the Red River; along Broadway Avenue to Kansas City Southern Railroad; to the intersection of the City limits (31.26877 N, 92.41056 W); to the centerline of the Red River.</p> <p>Area E-20: The area bounded by a line commencing along Lee Street to Vance Avenue; to City Park Boulevard; to South City Park Boulevard; to Marigold Street; to the terminus of Marigold Street; to Texas Avenue; to Lee Street; to Memorial Drive; to Sterkx Road; to South MacArthur Drive; to Lee Street; to Duhon Lane; to Hudson Blvd; to I-49; along I-49 to the Point of Beginning.</p> <p>Area F-20: That area bounded by the line commencing at the intersection of Broadway Avenue; to I-49; to Hudson Blvd; to Duhon Lane; to Lee Street; to South MacArthur Dr; along to the City Limits at 31.2476 N, 92.4335 W; to the Kansas City Southern Railroad; to the Point of Beginning.</p> <p>See maps for each area attached in the SP-10</p>
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<p>Include specific housing and commercial characteristics of this target area.</p>	<p>All areas: AB, C, D, E, F have physical deterioration of buildings is rampant throughout and high density of code enforcement complaints. Communities with an older housing stock are likely in need of support and may not have the supply of homes necessary to meet demand. Units built prior to 1978 have the risk of lead-based paint and special care must be taken when addressing these properties. The median year built for the proposed slum and blight areas determination ranges from 1959 to 1970.</p> <p>Areas AB & E have abandonment of properties is examined through the vacancy rate. According to Census data between 2014-2018, the proposed areas had an estimated vacancy rate over 25%. With a housing stock experiencing deterioration and high vacancy rates, the areas are presumably unattractive to existing and new or potential residents.</p> <p>Areas AB & C have chronic high vacancy in commercial buildings.</p> <p>Areas AB, C, E, and F have abnormally low property values relative to other areas in the community. From 2014-2018, the median value of owner-occupied housing units throughout the City of Alexandria was \$140,200. The examined areas had census tracts that had over 25% of the home valued at less than \$60,000 (less than 50% citywide median home value). All areas AB, C, D, E and F had census tracts that had over 25% of the homes valued at under \$80,000 (less than 40% citywide median home value).</p>
<p>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</p>	<p>SBA areas are documented by the City through documentation of complaints in the areas. As complaints are received about vacant and abandoned structures, an address specific project file is created our web based MPN software. The file holds photographs, site visit deficiency assessment inspection reports, correspondence with owner, Tax Assessors record and other relevant data. These files can be accessed from anywhere and reports can be run to provide a list of properties that are valid complaints that need to be resolved. The City affirms the designated areas meet the definition of slight, blighted, deteriorated under state and local law.</p>
<p>Identify the needs in this target area.</p>	<p>The removal of slum and blight was identified as a need in these areas. The City affirms the designated areas meet the definition of slight, blighted, deteriorated under state and local law.</p>

<p>What are the opportunities for improvement in this target area?</p>	<p>North 16th Street Bridge, built in 1978, connects North 16th and Stracener Streets as they merge over Bayou Rapides. It was closed due to severe deterioration in the original wooden substructure more than three years ago. A project to replace the bridge is fully funded from the City and the Metropolitan Planning Organization. Plans have been submitted to the Department of Transportation and Development and are awaiting clearance to proceed.</p> <p>Industrial Park Road connects HWY 1 to the industrial sites in the north of Area A&B. Constant, heavy-weighted traffic has negatively impacted the surface of the road. Plans to reconstruct the road have been submitted to the Department of Transportation and Development for further review and bid document preparation.</p>
<p>Are there barriers to improvement in this target area?</p>	<p>Limited or lack of funding is a barrier to improvements in the target areas. Community Development has limited funding for Code Enforcement and Demolition activity funding. The City general fund typically provides a small amount to assist the HUD CDBG dollars; however, based on the estimates that over 50% of the City qualifies as low to moderate income and over 50% also qualifies as Slum Blight, the demand for abatement far exceeds the financing needs to provide those services.</p>

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)



Slum & Blight Area 1 Map

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 46 – Priority Needs Summary

1	Priority Need Name	Expand/Improve Public Facilities & Infrastructure
	Priority Level	Low
	Population	Low Moderate Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Not applicable
	Description	While some need exists to expand and improve public infrastructure and public facilities, in comparison to more significant priority needs this is ranked moderate, therefore, not funded under this Consolidated Plan.
	Basis for Relative Priority	Through community participation and consultation of local stakeholder partners and organizations, an interest in expanding and improving public infrastructure & facilities was identified.
2	Priority Need Name	Preserve & Develop Communities
	Priority Level	High
	Population	Low Moderate
	Geographic Areas Affected	City Wide Slum & Blight Area 1
	Associated Goals	1A. Provide for Owner Occupied Housing Rehab 1B. Increase Affordable Housing Opportunities 2. Address Slum & Blight
	Description	Preserving housing and developing affordable housing, including Homeowner Rehabilitation, Rental Rehabilitation, and Increased Homeownership Opportunities remains one of the highest priorities in the jurisdiction. Further, community revitalization in the form of code enforcement and clearance of slum and blight is needed.

	Basis for Relative Priority	Through data analysis, community participation, and consultation of local stakeholder partners and organizations the need to preserve & develop communities was identified.
3	Priority Need Name	Provide for Social Services
	Priority Level	High
	Population	Low Moderate
	Geographic Areas Affected	
	Associated Goals	3. Provide Emergency Assistance
	Description	While general public services needs exist, in comparison to other priority needs and in light of other resources available to address these concerns, the City is focusing its public service goals on emergency assistance as described below.
	Basis for Relative Priority	Through community participation and consultation of local stakeholder partners and organizations, an interest in supporting public services.
4	Priority Need Name	Provide for Emergency Assistance
	Priority Level	High
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	
	Associated Goals	3. Provide Emergency Assistance
	Description	Provide emergency assistance for utility or rental payments for households facing hardships resulting from the COVID-19 crisis. These needs will be funded with CDBG-CV funds.
	Basis for Relative Priority	Through consultation of local stakeholder partners and organizations the need for emergency assistance for households struggling to meet housing costs was identified.
	Priority Need Name	Economic Development Opportunities

5	Priority Level	Low
	Population	Low Moderate Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	
	Description	Due to unemployment rates, the City acknowledges a need for economic development assistance, however, given limited resources and other pressing concerns, the City is focusing funding on other areas.
	Basis for Relative Priority	Through consultation of local stakeholder partners and organizations, an interest in economic development programs was identified.

Narrative (Optional)

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The cost of rental housing within the market is reasonable for most income levels, but it is too high for a number of residents within the City at the lowest incomes. A minimum wage earner, earning \$7.25 per hour, must work approximately 72 hours per week every year to afford a two bedroom apartment set at Fair Market Rent. According to the latest CHAS data, nearly 60% of renter households have a cost burden where more than half of their incomes go to toward housing costs. While this type of data supports the use of funds for tenant-based rental assistance, the City feels the funds are better used to improving the physical housing stock within the neighborhood.
TBRA for Non-Homeless Special Needs	Monthly Supplemental Security Income (SSI) payments, a common form of income for persons with special needs, for an individual average \$783. At this amount, \$235 in monthly rent is affordable. The one-bedroom FMR is \$623 or 79.5% of the renter's income, leaving very little funds (\$150) for other needs such as food and transportation. Based on this data, there is clearly a market-based need for tenant-based rental assistance for persons with special needs. As mentioned above, the City feels that from a strategic standpoint, physical improvements to existing housing stock make a greater impact on the neighborhoods than tenant based rental assistance.
New Unit Production	<p>According to the CHAS data, there are nearly 6,000 households that are cost burdened, nearly half of which pay 50% or more of their income to housing cost. Approximately 18.4% of all households, in the City, pay between 30% and 50% and 16.4% pay over 50% of their income to household costs. No new Low Income Housing Tax Credit developments have been sited in Alexandria since 2011. This indicates a need for new unit production where resources are available.</p> <p>In regard to development for owner-occupied housing, there has been little activity in the CDBG target areas despite the wide availability of vacant lots for in-fill development. Current market conditions would allow for new in-fill development within these older neighborhoods, but market demand may not be sufficient.</p>
Rehabilitation	The age and condition of existing housing stock within the City clearly speaks to the need for rehabilitation. The City will use its limited funds to focus on minor rehabilitation in order to get the greatest impact in the community.

Acquisition, including preservation	Through the City's demolition and clearance program, the City acquires properties that carry maintenance costs. To reduce additional maintenance costs as blighted properties are addressed, the City will include points in its requests for proposals for redevelopment to incentivize development on already vacant lots or with properties that have been foreclosed. Further, the City is exploring the possibilities for creating a land bank.
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Table 47 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

The main source of funding for the goals, programs, and projects discussed in this Consolidated Plan will come from the Community Development Block Grant (CDBG), the HOME Investment Partnerships Program (HOME), and CDBG funds provided by HUD under the CARES Act (CDBG-CV) to address the COVID-19 crisis. CDBG funds may be used for a broad range of activities, including housing, infrastructure, public facilities and services, and economic development, as long as the purpose of the program is to benefit persons considered to be low or moderate income (below 80% of the area median income). The CDBG-CV funds may be used for the same purpose as the regular CDBG allocation. HOME funds may only be used for affordable housing projects. This includes the acquisition and development of new housing, the rehabilitation of existing units, tenant-based rental assistance, and homebuyer assistance. The City expects to leverage and attract additional funding sources to help meet its goals, including construction funds from the State of Louisiana and private funding invested in the HOME-assisted affordable housing developments. The totals for the remaining Con Plan Years is an estimated based on the 2020 allocations remaining consistent over the term of this Plan.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	422,981	0	70,179	493,160	1,691,924	
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	255,651	0	360,745	616,396	1,022,604	
Other	public - federal	Admin and Planning Public Services Other	248,812	0	0	248,812	0	CARES Act (CDBG-CV) funds to address the COVID-19 crisis.

Table 48 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

City will has requested a waiver of match requirements. With this waiver in place, the City will be relieved from contributing match for funds expended between October 1, 2019 and September 30, 2021.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

At the current time, the City does not own land or property that will be used to address the needs and goals identified in the plan. The City is funding a program to address the legal complexities that arise when properties are transferred through inheritance, which can result in additional blighted properties. Further, the City is exploring the possibilities of developing a Land Bank in future years.

Discussion

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
CITY OF ALEXANDRIA	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
Alexandria Housing Authority	PHA	Public Housing	Jurisdiction
INNER-CITY REVITALIZATION CORPORATION	CHDO	Ownership Rental	Jurisdiction
Central Louisiana Coalition to End Homelessness	Continuum of Care	Homelessness Rental	Region
CENLA Community Action Committee	Non-profit organizations	Public services	Region

Table 49 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The City of Alexandria Community Development Department acts as the lead agency for the development and administration of the Consolidated Plan and its funded projects. The Community Development Department relies on a number of partners, including non-profit organizations, contractors, and other public agencies to undertake the projects funded through the Consolidated Plan. The City is fortunate to have a number of qualified staff at the subrecipient level and quality non-profit organizations to assist in the implementation of its Consolidated Plan. The City has identified one serious gap in the institutional delivery system and a number of areas where the City will work to improve the delivery of the funded programs.

The largest gap within the institutional delivery system is the lack of environmentally sustainable and affordable housing and the limited resources to address the issue. The City recognizes a significant need within the City to improve quality of life for its residents through greater opportunities for housing choice throughout the City, addressing energy efficiency needs, and providing better quality, more affordable housing. While resources are limited, the City is continually seeking new avenues to address these concerns.

Currently, the City only has one active Community Housing Development Organization (CHDO). There is a need to develop and build the capacity of local organizations that could potentially qualify as a CHDO to carry out affordable housing development projects. In the medium term, the City will actively seek out qualified agencies who could act as a CHDO. However, in the short term, the City requested a waiver lifting the requirement that it use 15 percent of each annual allocation of HOME funds only for housing owned, developed, or sponsored by CHDOs for the 2017, 2018, 2019, and 2020 allocation years. The suspension and waiver of this requirement reduces the set-aside requirement to zero and allows the City to expeditiously assist families affected by the COVID-19 pandemic by immediately making additional HOME funds available for activities for which CHDO set-aside funds cannot be used.

With respect to homeownership, the City has had difficulty in recent years identified qualified buyers for units. More targeted and cooperative work is needed to create a pipeline of eligible buyers.

One of the greatest gaps the CoC has in its delivery system is the lack of involvement of non-funded agencies by HUD to collaborate and work together. The Salvation Army and other smaller non-profits that are addressing homelessness do not share data through the CoC's database called HMIS to ensure services to individuals are streamlined and consistent. However, more churches are beginning to get involved in using this database as they help homeless individuals with financial assistance.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X		
Mortgage Assistance			
Rental Assistance	X	X	
Utilities Assistance	X	X	
Street Outreach Services			
Law Enforcement			
Mobile Clinics			

Street Outreach Services			
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X		
Education	X		
Employment and Employment Training	X	X	
Healthcare	X		
HIV/AIDS	X	X	X
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X		
Other			

Table 50 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

As part of the intake process of Continuum members, providers require that program participants enroll in mainstream benefits. In addition, Volunteers of America offers two programs, Assertive Community Outreach Program and Behavioral Health, that provide case management to mentally ill adults that live independently. This service is performed by degreed case managers that offer life skills training, transportation for mental health appointments, budgeting, assistance with understanding medications and more. Providers routinely refer participants to programs such as the Dept of Labor's workforce one stop for job training and resume building, and Main Street Mission for various other services.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The service delivery system for the special needs and homeless population within the City has many strengths. The Continuum of Care is made up of a number of dedicated organizations that work well together.

The major gap in the local service delivery system for persons experiencing homelessness is similar to the gap for all low income individuals- a lack of safe, affordable housing and limited resources to address the issue.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The City is planning to take a number of efforts to address the gaps and weaknesses in its local institutional structure.

First, the City will continue working with the CoC to strengthen partnerships that serve the City's most vulnerable populations.

Second, the City will continue to address affordable housing gaps that greatly affect vulnerable populations like those experiencing homelessness and those with special needs. For these populations, identifying safe and decent housing is the first step in building a foundation to stability.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	1A. Provide for Owner Occupied Housing Rehab	2020	2024	Affordable Housing		Preserve & Develop Communities	CDBG: 625,000:	Homeowner Housing Rehabilitated: 40 Household Housing Unit
2	1B. Increase Affordable Housing Opportunities	2020	2024	Affordable Housing		Preserve & Develop Communities	CDBG: 835,380 HOME: 1,639,000	Homeowner Housing Added: 5 Household Housing Unit Direct Financial Assistance to Homebuyers: 20 Households Assisted
3	2. Address Slum & Blight	2020	2024	Affordable Housing		Preserve & Develop Communities	CDBG: 724,704	Buildings Demolished: 50 Buildings Housing Code Enforcement/Foreclosed Property Care: 375 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	3. Provide Emergency Assistance	2020	2021	Non-Homeless Special Needs		Provide for Emergency Assistance	CDBG-CV: 248,812	Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted

Table 51 – Goals Summary

Goal Descriptions

1	Goal Name	1A. Provide for Owner Occupied Housing Rehab
	Goal Description	<p>The City will fund a CDBG Minor Rehab Program.</p> <p>Minor Rehab can include a variety of work but prioritizes repairs that increase the health and safety of the unit. The goal of the Minor Rehab program is to assist homeowners to address deferred maintenance issues that could not otherwise afford to address and will allow the owner to maintain their home. Roofing, electrical, plumbing, and carpentry may be considered as part of this program. For roofing, applicants may receive up to \$15,000. For electrical, plumbing, and carpentry repairs, applicants may receive up to \$5,000. All funds are administered as grants. These funds may be leveraged with additional funds through a grant from the FDIC, if received.</p> <p>While the City will typically dedicate its CDBG resources for low to moderate income clients, in the event of a natural disaster or other declared emergency, the City may direct funds to serve individuals and households with a particular urgent need. By definition, urgent need clients are those that have a particular emergency situation but are over 80% AMI</p>

2	Goal Name	1B. Increase Affordable Housing Opportunities
	Goal Description	<p>The City will support new affordable housing rental and homeownership development. New development includes projects that involve acquisition, new construction, and rehabilitation. The City may also use available funds to help homebuyers with the purchase of their homes. The City will also support homebuyer education classes to ensure potential homebuyers are ready for homeownership. By increasing the homeownership rate, residents will have a greater stake in the quality of their neighborhoods. New rental development projects may include projects that involve acquisition, new construction, and rehabilitation. These projects may be leveraged by funds from the State and from through Low Income Housing Tax Credits or other state funds. By increasing available affordable rental units, the City will provide housing to households in need of safe and decent opportunities. The City's five year goal is based on the assumption that HOME funding will remain fairly constant over the period of the plan.</p> <p>While the City will typically dedicate its CDBG resources for low to moderate income clients, in the event of a natural disaster or other declared emergency, the City may direct funds to serve individuals and households with a particular urgent need. By definition, urgent need clients are those that have a particular emergency situation but are over 80% AMI</p>
3	Goal Name	2. Address Slum & Blight
	Goal Description	<p>The City will fund two programs to eliminate blighted conditions within its jurisdiction: Demolition and Code Enforcement.</p> <p>CDBG will fund demolition and clearance of vacant, abandoned, and deteriorated structures in order to eliminate specific conditions of blight or physical decay. The City estimates it will be able to demolish 50 blighted properties through this program over the five year period.</p> <p>CDBG will fund a code enforcement program to address substandard vacant units within target areas to attempt to arrest the blighting influence these units have in neighborhoods. The City estimates that this program will address 375 blighted properties.</p>

4	Goal Name	3. Provide Emergency Assistance
	Goal Description	The City will use CDBG-CV funds to support households struggling as a result of COVID-19 with emergency assistance for utility or rental payments for up to 90 days.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

Over the course of the five year plan, the City estimates that it will subsidize the development of five to ten HOME-assisted units. The number of units will be dependent on the size of future HOME allocations and the type of housing projects undertaken by the CHDO.

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

Per the consultation with the housing authority, there is not a current need to increase the number of accessible units.

Activities to Increase Resident Involvements

The Alexandria Housing Authority has policies and procedures currently in place to encourage active participation from residents. There are monthly resident council meetings held at each of the developments. Residents are invited to meet and greet, share their concerns and organize activities for their developments. One or more employees of the AHA are always present to answer questions and document the concerns of the residents. In addition, one resident is appointed to the Board of Commissioners. The AHA conducts periodic customer satisfaction surveys as a means for residents to discreetly voice their concerns and to ensure that the best possible customer service is being provided by the agency. In regard to homeownership, the AHA is planning to offer homeownership as an option through its Housing Choice Voucher Program.

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the ‘troubled’ designation

N/A

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

Public policies are meant to address the overall needs of citizens. Yet, there are times where they may have a negative effect on certain aspects of the community, specifically affordable housing and residential investment. Affordable housing and public and private residential investments are key components in furthering fair housing in any community. The primary tool communities have for identifying contributing factors for these barriers to housing is an analysis of fair housing and fair housing choice. In 2020, the City updated the fair housing analysis. The following action steps were included in the analysis to address affordable housing issues:

Address Disproportionate Housing Problems and Economic Barriers

- Provide financial literacy courses and homebuyer education courses using HUD approved counselors. Ensure training is marketed to individuals most in need of assistance.
- Explore the possibility of working with a qualified fair housing agency to better understand the extent and magnitude of discrimination within the housing market and partner on strategies to educate lenders and potential borrowers to address disparities.
- Explore opportunities for economic investment and job training in areas of greatest poverty.

Address Lack of Safe, Affordable Housing

- Coordinate clearance and demolition efforts with homeowner rehabilitation and single-family housing development to improve neighborhoods that currently have a high percentage of vacant and abandoned properties.
- Coordinate with officials, staff, and legal counsel associated with zoning decisions to ensure all are fully educated on fair housing law and need for safe, affordable housing, especially as it pertains to reasonable accommodation.
- Participate in annual local and state activities to establish a greater network of support for affordable housing opportunities.

Beyond these steps, the City plans corresponding actions designed to strengthen the supply of affordable housing and narrow the affordability “gaps.” Elements of those actions appear within this Consolidated Plan and beyond. Additionally, the City anticipates a review of public policies that may impede the development of affordable housing and to improve the understanding of their consequences.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The City will explore different possibilities in terms of program design of its housing programs to reduce the effects of the federal flood insurance requirement. Potential solutions include using the federal dollars to leverage additional assistance from local lenders, subsidizing the insurance premium with CDBG funds, and making bigger per-unit investments to address flood concerns.

Barriers to Affordable Housing 2

In 1991, HUD published a study that found regulatory barriers—public processes and requirements that significantly impede the development of affordable housing without commensurate health or safety benefits—directly raise development costs in some communities by as much as 35 percent. A number of causes, including infrastructure costs, local building practices, bureaucratic inertia, and property taxes contributed to this network of barriers. The report concluded that opposition to affordable housing, often called “Not In My Back Yard” or NIMBY, was the underlying motive that lay behind many of these regulatory barriers to intentionally limit growth in general and affordable housing in particular.

The City feels that it has few, if any, local regulatory barriers that impede the development of affordable housing. With that said, there are two significant barriers, one at the state level and the other at the federal level, that have an adverse effect on the City's ability to carry out its Strategic Plan. First, there are large number of blighted properties within the CDBG target areas that have clouded title as a result of inheritance. Current state law makes it difficult for the City to clear title on these properties in order to redevelop them. Secondly, the flood insurance requirements tied to the CDBG and HOME program require assisted homeowners who reside in flood prone areas to carry flood insurance as a condition for receiving assistance. A good portion of the homes in the CDBG target areas would need to buy flood insurance in order to receive significant housing assistance. The City believes that this requirement significantly affects its ability to revitalize its target areas.

SP-60 Homelessness Strategy – 91.215(d)

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

The CoC utilizes the services of the outreach teams to spread the word about programs and services available to the general homeless population, regardless of race, color, national origin, religion, sex, age, familial status, or disability. As part of its strategic planning process, the CoC plans to ensure that outreach materials are available to anyone with a disability or anyone of a different national origin. Volunteers of Americas outreach program serves those persons who routinely sleep on the streets. The outreach team is familiar with the locations of "camps" where homeless people tend to live.

In addition, VOA holds a monthly outreach event called "Helping to Overcome Homelessness (H2O)". The H2O event establishes a "one stop shop" for homeless services, wherein providers across the CoC set up and provide services such as HIV/AIDS testing, VI-SPDAT assessments, Veteran's services, food, clothing, and more. By holding the event at the end of the month, the event caters to the needs of unsheltered people whose resources of SSI/SSDI have run out. As part of the outreach plan for rural communities, this H2O model is being expanded to rural communities throughout the geographic area, with events planned in all eight of the parishes served by the CoC.

Addressing the emergency and transitional housing needs of homeless persons

The City will continue to participate in the Continuum and assist when possible with emergency shelter and transitional housing needs. Goals for these activities are not currently included in this plan.

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.

The CoC has developed a Committee on Chronic Homelessness that includes street outreach workers and case managers of PSH programs. The committee is responsible for identifying, assessing, and prioritizing chronically homeless individuals for placement into PSH programs.

Locally, resources for homeless veterans are plentiful. The CoC is also requesting additional rapid rehousing funds to serve literally homeless families.

In regard to preventing a return to homelessness, each provider within the CoC conducts follow-up at 90 days, 180 days, and twelve month intervals. These follow-up assessments are documented within the CoC's HMIS. During the follow-up, if an issue is discovered that could possibly result in a family returning

to homelessness, the Case Manager provides ongoing case management sessions to assist the family with obtaining the proper supports to prevent them from returning to homelessness.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

In the current program year, the City will fund a program aimed at diverting homeless and near homeless away from the shelter system and to living arrangements with families and friends.

The CoC has adopted the following discharge coordination policies to prevent homelessness for those leaving the care of public institutions:

1. Foster Care

Locally, the foster care system collaborates with Eckerd to provide wrap-around services to the population that is leaving foster care. Eckerd assists these participants with seeking mainstream benefits and housing supports to ensure that they do not become homeless as a result of leaving the foster care system.

2. Health Care

Locally, hospitals are beginning to reach out to CoC providers in advance of someone being discharged so that proper assessments can take place before the person is discharged. The CoC can assist the hospital in seeking housing options so that no one is homeless upon discharge. Housing options might include placement in a PSH program if the person is deemed chronically homeless, linkages to programs like SSVF and VASH if they are leaving the VA Hospital, and referrals to programs for those who are mentally ill and/or substance abusers.

3. Mental Health

Volunteers of America has been designated by the CoC as the agency that provides linkages between the mental health system and the homeless system. Volunteers of America has several programs that are not CoC-funded that link persons to resources available to ensure housing stability, and also has three PSH CoC-funded programs that serve only those chronically homeless individuals/families who have a mental illness. With mental illness the leading cause of homelessness locally, having a PSH program where beds are designated specifically for this population ensures that no mentally ill person leaving a mental health facility will be homeless.

4. Corrections

The Louisiana Department of Corrections routinely refers people to the local Re-entry Solutions program. Re-entry Solutions is a local nonprofit that provides services to persons who are recently released from incarceration, in addition to providing services the families of those who are incarcerated.

Re-entry Solutions works with project participants to obtain jobs, and even provides temporary housing for some of the participants through the Safe Landing program. Volunteers of America is now providing case management and housing assistance to ex-offenders being released into Rapides Parish. Ex-offenders are followed for 6 months upon release from prison and are assessed according to their needs before release to ensure a reduce in recidivism: housing, transportation, education, employment development, legal, and more.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The City will ensure all of its federally-funded housing programs are in full compliance with the lead-based paint hazard regulations (24 CFR Part 35). This includes assisting households with the appropriate lead-based paint inspection, testing, and abatement of lead-based paint hazards. The City will provide education through the distribution of lead-based paint information and literature and will seek greater coordination with state agencies to leverage additional resources.

In April 2010, EPA extended current requirements regarding lead-safe work practices to cover most pre-1978 housing and require renovation firms to perform quantitative dust testing to achieve dust-lead levels that comply with EPA's regulatory standards. The City will work with its contractors, subrecipients and community partners to ensure all funded programs are in full compliance with the updated regulation.

How are the actions listed above related to the extent of lead poisoning and hazards?

The City is not taking any stand-alone action to specifically address lead paint or lead poisoning hazards. Instead, the City will address lead-based paint on a case-by-case basis for the housing units assisted through its housing programs. The City has applied for a lead-based paint abatement grant through HUD, and is hopeful for this resource that will allow it to better target this issue.

How are the actions listed above integrated into housing policies and procedures?

The lead safe housing regulations are fully integrated into the design of the City's housing programs. This includes disclosure, determination of assistance threshold, lead safe work practices, and level of treatment.

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

Residents have a 41.8% higher median household income than they did in 2000. Unfortunately, however, due to inflation residents actually have less buying power. In 2000, the median household income of \$26,097 had a buying power of \$37,544 in 2017 dollars. Financially, residents are, on average, worse off now than they were, which can lead to increases in poverty and substandard living.

According to a study funded by the twelve United Way organizations in Louisiana, “ALICE: Asset Limited, Income Constrained and Employed,” 19% of the households in Rapides Parish had incomes at or below the poverty level, but another 28 percent reported incomes above poverty but below the ALICE threshold. For the city of Alexandria, a total of 17,837 households – 55 percent – fell below the ALICE and poverty thresholds.

There is a high correlation between low levels of educational attainment and poverty. Almost half (45%) of those who do not finish high school live in poverty. For those who finish high school, the poverty rate drops to 14%. Employment has a comparable correlation. 44% of unemployed persons over age 16 are in poverty, whereas only 11% who are employed are below the poverty line. However, of the approximately 6,000 residents over 25 who are in poverty, one-third have jobs but remain in poverty.

Given the statistics stated above, the City’s efforts to reduce the number of poverty-level families should focus on support services to single-parent households and educational support and job training programs to ensure residents receive at least a high school diploma.

When feasible, the City will provide job training, employment, and contract opportunities for public housing residents and other low- and moderate-income residents in connection with construction projects funded under the Consolidated Plan. This provision helps foster local economic development, neighborhood economic improvement, and individual self-sufficiency. In this way, the City will comply with Section 3 of the Housing and Urban Development Act of 1968. The City has set the following goals in relation to its Section 3-covered projects: (1) thirty percent of new hires will be Section 3 residents, and (2) ten percent of all Section 3-covered contracts will be awarded to Section 3 businesses.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

In terms of coordinating poverty reduction efforts and the affordable housing actions of this plan, the City will comply with the Section 3 requirements. The purpose of Section 3 is ensure that low and extremely low income persons, including those in poverty, benefit when the use of federal funds results in the creation of new job opportunities.

SP-80 Monitoring – 91.230

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

The City of Alexandria has implemented plans to effect comprehensive monitoring of programs and activities described in the Consolidated Plan. Monitoring plans have also been developed for organizations and activities funded by the City to further activities outlined in the Consolidated Plan. The monitoring plan is directed to ensure program performance, financial performance, and regulatory compliance.

The Community Development Department of the City of Alexandria is the primary entity for carrying out programs in the 2020 Action Plan. The Division has procedures in place to monitor and evaluate work-in-progress, expenditures, and beneficiaries of programs described in the Action Plan. The overall goal of the City of Alexandria monitoring process is to identify deficiencies and promote corrections to improve and reinforce performance.

The procedures planned for use in monitoring applicable programs and projects undertaken by other organizations are comprehensive by design and will be carried out on differing schedules and in differing formats dependent upon the scope and nature of the individual projects. Organizations or entities requiring monitoring by the City will be notified of the planned monitoring procedures, which include:

- The provision of technical assistance in the areas of project implementation and required record keeping
- Extensive on-site reviews of each project and associated records
- Formal grant agreements that are approved by the city council and executed with each nonprofit agency or subcontractor
- Yearly monitoring to determine compliance with the requirements of the grant agreement
- All capital improvement contracts will be monitored for compliance with Davis-Bacon wages, Section 3 and other federal requirements during the construction of the project.

All rehabilitation and new construction projects are inspected during construction and at completion to ensure compliance with applicable housing code requirements. Any discrepancies are corrected prior to approval. Rental property rehabilitation projects are inspected annually during the affordability period to ensure compliance.

The City of Alexandria Community Development staff will perform required monitoring functions to ensure long-term compliance with applicable regulations as well as executed contracts, agreements, and regulatory requirements of the various programs administered by the City. The monitoring process has been designed to function on an extended basis to guarantee compliance with comprehensive planning

requirements, affordability, leasing and other long-term requirements. The City of Alexandria plans to fully protect the investment of public funds in those projects and activities implemented by the City and those undertaken by other individuals and organizations. Specific areas of compliance monitoring will include:

- Timely performance of required activities
- Construction standards
- Compliance with applicable regulations, including affordability requirements, eligibility of program beneficiaries, labor requirements, environmental regulations, affirmative action, equal opportunity, fair housing, ADA, Section 3, and minority outreach requirements.
- Maintenance of acceptable financial management standards
- Reasonableness and appropriateness of costs
- Integrity and composition of organization
- Timeliness of expenditures
- Compliance with goals and objectives

In the event of nonperformance or breach of agreements, the City will fully enforce remedies on default or other means of satisfactorily achieving the goals and intended purposes of Consolidated Plan programs. Monitoring standards and procedures will be evaluated and modified, as needed, to ensure all program requirements are adhered to and addressed satisfactorily.

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

The main source of funding for the goals, programs, and projects discussed in this Consolidated Plan will come from the Community Development Block Grant (CDBG), the HOME Investment Partnerships Program (HOME), and CDBG funds provided by HUD under the CARES Act (CDBG-CV) to address the COVID-19 crisis. CDBG funds may be used for a broad range of activities, including housing, infrastructure, public facilities and services, and economic development, as long as the purpose of the program is to benefit persons considered to be low or moderate income (below 80% of the area median income). The CDBG-CV funds may be used for the same purpose as the regular CDBG allocation. HOME funds may only be used for affordable housing projects. This includes the acquisition and development of new housing, the rehabilitation of existing units, tenant-based rental assistance, and homebuyer assistance. The City expects to leverage and attract additional funding sources to help meet its goals, including construction funds from the State of Louisiana, and private funding invested in the HOME-assisted affordable housing developments. The totals for the remaining Con Plan Years is an estimated based on the 2020 allocations remaining consistent over the term of this Plan.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
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HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	255,651	0	360,745	616,396	1,022,604	
Other	public - federal	Admin and Planning Public Services Other	248,812	0	0	248,812	0	CARES Act (CDBG-CV) funds to address the COVID-19 crisis.

Table 52 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

City will has requested a waiver of match requirements. With this waiver in place, the City will be relieved from contributing match for funds expended between October 1, 2019 and September 30, 2021.

f appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

At the current time, the City does not own land or property that will be used to address the needs and goals identified in the plan. The City is funding a program to address the legal complexities that arise when properties are transferred through inheritance, which can result in additional blighted properties. Further, the City is exploring the possibilities of developing a Land Bank in future years.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	1A. Provide for Owner Occupied Housing Rehab	2020	2024	Affordable Housing	City Wide	Expand/Improve Public Facilities & Infrastructure	CDBG: 196,076	Homeowner Housing Rehabilitated: 5 Household Housing Unit
2	1B Increase Affordable Housing Opportunities	2020	2024	Affordable Housing	City Wide	Preserve & Develop Communities	CDBG: 100,946 HOME: 616,393	Homeowner Housing Added: 1 Household Housing Unit Direct Financial Assistance to Homebuyers: 4 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	2. Address Slum & Blight	2020	2024	Affordable Housing	Slum & Blight Area 1	Preserve & Develop Communities	CDBG: 196,138	Buildings Demolished: 10 Buildings Housing Code Enforcement/Foreclosed Property Care: 75 Household Housing Unit
4	3. Provide Emergency Assistance	2020	2021	Non-Homeless Special Needs	City Wide	Provide for Emergency Assistance	CDBG-CV: 248,812	Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted

Table 53 – Goals Summary

Goal Descriptions

1	Goal Name	1A. Provide for Owner Occupied Housing Rehab
	Goal Description	<p>The City will fund a CDBG Minor Rehab Program. Minor Rehab can include a variety of work but prioritizes repairs that increase the health and safety of the unit. The goal of the Minor Rehab program is to assist homeowners to address deferred maintenance issues that could not otherwise afford to address and will allow the owner to maintain their home. Roofing, electrical, plumbing, and carpentry may be considered as part of this program. For roofing, applicants may receive up to \$15,000. For electrical, plumbing, and carpentry repairs, applicants may receive up to \$5,000. All funds are administered as grants. These funds may be leveraged with additional funds through a grant from the FDIC, if received.</p> <p>While the City will typically dedicate its CDBG resources for low to moderate income clients, in the event of a natural disaster or other declared emergency, the City may direct funds to serve individuals and households with a particular urgent need. By definition urgent need clients are those that have a particular emergency situation but are over 80% AMI.</p>
2	Goal Name	1B Increase Affordable Housing Opportunities
	Goal Description	<p>The City will support new affordable housing rental and homeownership development. New development includes projects that involve acquisition, new construction, and rehabilitation. The City may also use available funds to help homebuyers with the purchase of their homes. The City will also support homebuyer education classes to ensure potential homebuyers are ready for homeownership. By increasing the homeownership rate, residents will have a greater stake in the quality of their neighborhoods. New rental development projects may include projects that involve acquisition, new construction, and rehabilitation. These projects may be leveraged by funds from the State and from through Low Income Housing Tax Credits and other state funds. By increasing available affordable rental units, the City will provide housing to households in need of safe and decent opportunities. The City's five year goal is based on the assumption that HOME funding will remain fairly constant over the period of the plan.</p> <p>While the City will typically dedicate its CDBG resources for low to moderate income clients, in the event of a natural disaster or other declared emergency, the City may direct funds to serve individuals and households with a particular urgent need. By definition urgent need clients are those that have a particular emergency situation but are over 80% AMI.</p>

3	Goal Name	2. Address Slum & Blight
	Goal Description	<p>The City will fund two programs to eliminate blighted conditions within its jurisdiction: Demolition and Code Enforcement.</p> <p>CDBG will fund demolition and clearance of vacant, abandoned, and deteriorated structures in order to eliminate specific conditions of blight or physical decay. The City estimates it will be able to demolish 50 blighted properties through this program over the five year period.</p> <p>CDBG will fund a code enforcement program to address substandard vacant units within target areas to attempt to arrest the blighting influence these units have in neighborhoods. The City estimates that this program will address 375 blighted properties.</p>
4	Goal Name	3. Provide Emergency Assistance
	Goal Description	<p>The City will use CDBG-CV funds to support households struggling as a result of COVID-19 with emergency assistance for utility or rental payments for up to 90 days. The City estimates that this program will address 500 utility customers.</p>

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

In the development of the Consolidated Plan, one target area was defined and approved beyond the city-wide target area. This target area is referred to as the Slum & Blight Area 1 and includes five contiguous areas within the City.

Geographic Distribution

Target Area	Percentage of Funds
Slum & Blight Area 1	30

Table 54 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Concentrating resources in specific geographies is necessary to adequately address the scale of needs and achieve short and long-term improvements to identified substandard conditions such as deteriorated housing and infrastructure. The result of geographical allocation of HUD funding is efficient and effective use of the funds to elevate and create more opportunities for areas where needs are greatest.

Discussion

Projects

AP-35 Projects – 91.220(d)

Introduction

Projects

#	Project Name
1	CDBG: Administration (20%)
2	CDBG: Housing Programs
3	CDBG: Slum & Blight Removal
4	CDBG-CV: Administration (20%)
5	CDBG-CV- Public Services
6	HOME: Administration (25%)
7	HOME: Non-CHDO Development Activities

Table 55 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The rationale for allocation priorities comes from a combination of the following elements:

- The input and feedback received by through the community input and consultation process.
- The recommendations of city staff and officials based on past performance of programs.
- The amount of funds available through the CDBG and HOME allocations.
- The limitations imposed by the federal programs. For example, HOME dollars must be used for affordable housing.

The City has identified a number of obstacles to meeting its needs, including the lack of interested contractors in the City's housing rehabilitation programs, the flood insurance requirements associated with the City's housing rehabilitation programs, and the lack of an emergency shelter for women.

Given challenges presented in meeting community needs as a result of the COVID-19 crisis, the City has requested and received authority to implement waivers for the HOME program that will provide greater flexibility in the use of HOME funds. A description of the waivers follows:

1. 10% Administration and Planning Cap

Specific Condition justifying use of waiver of Section 212(c) of NAHA and 24 CFR 92.207:

This waiver allows an increase in administrative expenditures up to 25% of its annual HOME allocation, plus program income, for FY 2019 and FY 2020 allocations. This waiver will provide the City with adequate funds to pay for the increased cost of administering HOME-related activities to address the effects of COVID-19, including attempts to prevent the spread of the virus. It will also help to relieve the burden of identifying other general funds to pay HOME administrative and planning costs at a time when local tax revenues that provide general operating revenue are decreasing.

➔ 2. CHDO Set-aside Requirement

Specific Condition justifying use of waiver of Section 231 of NAHA and 24 CFR 92.300(a)(1)

This waiver lifts the requirement that a PJ use 15 percent of each annual allocation of HOME funds only for housing owned, developed, or sponsored by CHDOs for the 2017, 2018, 2019, and 2020 allocation years. The suspension and waiver of this requirement reduces the set-aside aside requirement to zero and allows the City to expeditiously assist families affected by the COVID-19 pandemic by immediately making additional HOME funds available for activities for which CHDO set-aside funds cannot be used.

AP-38 Project Summary

Project Summary Information

1	Project Name	CDBG: Administration (20%)
	Target Area	Slum & Blight Area 1
	Goals Supported	1A. Provide for Owner Occupied Housing Rehab 1B. Increase Affordable Housing Opportunities 2. Address Slum & Blight
	Needs Addressed	Expand/Improve Public Facilities & Infrastructure Preserve & Develop Communities Provide for Social Services Economic Development Opportunities
	Funding	CDBG: \$141,040
	Description	Administration and planning of the HUD grant program.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Not Applicable
	Location Description	Not Applicable
	Planned Activities	The City will conduct planning and administration activities including, but not limited to, programmatic and fiscal oversight of all funded activities.
2	Project Name	CDBG: Housing Programs
	Target Area	
	Goals Supported	1A. Provide for Owner Occupied Housing Rehab 2. Address Slum & Blight
	Needs Addressed	Preserve & Develop Communities
	Funding	CDBG: \$247,295
	Description	Rehabilitation of affordable single-family or multi-family rental units. Down payment and closing cost assistance for first-time homebuyers. Address housing code enforcement issues. While this project will typically be dedicated for low to moderate income clients, in the event of a natural disaster or other declared emergency, the City may direct funds to serve individuals and households with a particular urgent need.

		By definition, urgent need clients are those that have a particular emergency situation but are over 80% AMI.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 15 households will be assisted with minor repairs to their homes and 8 potential homebuyers will received homeownership assistance. Conduct code enforcement compliance on 75 properties.
	Location Description	City Wide
	Planned Activities	Projects will be selected as applicants are identified, evaluated, and approved.
3	Project Name	CDBG: Slum & Blight Removal
	Target Area	Slum & Blight Area 1
	Goals Supported	2. Address Slum & Blight
	Needs Addressed	Preserve & Develop Communities
	Funding	CDBG: \$104,825
	Description	Clearance or demolition of substandard structures and hazardous contaminants.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Although no families will directly benefit from clearance and demolition activities, multiple neighborhoods will benefit from the demolition of approximately 10 substandard buildings reducing unnecessary slum and blight conditions.
	Location Description	Slum & Blight Area 1
	Planned Activities	The City will use these funds to conduct Clearance and Demolition activities in Slum & Blight Area 1.
4	Project Name	CDBG-CV: Administration (20%)
	Target Area	Not Applicable
	Goals Supported	3. Provide Emergency Assistance
	Needs Addressed	Provide for Emergency Assistance
	Funding	CDBG-CV: \$48,812
	Description	Administration and planning of the HUD grant program
	Target Date	3/31/2021

	Estimate the number and type of families that will benefit from the proposed activities	Not Applicable
	Location Description	Not Applicable
	Planned Activities	The City will conduct planning and administration activities including, but not limited to, programmatic and fiscal oversight of all funded activities.
5	Project Name	CDBG-CV: Public Services
	Target Area	
	Goals Supported	3. Provide Emergency Assistance
	Needs Addressed	Provide for Emergency Assistance
	Funding	CDBG-CV: \$200,000
	Description	Provide emergency assistance to those challenged to meet utility needs due to the COVID-19 crisis.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 500 families will be assisted.
	Location Description	
	Planned Activities	The CARES Act, Phase I, Emergency Utility Assistance Program for the City of Alexandria is designed to help low-income households, directly impacted by COVID-19, to pay their heating and cooling bills. The program shall also increase their knowledge of Energy Conservation as a requisite to receive assistance. This program targets the low to moderate income households, based on household income and family size, especially those low to moderate income households that include the elderly, persons with disabilities and young children. This service was identified as the highest demand need due to COVID-19 for the City of Alexandria (COA). The Community Development Department (CmDv) will administer the program and manage the CDBG-CV funding on behalf of the City, using a sub-recipient.
	Project Name	HOME: Administration (25%)

6	Target Area	
	Goals Supported	1B Increase Affordable Housing Opportunities
	Needs Addressed	Preserve & Develop Communities
	Funding	HOME: \$154,099
	Description	Administration and planning of the HUD grant program
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Not Applicable
	Location Description	Not Applicable
	Planned Activities	The City will conduct planning and administration activities including, but not limited to, programmatic and fiscal oversight of all funded activities.
7	Project Name	HOME: Non-CHDO Development Activities
	Target Area	
	Goals Supported	1B Increase Affordable Housing Opportunities
	Needs Addressed	Preserve & Develop Communities
	Funding	\$462,297
	Description	Acquisition, rehab, or new construction of affordable single-family and multi-family rental or homeownership units.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	The City anticipates purchasing approximately three lots and rehabbing or constructing approximately three units.
	Location Description	City-Wide
	Planned Activities	Activities will be selected as lots are identified and applicants are selected.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

Affordable housing activities are estimated to assist LMI households with 1 new unit added and 25 units rehabbed.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	26
Special-Needs	0
Total	26

Table 56 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	1
Rehab of Existing Units	25
Acquisition of Existing Units	0
Total	26

Table 57 - One Year Goals for Affordable Housing by Support Type

Discussion

AP-60 Public Housing – 91.220(h)

Introduction

Public Housing within the City is administered by the City of Alexandria Public Housing Authority. While the City will coordinate closely with the PHA and share information about their respective programs, the City does not plan on providing financial assistance to the PHA. The PHA receives its own allocation from HUD.

Actions planned during the next year to address the needs to public housing

While the City has not budgeted any funds to public housing projects, the City will coordinate more closely with the public housing agency in the upcoming plan year. Some potential actions may include marketing of the homebuyer education and downpayment assistance programs to public housing residents, posting job and employment opportunities at public housing developments to attract section 3-qualified residents, and continue discussions with the PHA regarding the creation of a subsidiary non-profit developer that could qualify as a CHDO.

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

The Alexandria Housing Authority encourages active participation from residents. There are monthly resident council meetings held at each of the developments. Residents are invited to meet and greet, share their concerns and organize activities for their developments. One or more employees of the AHA are always present to answer questions and document the concerns of the residents.

In addition, one resident is appointed to the Board of Commissioners. The AHA conducts periodic customer satisfaction surveys as a means for residents to discreetly voice their concerns and to ensure that the best possible customer service is being provided by the agency.

In regard to homeownership, the AHA is planning to offer homeownership as an option through its Housing Choice Voucher Program.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

N/A

Discussion

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City addresses homelessness through its participation in the local Continuum of Care (CoC). The CoC is an umbrella group of 30 agencies and service providers that joined together to create a unified approach to serving the homeless needs of Central Louisiana. The Central Louisiana Homeless Coalition is the lead member of the CoC.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

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

The CoC utilizes the services of the outreach teams to spread the word about programs and services available to the general homeless population, regardless of race, color, national origin, religion, sex, age, familial status, or disability. As part of its strategic planning process, the CoC plans to ensure that outreach materials are available to anyone with a disability or anyone of a different national origin. Volunteers of Americas outreach program serves those persons who routinely sleep on the streets. The outreach team is familiar with the locations of "camps" where homeless people tend to live.

In addition, VOA holds a monthly outreach event called "Helping to Overcome Homelessness (H2O)". The H2O event establishes a "one stop shop" for homeless services, wherein providers across the CoC set up and provide services such as HIV/AIDS testing, VI-SPDAT assessments, Veteran's services, food, clothing, and more. By holding the event at the end of the month, the event caters to the needs of unsheltered people whose resources of SSI/SSDI have run out. As part of the outreach plan for rural communities, this H2O model is being expanded to rural communities throughout the geographic area, with events planned in all eight of the parishes served by the CoC.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City will continue to participate in the Continuum and assist when possible with emergency shelter and transitional housing needs. Goals for these activities are not currently included in this plan.

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

The CoC has developed a Committee on Chronic Homelessness that includes street outreach workers and case managers of PSH programs. The committee is responsible for identifying, assessing, and prioritizing chronically homeless individuals for placement into PSH programs.

Locally, resources for homeless veterans are plentiful. The CoC is also requesting additional rapid rehousing funds to serve literally homeless families.

In regard to preventing a return to homelessness, each provider within the CoC conducts follow-up at 90 days, 180 days, and twelve month intervals. These follow-up assessments are documented within the CoC's HMIS. During the follow-up, if an issue is discovered that could possibly result in a family returning to homelessness, the Case Manager provides ongoing case management sessions to assist the family with obtaining the proper supports to prevent them from returning to homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: 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); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

In the current program year, the City will fund a program aimed at diverting homeless and near homeless away from the shelter system and to living arrangements with families and friends.

The CoC has adopted the following discharge coordination policies to prevent homelessness for those leaving the care of public institutions:

1. Foster Care

Locally, the foster care system collaborates with Eckerd to provide wrap-around services to the population that is leaving foster care. Eckerd assists these participants with seeking mainstream benefits and housing supports to ensure that they do not become homeless as a result of leaving the foster care system.

2. Health Care

Locally, hospitals are beginning to reach out to CoC providers in advance of someone being discharged so that proper assessments can take place before the person is discharged. The CoC can assist the hospital in seeking housing options so that no one is homeless upon discharge. Housing options might include placement in a PSH program if the person is deemed chronically homeless, linkages to programs like SSVF and VASH if they are leaving the VA Hospital, and referrals to programs for those who are

mentally ill and/or substance abusers.

3. Mental Health

Volunteers of America has been designated by the CoC as the agency that provides linkages between the mental health system and the homeless system. Volunteers of America has several programs that are not CoC-funded that link persons to resources available to ensure housing stability, and also has three PSH CoC-funded programs that serve only those chronically homeless individuals/families who have a mental illness. With mental illness the leading cause of homelessness locally, having a PSH program where beds are designated specifically for this population ensures that no mentally ill person leaving a mental health facility will be homeless.

4. Corrections

The Louisiana Department of Corrections routinely refers people to the local Re-entry Solutions program. Re-entry Solutions is a local nonprofit that provides services to persons who are recently released from incarceration, in addition to providing services the families of those who are incarcerated. Re-entry Solutions works with project participants to obtain jobs, and even provides temporary housing for some of the participants through the Safe Landing program. Volunteers of America is now providing case management and housing assistance to ex-offenders being released into Rapides Parish. Ex-offenders are followed for 6 months upon release from prison and are assessed according to their needs before release to ensure a reduce in recidivism: housing, transportation, education, employment development, legal, and more.

Discussion

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Public policies are meant to address the overall needs of citizens. Yet, there are times where they may have a negative effect on certain aspects of the community, specifically affordable housing and residential investment. Affordable housing and public and private residential investments are key components in furthering fair housing in any community. The primary tool communities have for identifying contributing factors for these barriers to housing is an analysis of fair housing and fair housing choice. In 2020, the City updated the fair housing analysis. The following action steps were included in the analysis to address affordable housing issues:

Address Disproportionate Housing Problems and Economic Barriers

- Provide financial literacy courses and homebuyer education courses using HUD approved counselors. Ensure training is marketed to individuals most in need of assistance.
- Explore the possibility of working with a qualified fair housing agency to better understand the extent and magnitude of discrimination within the housing market and partner on strategies to educate lenders and potential borrowers to address disparities.
- Explore opportunities for economic investment and job training in areas of greatest poverty.

Address Lack of Safe, Affordable Housing

- Coordinate clearance and demolition efforts with homeowner rehabilitation and single-family housing development to improve neighborhoods that currently have a high percentage of vacant and abandoned properties.
- Coordinate with officials, staff, and legal counsel associated with zoning decisions to ensure all are fully educated on fair housing law and need for safe, affordable housing, especially as it pertains to reasonable accommodation.
- Participate in annual local and state activities to establish a greater network of support for affordable housing opportunities.

Beyond these steps, the City plans corresponding actions designed to strengthen the supply of affordable housing and narrow the affordability “gaps.” Elements of those actions appear within this Consolidated Plan and beyond. Additionally, the City anticipates a review of public policies that may impede the development of affordable housing and to improve the understanding of their consequences.

Actions it planned 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

The City will explore different possibilities in terms of program design of its housing programs to reduce the effects of the federal flood insurance requirement. Potential solutions include using the federal dollars to leverage additional assistance from local lenders, subsidizing the insurance premium with CDBG funds, and making bigger per-unit investments to address flood concerns.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

In addition to outlining projects that the City will actively pursue with available federal resources, the City must also describe “other actions” outlined below, as required by the federal regulations.

Actions planned to address obstacles to meeting underserved needs

In recent years, the City has experienced several obstacles to meeting the underserved needs in its community.

In regard to its housing repair programs, the City has encountered is the lack of available contractors willing to bid on jobs offered. The City limits the amount of assistance to each property to \$5,000. The City will consider new ways to attract the contractors to work with the program, such as bidding multiple properties at once.

Another obstacle related to the housing repair program is the requirement to maintain flood insurance on homes rehabilitated within flood zones. A good portion of the City's CDBG target neighborhoods are within the flood zone and would require flood insurance. The City is examining its program design to address this, including the payment of part or all of the flood insurance premium on behalf of the assisted owner.

Actions planned to foster and maintain affordable housing

The City is continually working to address what it sees as a significant obstacle to quality of life in the City: access to housing choice and safe, affordable housing options that are also sustainable. Because resources are limited, the City is seeking opportunities to leverage funds. The City is working to develop partnerships with the Louisiana Housing Corporation for the production of new rental units, the Center for Community Progress to address slum and blight, the Environmental Protection Agency to address brownfields, and HUD to strength responses in its lead-based paint remediation initiatives.

Actions planned to reduce lead-based paint hazards

The federal government banned lead-based paint from housing in 1978. Many homes built before 1978 have lead-based paint. Lead is especially dangerous for pregnant women and households with children under the age of six. Lead poisoning is one of the most widespread environmental hazards facing children today and is considered to be a serious environmental threat to children's health. High blood lead levels are due mostly to deteriorated lead-based paint in older homes and contaminated dust and soil. Soil that is contaminated with lead is an important source of lead exposure because children play outside and very small children frequently put their hands in their mouths.

The City will ensure all of its federally-funded housing programs are in full compliance with the lead-

based paint hazard regulations (24 CFR Part 35). This includes assisting households with the appropriate lead-based paint inspection, testing, and abatement of lead-based paint hazards. The City will provide education through the distribution of lead-based paint information and literature and will seek greater coordination with state agencies to leverage additional resources.

In April 2010, EPA extended current requirements regarding lead-safe work practices to cover most pre-1978 housing and require renovation firms to perform quantitative dust testing to achieve dust-lead levels that comply with EPA's regulatory standards. The City will work with its contractors, subrecipients and community partners to ensure all funded programs are in full compliance with the updated regulation.

Actions planned to reduce the number of poverty-level families

According to the 2014-2018 ACS, the City as a whole has an overall poverty rate of 23.6%. In Alexandria, poverty rates vary throughout the City. Poverty is more highly concentrated in the eastern half of the city where some tracts report 40% of households in poverty. These areas tend to have a larger than average Black population and lower median household incomes.

The poverty rate for African Americans (35%) is nearly five times that of Whites (7.6%).

Given the statistics stated above, the City's efforts to reduce the number of poverty-level families should focus on support services to areas of higher poverty concentration. When feasible, the City will provide job training, employment, and contract opportunities for public housing residents and other low- and moderate-income residents in connection with construction projects funded under the Consolidated Plan. This provision helps foster local economic development, neighborhood economic improvement, and individual self-sufficiency. In this way, the City will comply with Section 3 of the Housing and Urban Development Act of 1968.

The City will also coordinate with the Louisiana Department of Children and Family Services, which administers the major federal programs aimed at assisting persons escape from poverty, including the Supplemental Nutrition Assistance Program (i.e. food stamps), Child Care Assistance Program (CCAP), and Family Independence Temporary Assistance Program (FITAP).

Actions planned to develop institutional structure

The City of Alexandria Community Development Department acts as the lead agency for the development and administration of the Consolidated Plan and its funded projects. The Community Development Department relies on a number of partners, including non-profit organizations, contractors, and other public agencies to undertake the projects funded through the Consolidated Plan. The City is fortunate to have a number of qualified staff at the subrecipient level and quality non-profit organizations to assist in the implementation of its Consolidated Plan. The City has identified one serious gap in the institutional delivery system and a number of areas where the City will work to improve the

delivery of the funded programs.

The largest gap within the institutional delivery system is the lack of safe, sustainable, affordable housing. As discussed throughout the Consolidated Plan and Action Plan, the City is working to leverage funds to help close the gap on affordability while creating opportunities that enhance the quality of life for its residents.

Currently, the City only has one active Community Housing Development Organization (CHDO). There is a need to develop and build the capacity of local organizations that could potentially qualify as a CHDO to carry out affordable housing development projects. As part of this planning process, the City consulted with the public housing authority regarding the possibility of forming a subsidiary organization that could act as a CHDO. Going forward, the City will actively seek out qualified agencies who could act as a CHDO. However, for the 2020 Action Plan year, the City has requested and received a waiver of the CHDO set-aside requirement so that funds can be used more flexibly to meet immediate community needs.

Actions planned to enhance coordination between public and private housing and social service agencies

As a result of the planning process that led to the development of this Consolidated Plan, the City has reaffirmed its working relationships with some of the major service providers and planning efforts in the areas of affordable housing, community development, and homelessness. Over the course of the program year, the City will seek to build on existing relationships and establish new connections with community partners.

- The City will continue to play an active role in the local Continuum of Care;

The City will coordinate with the public housing authority by sharing information about their respective programs and identifying potential areas for partnership;

Discussion:

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

This section details the program specific requirements for CDBG and HOME.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

- | | |
|--|----------|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed | 0 |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0 |
| 3. The amount of surplus funds from urban renewal settlements | 0 |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan | 0 |
| 5. The amount of income from float-funded activities | 0 |
| Total Program Income: | 0 |

Other CDBG Requirements

- | | |
|---|--------|
| 1. The amount of urgent need activities | 0 |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. | 70.00% |

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City does not foresee using a form of investment of HOME funds beyond those identified in Section 92.205. The City plans to loan or grant all HOME funds to local developers to finance the

development of affordable housing units.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

The City of Alexandria will provide a subsidy in the form of a forgivable mortgage loan to assist first-time homebuyers in acquiring a home. The recipient of HOME funds must be a low-income household and occupy the property as his or her principal residence. The property is subject to recapture provisions for a term of five years for an investment of less than \$15,000; a term of 10 years for an investment of \$15,000 to \$40,000; and a term of 15 years for an investment of greater than \$40,000.

Non-profit agencies and/or for-profit developers will provide interim financing for the acquisition, renovation and/or new construction of homes within the targeted areas of the city. The City of Alexandria will provide a mortgage principle buy-down of up to \$25,000 on behalf of the homebuyer when property is sold to an eligible buyer. Upon sale of the property by the homeowner during the affordability period, any proceeds from the repayment of the HOME investment and any excess proceeds will be used to assist another eligible homebuyer to obtain a home.

CHDOs will use the same recapture provisions as outlined in this section for the City of Alexandria HOME Program. Currently, the City only has one active Community Housing Development Organization (CHDO). There is a need to develop and build the capacity of local organizations that could potentially qualify as a CHDO to carry out affordable housing development projects. In the medium term, the City will actively seek out qualified agencies who could act as a CHDO. However, in the short term, the City requested a waiver lifting the requirement that it use 15 percent of each annual allocation of HOME funds only for housing owned, developed, or sponsored by CHDOs for the 2017, 2018, 2019, and 2020 allocation years. The suspension and waiver of this requirement reduces the set-aside requirement to zero and allows the City to expeditiously assist families affected by the COVID-19 pandemic by immediately making additional HOME funds available for activities for which CHDO set-aside funds cannot be used.

The following provision and definitions will apply when a property is sold during the affordability period:

When the net proceeds are sufficient to repay both the HOME investment and a fair return to the seller, the full HOME investment will be recaptured and the seller provided a fair return on his or her investment. Only the direct subsidy to the homebuyer is subject to recapture.

Net proceeds are defined as the sales price minus loan repayments and/or closing costs. The fair return to the seller is the seller's prorated share of the homeowner's equity in the property (the initial investment, the value of major improvements, and payment toward principle) based on the

amount of time the seller occupied the property, after the HOME investment is satisfied. The amount to be recaptured is limited to the net proceeds available from the sale.

When the net proceeds are not sufficient to repay the HOME investment and a fair return to the seller, the City will recapture the full HOME investment and any remaining funds will be used to repay a part of the seller's investment in the property.

When the net proceeds are in excess of what is sufficient to repay both the full HOME investment and the fair return to the seller, the HOME investment will be recaptured and the seller's investment will be paid. The excess will be shared with the seller on a prorated basis, based upon the amount of time the seller occupied the property.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows: Please see attached policy.
4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

In the given program year, the City does not plan to use HOME funds to refinance existing debt secured by multi-family housing.

Appendix - Alternate/Local Data Sources

1	Data Source Name 2000 Census, 2013-2017 ACS
	List the name of the organization or individual who originated the data set. US Census Bureau
	Provide a brief summary of the data set. The American Community Survey (ACS) is an ongoing survey that provides data every year -- giving communities the current information they need to plan investments and services. Information from the survey generates data that help determine how more than \$400 billion in federal and state funds are distributed each year. The ACS is accessed through the American FactFinder website, which provides data about the United States, Puerto Rico and the Island Areas.
	What was the purpose for developing this data set? Information from the ACS help determine how more than \$400 billion in federal and state funds are distributed each year to help communities, state governments, and federal programs.
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? Alexandria, LA
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2000 Census, 2013-2017 ACS 5-Year Estimates
	What is the status of the data set (complete, in progress, or planned)? Complete
	2
List the name of the organization or individual who originated the data set. US Census Bureau, American Community Survey (ACS) and U.S. Department of Housing and Urban Development (HUD)	
Provide a brief summary of the data set. Each year, the U.S. Department of Housing and Urban Development (HUD) receives custom tabulations of American Community Survey (ACS) data from the U.S. Census Bureau. These data, known as the "CHAS" data (Comprehensive Housing Affordability Strategy), demonstrate the extent of housing problems and housing needs, particularly for low income households.	

	What was the purpose for developing this data set? The CHAS data are used by local governments to plan how to spend HUD funds, and may also be used by HUD to distribute grant funds.
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? Alexandria, LA
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2012-2016 CHAS
	What is the status of the data set (complete, in progress, or planned)? Complete
3	Data Source Name 2013-2017 ACS 5-Yr Estimates
	List the name of the organization or individual who originated the data set. US Census Bureau
	Provide a brief summary of the data set. The American Community Survey (ACS) is an ongoing survey that provides data every year -- giving communities the current information they need to plan investments and services. Information from the survey generates data that help determine how more than \$400 billion in federal and state funds are distributed each year. The ACS is accessed through the American FactFinder website, which provides data about the United States, Puerto Rico and the Island Areas.
	What was the purpose for developing this data set? Information from the ACS help determine how more than \$400 billion in federal and state funds are distributed each year to help communities, state governments, and federal programs.
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? Alexandria, LA
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2013-2017 ACS 5-Year Estimates
	What is the status of the data set (complete, in progress, or planned)? Complete
4	Data Source Name 2013-2017 ACS (Workers), 2017 LEHD (Jobs)

	<p>List the name of the organization or individual who originated the data set.</p> <p>2013-2017 ACS and 2017 Longitudinal Employee-Household Dynamics: United States Census Bureau</p> <hr/> <p>Provide a brief summary of the data set.</p> <p>The American Community Survey (ACS) is an ongoing survey that provides data every year -- giving communities the current information they need to plan investments and services. Information from the survey generates data that help determine how more than \$400 billion in federal and state funds are distributed each year. The ACS is accessed through the Census website, which provides data about the United States, Puerto Rico and the Island Areas.</p> <p>The Longitudinal Employer-Household Dynamics (LEHD) program is part of the Center for Economic Studies at the U.S. Census Bureau. The LEHD program produces new, cost effective, public-use information combining federal, state and Census Bureau data on employers and employees under the Local Employment Dynamics (LED) Partnership.</p> <hr/> <p>What was the purpose for developing this data set?</p> <p>ACS: Information from the ACS help determine how more than \$400 billion in federal and state funds are distributed each year to help communities, state governments, and federal programs.</p> <p>LEHD: Information from the LEHD help state and local authorities who increasingly need detailed local information about their economies to make informed decisions. The LEHD Partnership works to fill critical data gaps and provide indicators needed by state and local authorities. LEHD's mission is to provide new dynamic information on workers, employers, and jobs with state-of-the-art confidentiality protections and no additional data collection burden.</p> <hr/> <p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>Alexandria, LA</p> <hr/> <p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>2013-2017 ACS (Workers), 2017 LEHD (Jobs)</p> <hr/> <p>What is the status of the data set (complete, in progress, or planned)?</p> <p>Complete</p>
5	<p>Data Source Name</p> <p>HUD 2019 FMR and HOME Rents</p> <hr/> <p>List the name of the organization or individual who originated the data set.</p> <p>US Department of Housing and Urban Development (HUD)</p>

	<p>Provide a brief summary of the data set.</p> <p>Fair Market Rents (FMRs) are set by HUD and used to determine payment standard amounts for HUD Programs. HUD annually estimates FMRs for the Office of Management and Budget (OMB) defined metropolitan areas, some HUD defined subdivisions of OMB metropolitan areas and each nonmetropolitan county.</p> <p>HOME Rents Limits are based on FMRs published by HUD. HOME Rent Limits are set to determine the rent in HOME-assisted rental units and are applicable to new HOME leases.</p> <p>What was the purpose for developing this data set?</p> <p>Fair Market Rents (FMRs) are used to determine payment standard amounts for HUD Programs. HOME Rent Limits are the maximum amount that may be charged for rent in HOME-assisted rental units and are applicable to new HOME leases.</p> <p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>Alexandria, LA</p> <p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>2019</p> <p>What is the status of the data set (complete, in progress, or planned)?</p> <p>Complete</p>
6	<p>Data Source Name</p> <p>PIC (PIH Information Center)</p> <p>List the name of the organization or individual who originated the data set.</p> <p>US Department of Housing and Urban Development (HUD)</p> <p>Provide a brief summary of the data set.</p> <p>IMS/PIC is responsible for maintaining and gathering data about all of PIH's inventories of HAs, Developments, Buildings, Units, HA Officials, HUD Offices and Field Staff and IMS/PIC Users.</p> <p>What was the purpose for developing this data set?</p> <p>Data of all PIH's inventories of HAs, Developments, Buildings, Units, HA Officials, HUD Offices and Field Staff and IMS/PIC Users are centralized and allow for service providers to determine the needs of the target groups.</p> <p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>Alexandria, LA</p> <p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>2019</p>

	<p>What is the status of the data set (complete, in progress, or planned)?</p> <p>Complete</p>
7	<p>Data Source Name</p> <p>2018 Housing Inventory Count</p>
	<p>List the name of the organization or individual who originated the data set.</p> <p>US Department of Housing and Urban Development (HUD)</p>
	<p>Provide a brief summary of the data set.</p> <p>The Housing Inventory Count Reports provide a snapshot of a CoC's HIC, an inventory of housing conducted annually during the last ten days in January, and are available at the national and state level, as well as for each CoC. The reports tally the number of beds and units available on the night designated for the count by program type, and include beds dedicated to serve persons who are homeless as well as persons in Permanent Supportive Housing.</p>
	<p>What was the purpose for developing this data set?</p> <p>HIC provides the inventory of housing conducted annually during the last ten days in January. The reports tally the number of beds and units available on the night designated for the count by program type, and include beds dedicated to serve persons who are homeless.</p>
	<p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>Alexandria/Central Louisiana Continuum of Care (LA-507)</p>
	<p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>2018</p>
	<p>What is the status of the data set (complete, in progress, or planned)?</p> <p>Complete</p>

AD-25 Attachments

Recapture Provisions



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

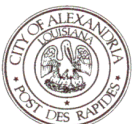
HOME Recapture Provisions (for future contracts)

The City intends to include the following provision in any written agreements funding for-sale homebuyer units to address this regulatory requirement:

Value and Sales Price Restrictions: Prior to beginning construction on any units, the Developer shall present to the City an "as completed" appraisal prepared by an independent, third-party appraiser licensed by the State of Louisiana and acceptable to the City. The appraisal shall be provided, based on plans and specifications for the proposed unit(s). In no case, shall the Developer proceed with construction on a unit if such unit is projected, based on the appraisal, to have an as completed value in excess of the applicable HOME Homeownership Value Limit.

As of the date of this Agreement, the HOME Homeownership Value Limit is \$XXX,XXX for any existing single-family home being rehabilitated and \$YYY,YYY for any newly constructed single-family home being developed.

Further, the actual sales price of any units developed shall be set at the fair market value of such unit(s) as determined by the appraisal required herein. If a specific buyer has not yet been identified as of date the appraisal is approved by the City, at the City's option the appraisal shall be updated if it is more than six months old as such time as a buyer is identified.



Jeffrey W. Hall, Mayor

2019 Louisiana Housing Assessment

2019 Louisiana Housing Needs Assessment

Region 6: Alexandria

Avoyelles , Catahoula , Concordia , Grant, LaSalle, Rapides, Vernon, Winn



Louisiana Housing
Corporation



Housing in the Alexandria Area

Regional Labor Market Area 6

a component of the

2019 Louisiana Housing Needs Assessment

prepared for

the Louisiana Housing Corporation



E. J. Ourso College of Business
Public Administration Institute

The 2019 Housing Needs Assessment for Louisiana has been prepared through an analysis of the housing needs for the eight regional labor market areas (RLMAs). A separate analysis has been devoted to each RLMA. All key measures, tables, and graphics are consistent across the eight different regions, but the analysis looks at the Census tract-level at the scale of the RLMA.

A tract is a spatial unit used by the U.S. Census to collect relevant data. They are constructed using population size, so their geographic size can vary substantially. Urban areas tend to have higher population densities, so their tracts are smaller than those in rural or sub/exurban areas. Nevertheless, because of the focus upon population and the relative size (tracts are targeted at a population of 4,000), they provide a useful unit of analysis since they provide more detail than a parish (county).

By dividing the state into RLMAs, we have further enhanced our ability to discover variation in the state. We do this to enable policymakers, specifically those of the Louisiana Housing Corporation, to make more informed and strategic decisions about housing in the state of Louisiana. The RLMA is a device we borrow from the Louisiana Workforce Commission. Its purpose is to congregate an employment area around a key urban core. This is a useful device for housing as it purposefully connects employment to residence.

We have used data from the 2016 5-year American Community Survey (ACS) dataset, supplied through the U.S. Census. We have also in limited places used the HUD Community Housing Affordability Strategy data (CHAS), though we rely upon the ACS as the source of CHAS and as our primary source.



E. J. Ourso College of Business
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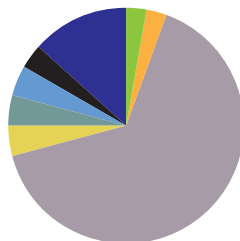
Louisiana Fact Sheet

Throughout the state, there are 2,011,700 household units, including mobile homes and boats/RVs/vans. The ratio of 1-unit detached houses (65.1%) is slightly higher and that of multi-unit facilities (20 or more units; 4.2%) is slightly lower than the same ratios of the nation as a whole. Overall, the ratio for single- and multi-unit housing facilities is roughly similar to that of the United States. The exception to this is **mobile homes**. In Louisiana, 13.2% of units are mobile homes, which is more than twice the rate of the U.S. In fact, mobile homes are the second most common unit-type in Louisiana.

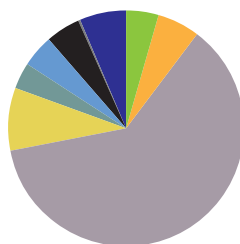
The rate of owner- and rental-occupation is also fairly close to that of the nation. A person is slightly more likely to be an owner-occupant than a renter in Louisiana, but this is not a notable difference. Roughly 65.4% of occupants are owners in the state, and 34.5% are renters, compared to 63.6% and 36.4% in the U.S., respectively.

Access to facilities in the state is similar, also, to that of the U.S. About 8.4% of households in Louisiana do not have access to personal vehicles, while in the U.S. as a whole, that number is slightly higher (9%). Roughly 6 in every 1,000 households lack adequate kitchen facilities, 4 in every 1,000 lack adequate plumbing, and 28 in every 1,000 lack phone service. These are rates very near the country as a whole.

Louisiana



United States



	Louisiana	United States
1 Unit (attached)	56,133 (2.8%)	6,027,469 (5.8%)
1 Unit (detached)	1,310,532 (65.1%)	82,631,864 (61.6%)
2 Unit	81,871 (4.1%)	4,961,792 (3.7%)
3-4 Units	84,763 (4.2%)	5,927,797 (4.4%)
5-9 Units	66,789 (3.3%)	6,417,429 (4.8%)
10-19 Units	58,762 (2.9%)	6,027,469 (4.5%)
20 or more units	84,282 (4.2%)	11,712,558 (8.7%)
Mobile Home	265,977 (13.2%)	8,454,133 (6.3%)

Boat/RV/Van – less than 0.1% in LA and US

In Louisiana

6
out of 1,000
households

lack adequate kitchen facilities

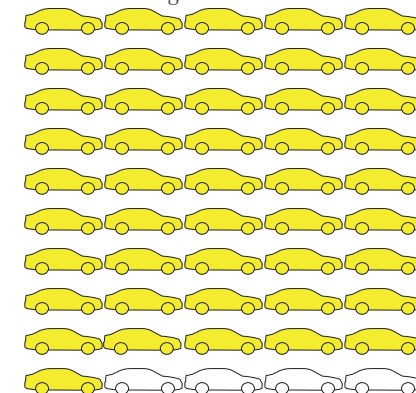
4
out of 1,000
households

lack adequate plumbing

28
out of 1,000
households

lack phone service

Approximately 4 out of every 50 households do not have access to a vehicle on a regular basis



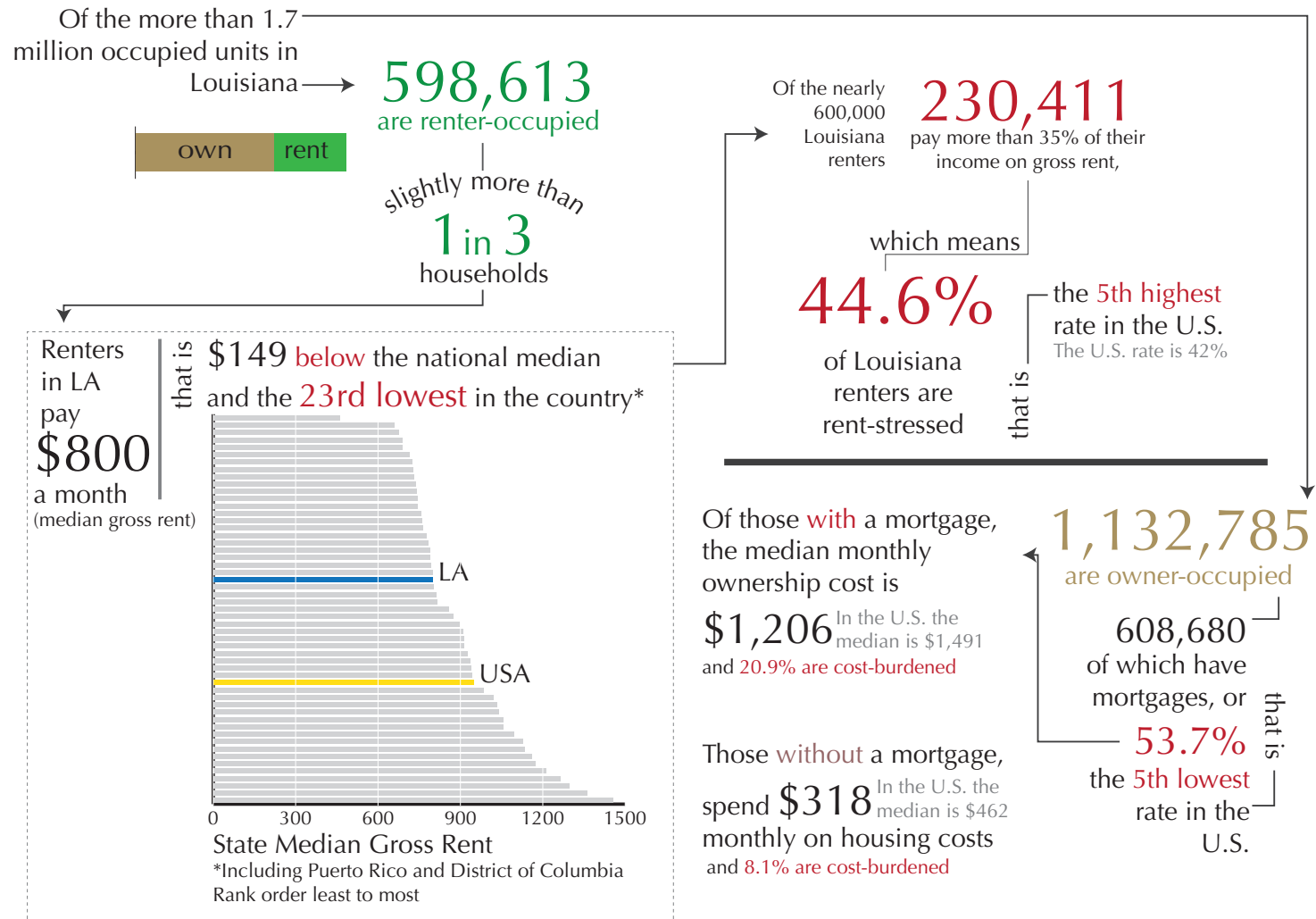
Louisiana Fact Sheet

Two areas of notable difference between Louisiana and the United States are the rates of ownership with a mortgage and the rate of rent stress. Louisiana homeowners are less likely to live in a mortgaged household. In fact, the rate of mortgage ownership, 53.7%, is the fifth lowest in the country. For homeowners, the rate of excessive cost, where 35% or more of household income is devoted to selected monthly ownership costs, gives some insight into

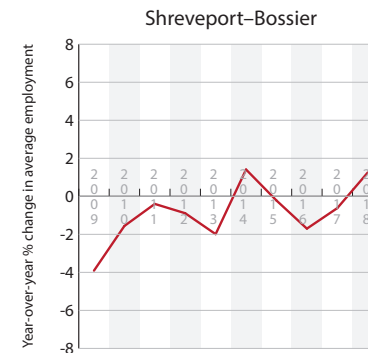
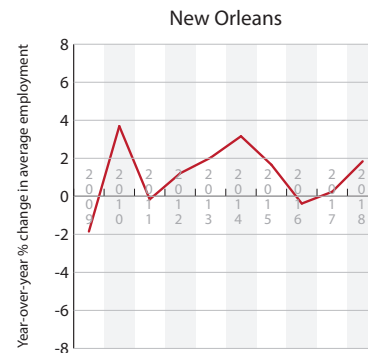
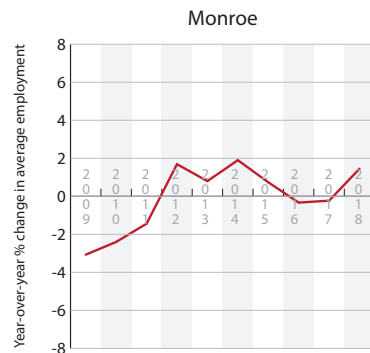
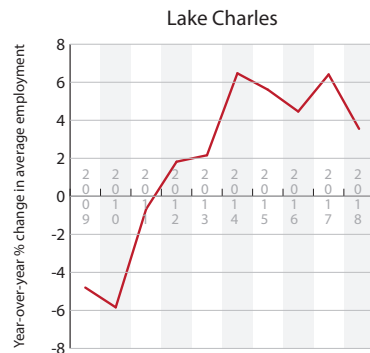
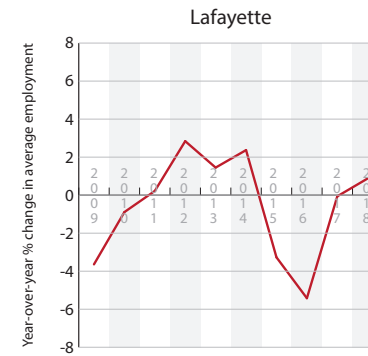
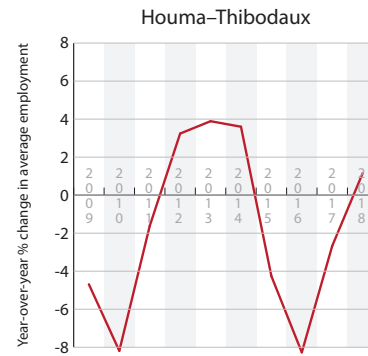
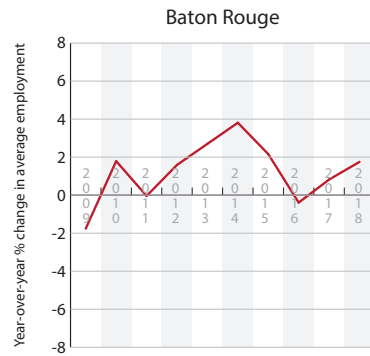
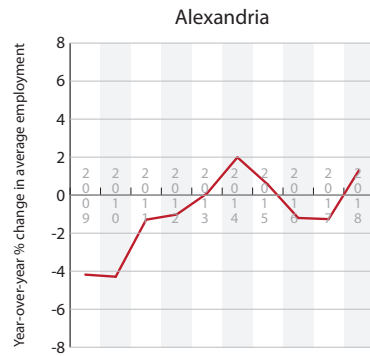
cost burden for owners. In Louisiana, 20.9% of owner-occupied units with mortgages devote more than 35% of their income to housing costs (22nd lowest in the country), and 8.1% of homeowners without a mortgage do the same (in the U.S. that rate is 11.1%).

Renters in Louisiana appear more cost-burdened than residents in other states. The median gross rent in the state

is \$800. This is fairly low by the standards of the rest of the country (it is the 23rd lowest and the median in the U.S. is \$949). Despite this, the rate of rent stress in Louisiana is the fifth highest in the country: 44.6% of renters devote more than 35% of their household income to gross rent. This rate is lower than only Florida, Puerto Rico, California, and Hawaii and slightly higher than New York.



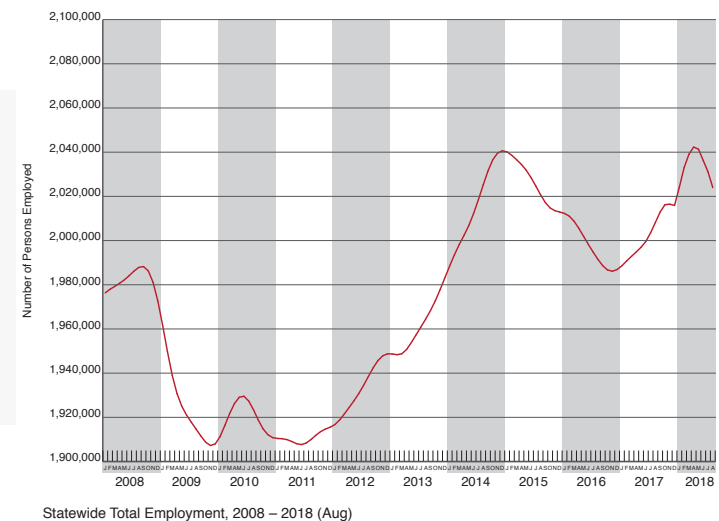
Louisiana Fact Sheet



The Louisiana Economy Over the past ten years, the Louisiana economy has displayed two periods of decline. Although the effects on the state were not as extreme, the national recession led to a decline in employment across all labor markets. In contrast to the national economy, employment in Louisiana sustained a notable decline over nearly two years beginning in January, 2015. During this period,

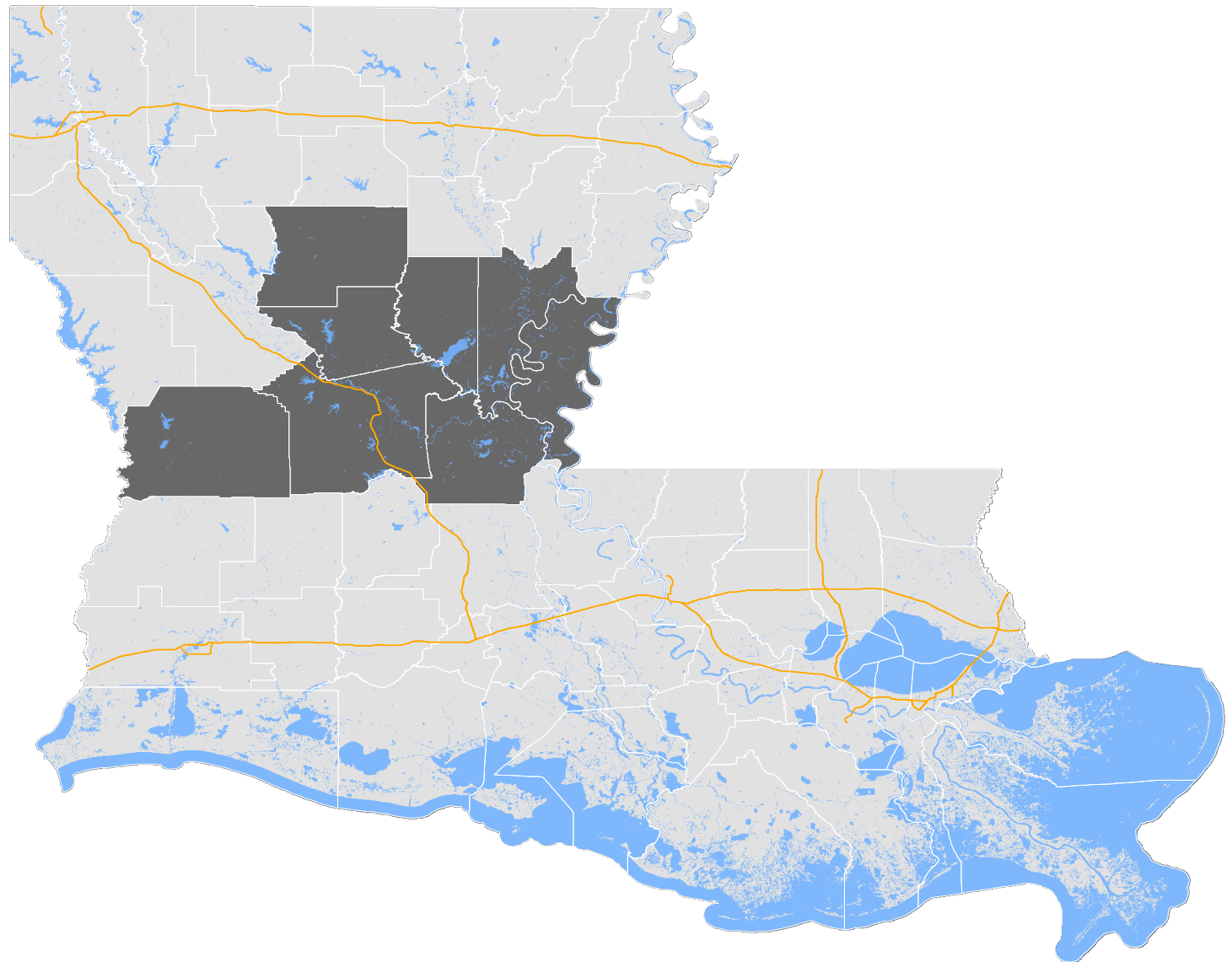
nearly 50,000 jobs were lost. Only recently, in February, 2018, did the state recover those jobs, but another decline began soon after the recovery.

Certain regions show more susceptibility to the cycles of the Louisiana economy, most notably the Houma-Thibodaux area and the Lafayette area.



Regional Labor Market Area 6 **Alexandria**

Avoyelles
Catahoula
Concordia
Grant
LaSalle
Rapides
Vernon
Winn



— Interstate Highways

The People of the Region



Alexandria RLMA

Population

2000
301,390

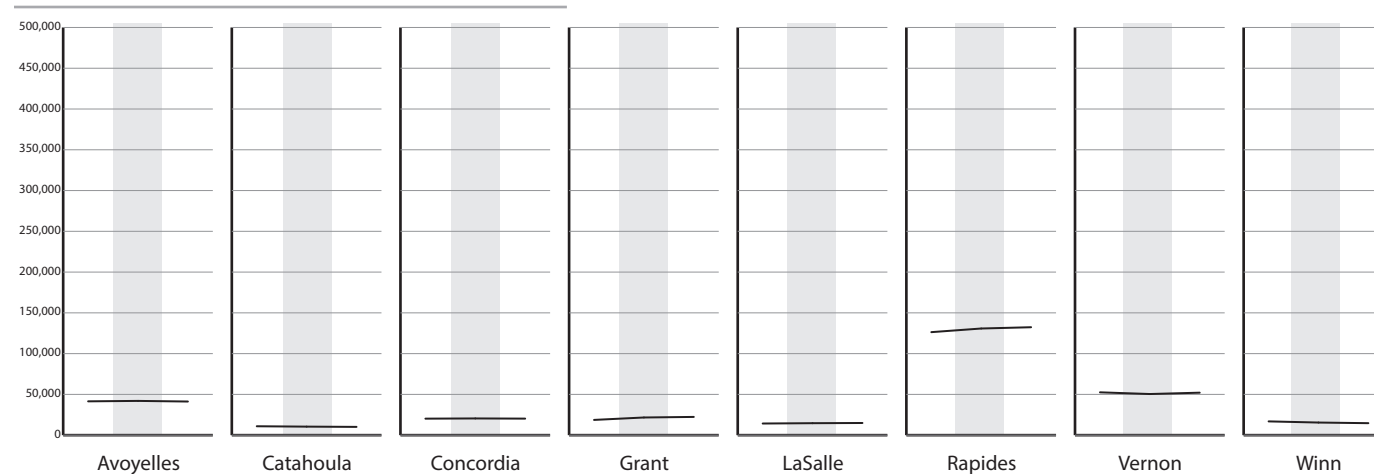
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2010
306,063 (2%)

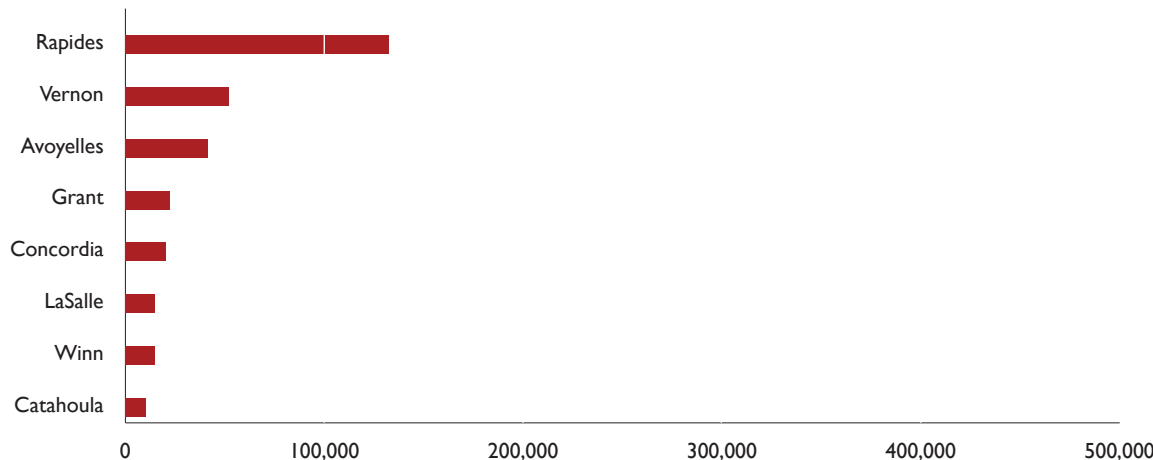
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2016
308,153 (1%)

Population Change by Parish
2000–2010–2016



Total Population in Alexandria RLMA



Population in the Alexandria RLMA has grown since 2000 by nearly 7,000 people, slightly over 2 percent, lower than the rate that the state grew during the same period.

The total population of the Alexandria RLMA constitutes 6 percent of the state's population, as of the most recent ACS estimates, and has seen mixed patterns of growth and decline across parishes over the past fifteen years. While Grant Parish has grown by 20 percent, the population of Winn Parish declined by over 10 percent.

Source: American Community Survey 2012–2016 5-year estimates

Median Age

Measurement

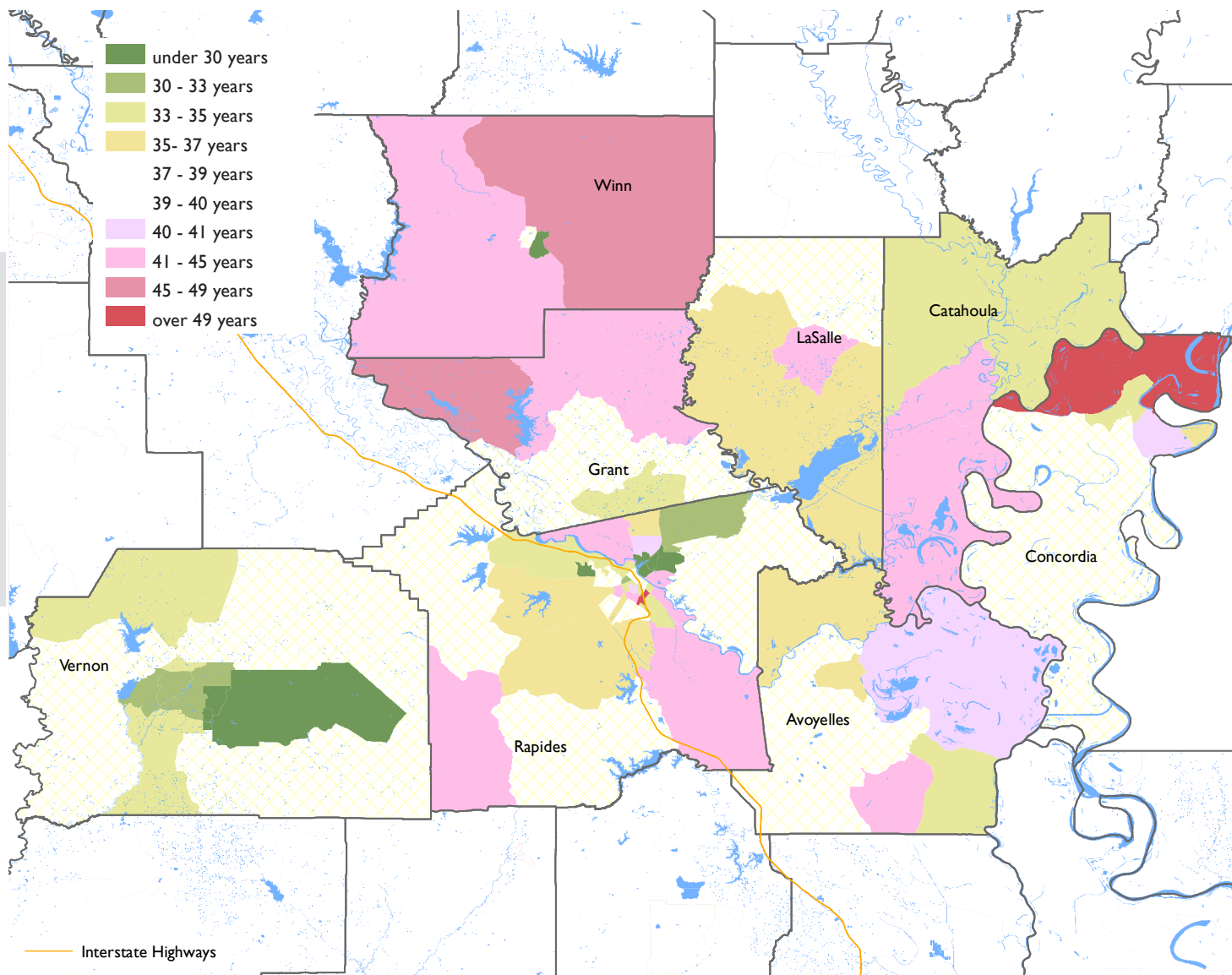
Half of the population is younger than this age, and the other half, older than this age. The lower the median age, the younger the population. The higher the median age, the older the population. This age can indicate if the population of an area is younger or older compared to other Census Tracts, counties, RLMAs, the whole state, or the United States.

Reading the Map

The shading in the map displays the median age for each Census tract. The shades of green indicate the population younger than the US median age (37.7 years), and the shades of pink indicate the population older than the US median age. The darker and more saturated greens indicate younger age groups, and the darker and more saturated pinks indicate older age groups. The state's median age is 36.2, indicated in the table below.

Estimates of Median Age by Parish
Alexandria RLMA

Parish	Median Age Total	Median Age Male	Median Age Female
United States	37.7	36.3	39.0
Louisiana.....	36.2	35.0	37.5
Winn.....	40.9	39.4	42.4
LaSalle.....	38.7	37.6	40.5
Catahoula.....	38.2	34.9	42.4
Avoyelles.....	38.1	36.7	39.7
Grant.....	37.5	36.7	39.4
Concordia.....	37.4	35.3	40.7
Rapides.....	37.3	35.3	38.9
Vernon.....	30.1	28.7	31.9



Source: American Community Survey 2012-2016 5-year estimates

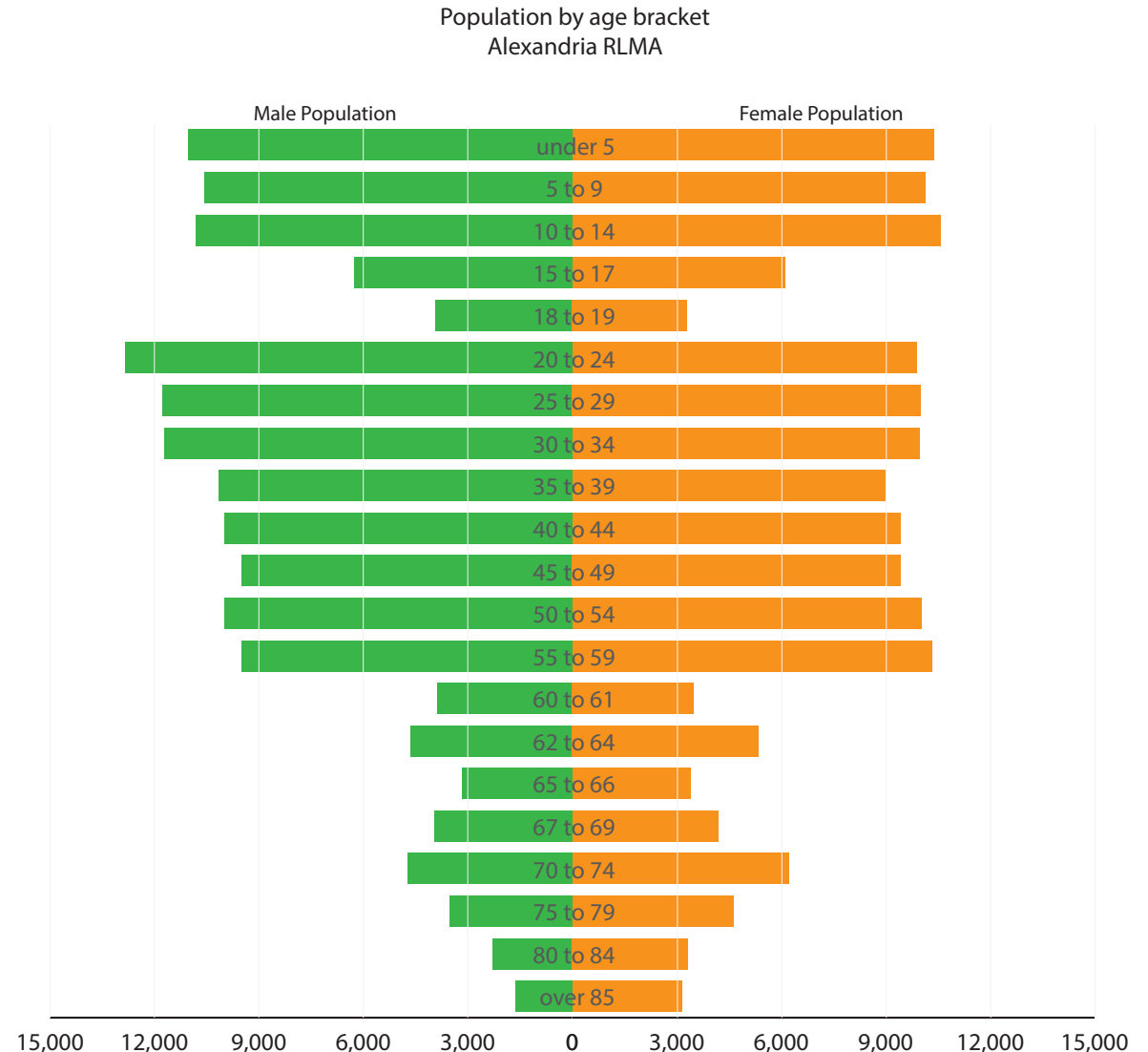
Population Distribution by Age and Gender

Measurement

Age-sex distribution indicates the size of the population within an area in each age category for males and females. This distribution can point to patterns of growth or decline in certain populations, which may have economic, social, and policy implications.

Reading the Graphic

The “population pyramid” here shows male population on the left of the center line and the female population to the right. Older age groups are at the bottom and younger age groups are at the top. A longer bar indicates a greater population. Vertical symmetry, with bars on either side of the vertical center being similar lengths, indicates that the male and female populations are approximately the same in each age category.



Source: American Community Survey 2012-2016 5-year estimates

Elderly Population

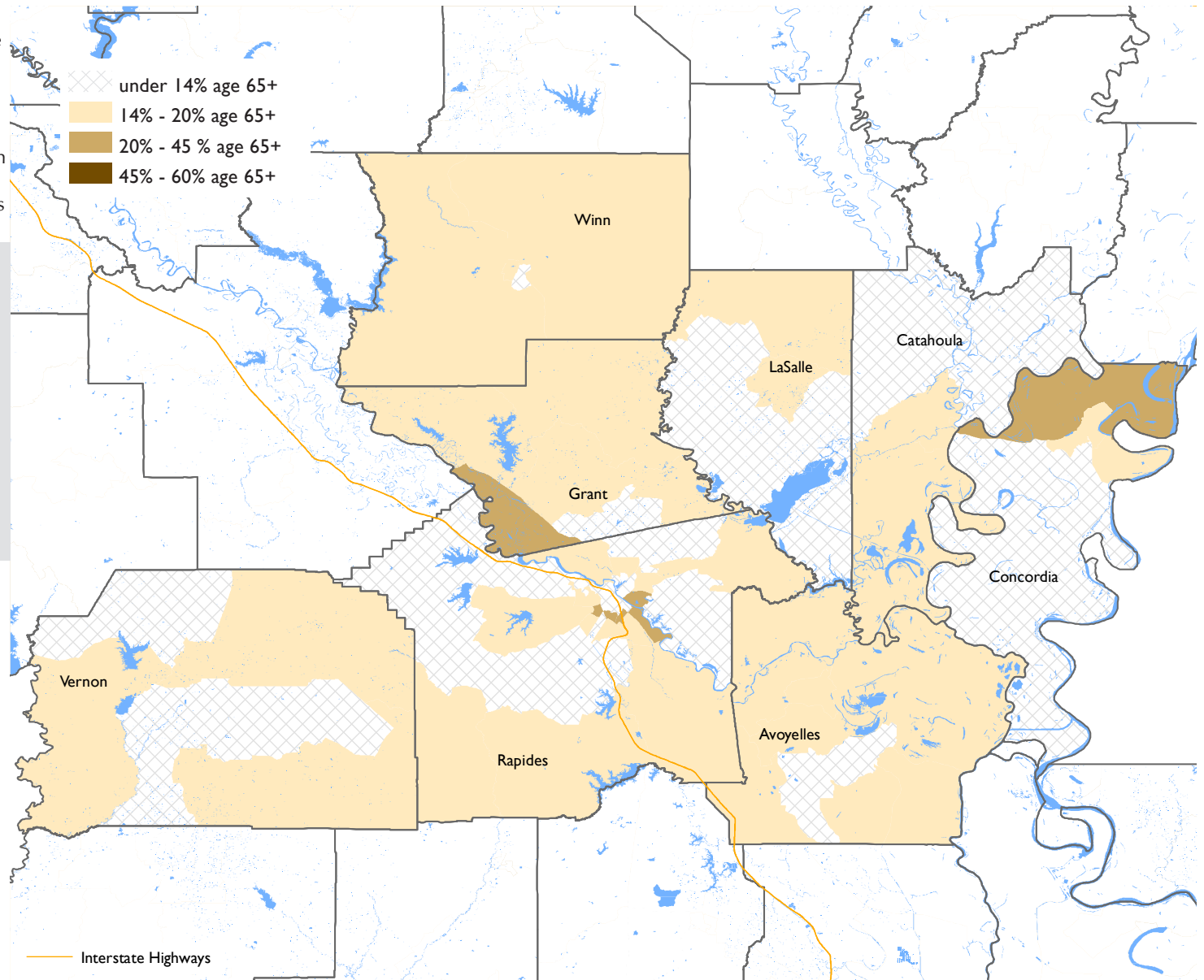
Measurement

The US Department of Housing and Urban Development's Aging Research and Resources Initiative highlights the importance of meeting the changing needs of aging residents, the increasing life expectancy, and the aging baby boom generation. The elderly population is measured using the ACS estimates on the size of the population that is 65 years or older. This population has a higher risk of having chronic diseases or functional limitations.

Reading the Map

The shading in the map displays the percentage of the population that is 65 years or older with the RLMA's Census tracts. The crosshatch pattern indicates the areas where the proportion of individuals 65 or older is approximately the same or lower than the state's value of 13.6%, as noted in the table below. The darker shades indicate higher percentages of elderly population.

Population 65 or Older and Poverty Alexandria RLMA		
Parish	% of Pop. 65 or Older	% of Pop. 65 or Older Below Poverty
United States	14.5	9.3
Louisiana	13.6	12.9
Avoyelles	15.5	21.5
Concordia	15.5	20.2
Catahoula	15.8	18.0
Grant	13.9	17.3
Winn	16.1	16.9
LaSalle	15.8	13.0
Rapides	14.9	13.0
Vernon	10.5	11.2



Source: American Community Survey 2012-2016 5-year estimates

Median Household Income

Measurement

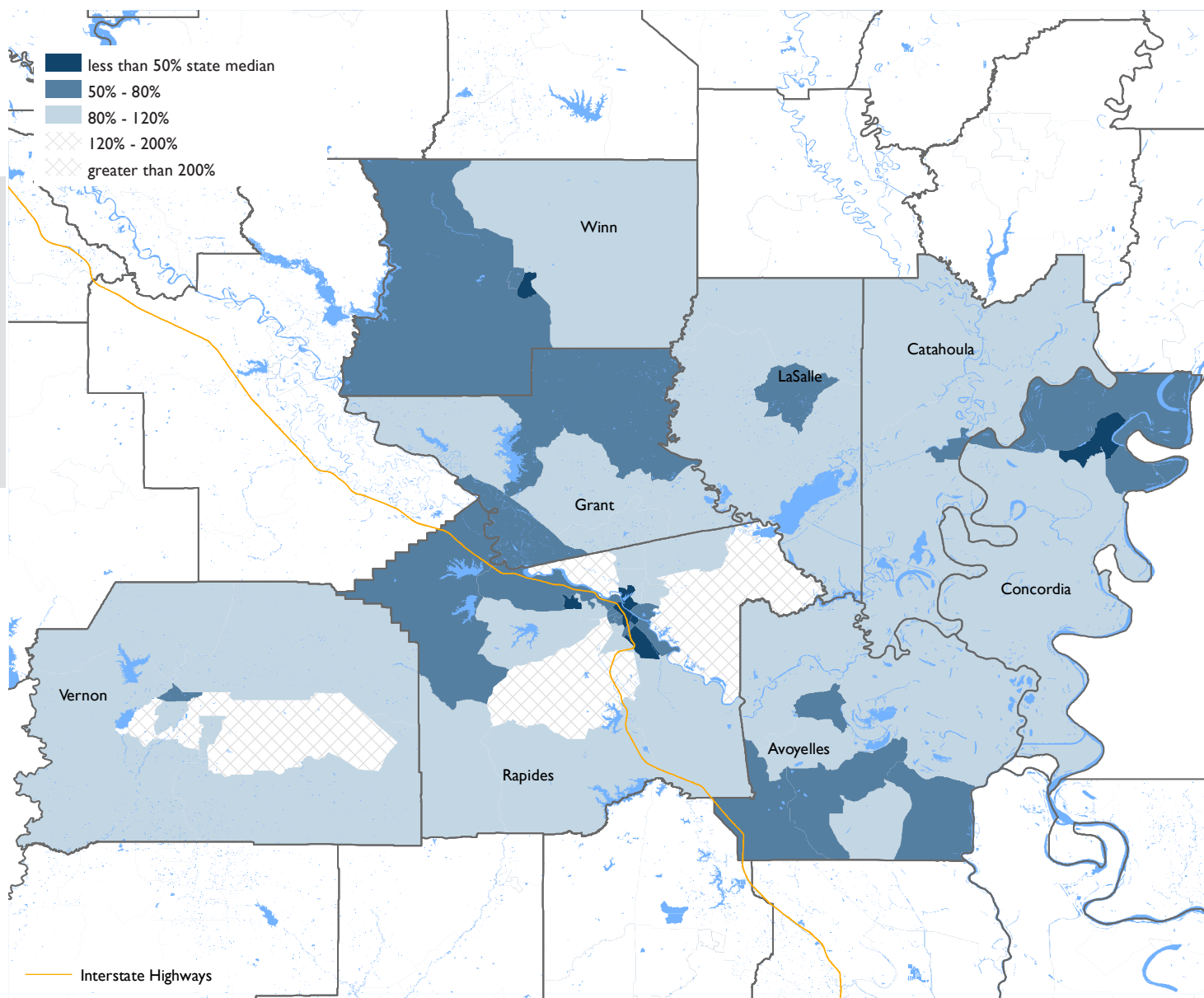
Median Household income is a measure of income, with half of all households earning more than this annual income and half earning less. Household income highlights the role of a household, as opposed to an individual, as a crucial economic unit with respect to affordability of housing and services.

Reading the Map

The shading in the map displays the median household income of the Census tracts within the RLMA. The lighter shades of blue indicate Census tracts with higher median household income. The darkest shade of blue shows Census tracts with values less than 50% of the state's median household income. The state's median household income is \$45,652, as noted in the table below.

Median Household Income
Alexandria RLMA

Parish	Median Household Income (\$)
United States	55,322
Louisiana	45,652
Concordia	28,405
Winn	32,063
Catahoula	34,736
Avoyelles	34,985
LaSalle	35,339
Grant	40,389
Rapides	42,132
Vernon	46,561



Source: American Community Survey 2012-2016 5-year estimates

Poverty

Measurement

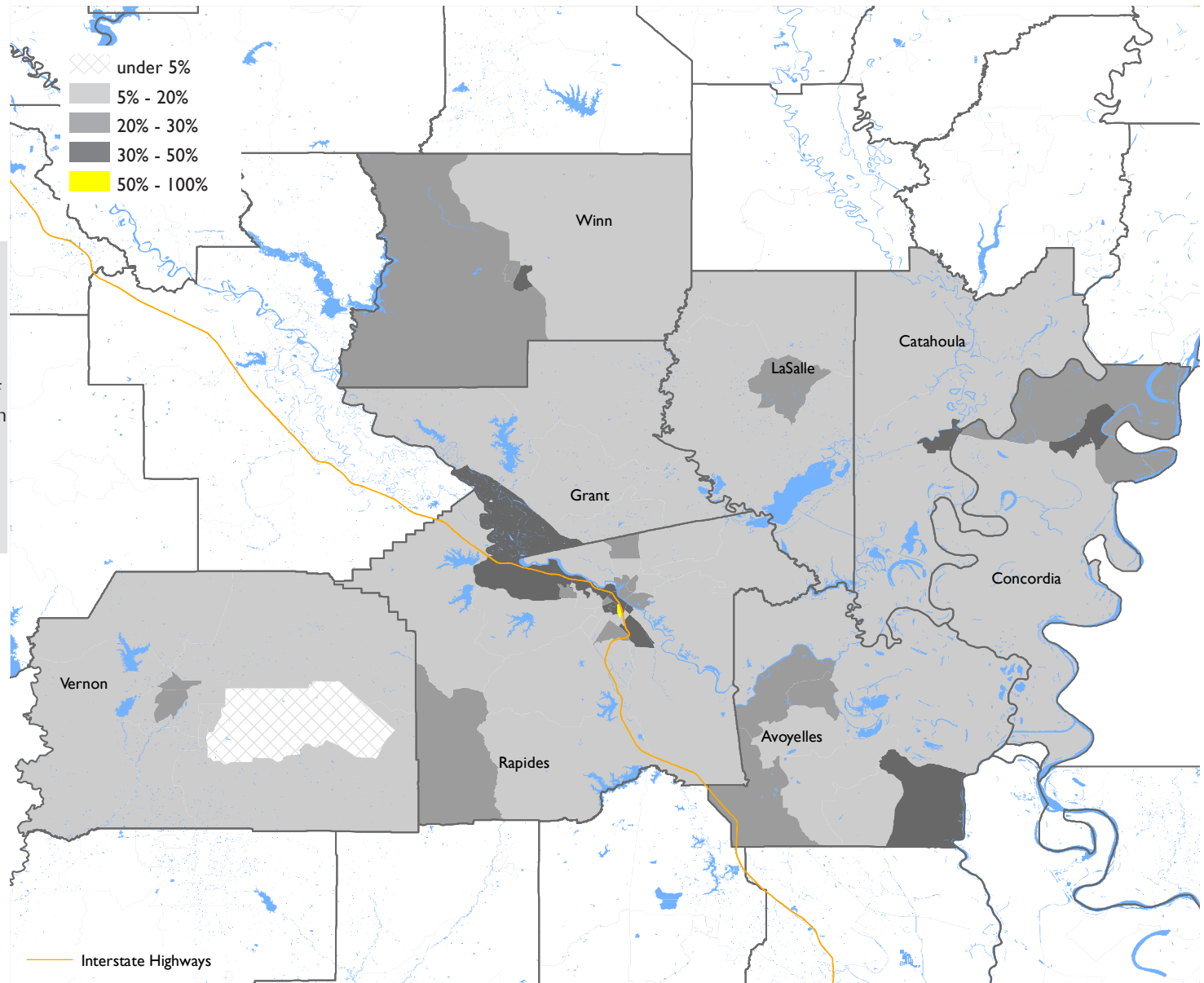
The Census Bureau, following the Office of Management and Budget's Directive 14, measures poverty using a set of income thresholds that vary by family size and composition. Families that fall below the income thresholds are considered to be living in poverty. The poverty thresholds for 2016 were \$15,569 for a family of two, \$19,105 for a family of three, \$24,563 for a family of four, and up to \$49,721 for a family of nine or more.

Reading the Map

The shading in the map displays the percentage of households that fall below the poverty threshold within each Census tract. The darker and more saturated the shade of grey, the greater the percentage of households that live in poverty. The areas in yellow are Census tracts with over half of all households under the poverty thresholds. In Louisiana, an estimated 15.1% of all families and 19.7% of the population live in poverty.

Population Living In Poverty Alexandria RLMA

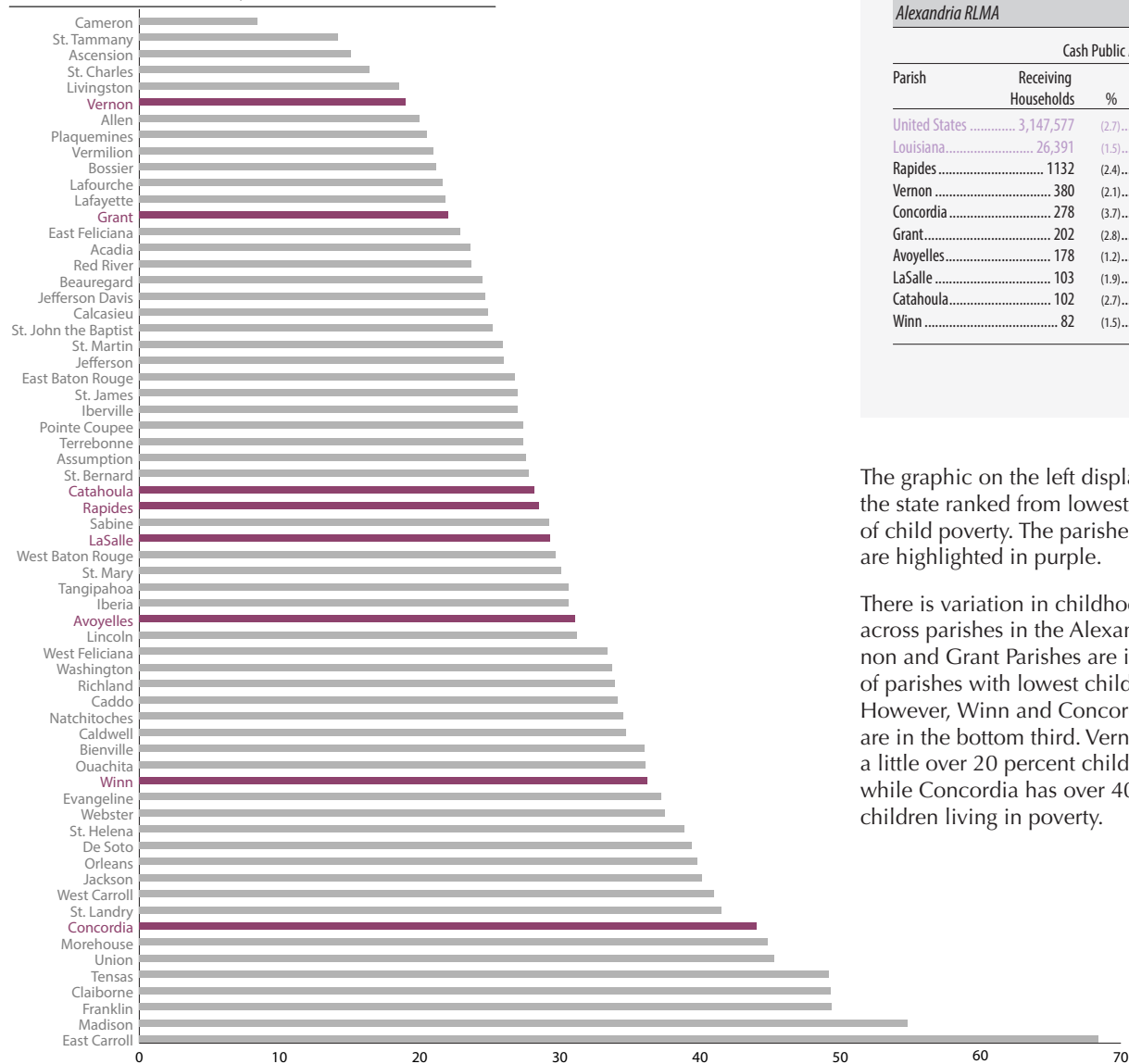
Parish	Population Below Poverty Level	%
United States	46,932,225	(15.1)
Louisiana	889,570	(19.7)
Rapides	25,882	(20.1)
Avoyelles	8,671	(23.1)
Vernon	7,286	(14.5)
Concordia	5,794	(31.9)
Grant	3,590	(19.0)
Winn	3,319	(25.6)
LaSalle	3,134	(23.1)
Catahoula	1,875	(20.5)



Source: American Community Survey 2012-2016 5-year estimates

Child Poverty & Public Assistance by Parish

Childhood Poverty Rate Alexandria RLMA



Households Receiving Cash Public Assistance
Alexandria RLMA

Parish	Cash Public Assistance			
	Receiving Households	%	Change Since 2010	%
United States	3,147,577	(2.7)	3,314,500	(11.8)
Louisiana	26,391	(1.5)	26,391	(-0.4)
Rapides	1132	(2.4)	426	(60.3)
Vernon	380	(2.1)	129	(51.4)
Concordia	278	(3.7)	139	(100.0)
Grant	202	(2.8)	112	(124.4)
Avoyelles	178	(1.2)	-295	(-62.4)
LaSalle	103	(1.9)	40	(63.5)
Catahoula	102	(2.7)	94	(1,175.0)
Winn	82	(1.5)	57	(228.0)

Households Receiving SNAP Benefits
Alexandria RLMA

Parish	Supplemental Nutrition Assistance Program			
	Receiving Households	%	Change Since 2010	%
United States	15,360,951	(13.0)	4,777,231	(45.2)
Louisiana	282,174	(16.3)	8,096	(3.0)
Rapides	9,048	(18.8)	1,842	(25.6)
Avoyelles	3,179	(21.2)	-1,162	(-26.8)
Vernon	2,001	(11.2)	-705	(-26.1)
Grant	1,361	(18.7)	233	(20.7)
Concordia	1,140	(15)	-264	(-18.8)
Winn	1,027	(18.9)	-151	(-12.8)
LaSalle	936	(17.6)	325	(53.2)
Catahoula	504	(13.5)	-370	(-42.3)

Households Receiving SSI Benefits
Alexandria RLMA

Parish	Supplemental Security Income			
	Receiving Households	%	Change Since 2010	%
United States	6,355,071	(5.4)	1,728,524	(37.4)
Louisiana	124,108	(7.2)	31,870	(34.6)
Rapides	4,348	(9)	1,175	(37.0)
Avoyelles	1,638	(10.9)	33	(2.1)
Vernon	1,064	(6)	265	(33.2)
Grant	711	(9.8)	200	(39.1)
Concordia	551	(7.3)	-96	(-14.8)
Winn	465	(8.5)	46	(11.0)
Catahoula	432	(11.6)	-57	(-11.7)
LaSalle	361	(6.8)	84	(30.3)

The graphic on the left displays parishes of the state ranked from lowest to highest rate of child poverty. The parishes in the RLMA are highlighted in purple.

There is variation in childhood poverty across parishes in the Alexandria RLMA. Vernon and Grant Parishes are in the top third of parishes with lowest child poverty rates. However, Winn and Concordia Parishes are in the bottom third. Vernon Parish has a little over 20 percent childhood poverty while Concordia has over 40 percent of its children living in poverty.

Source: American Community Survey 2012-2016 5-year estimates

Child Poverty

Measurement

The Census Bureau, following the Office of Management and Budget's Directive 14, measures poverty using a set of income thresholds that vary by family size and composition. Families that fall below the income thresholds are considered to be living in poverty. Childhood poverty is measured using data on the number of children under 18 years that live in households that fall below the poverty thresholds.

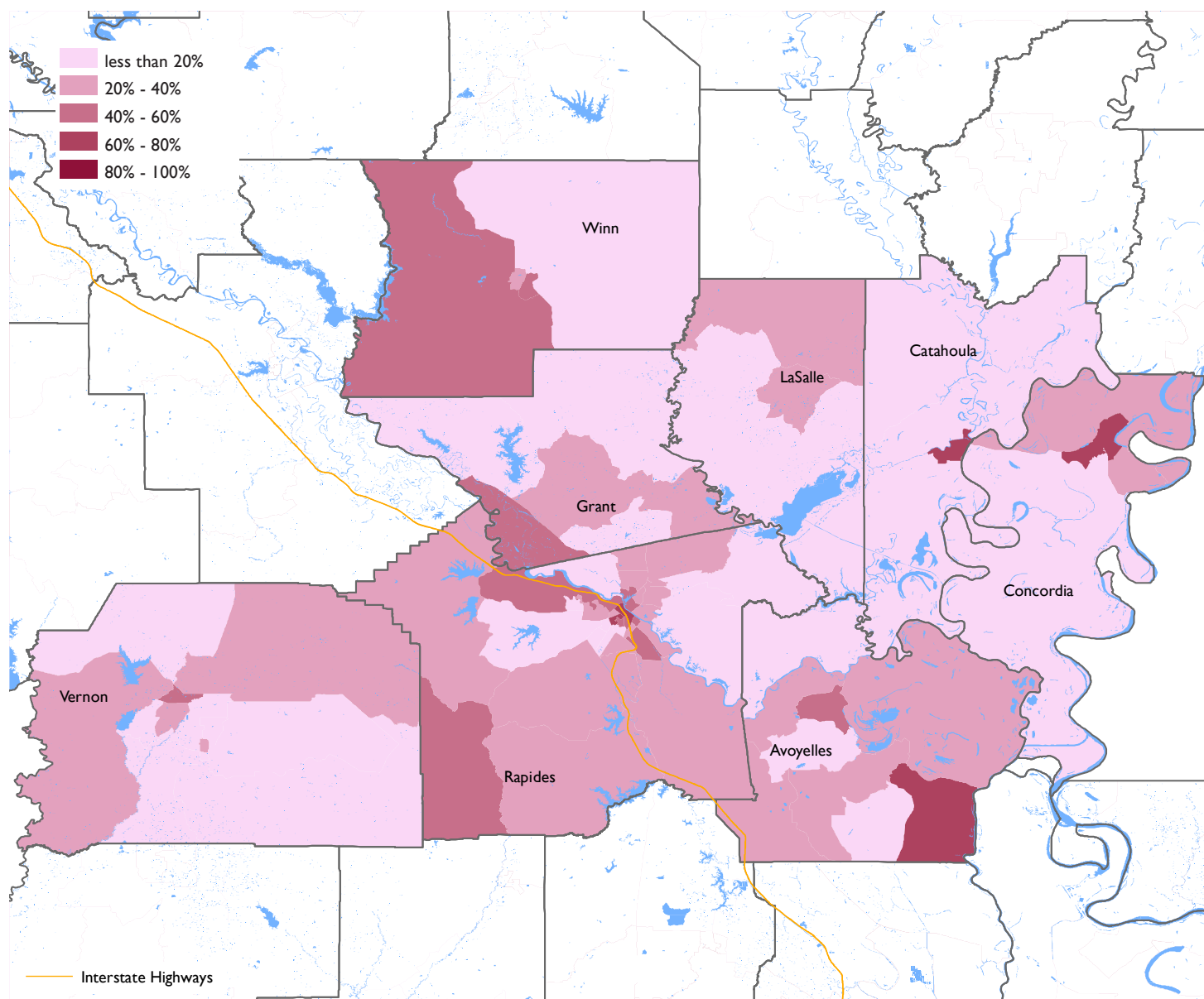
Reading the Map

The shading in the map displays the percentage of children under the age of 18 years that live in households that fall below the poverty level. The darker the shade of pink, the greater the percentage of children that live in poverty. The state has an estimated 30.6% of children that live in poverty.

Young Children Living in Poverty Alexandria RLMA

Parish	Children Under 5 Below Poverty Level	%
--------	---	---

United States	4,614,933	(23.6)
Louisiana	93,330	(30.6)
Rapides	2,392	(26.9)
Avoyelles	1,040	(38.2)
Vernon	880	(19.0)
Concordia	576	(44.0)
LaSalle	423	(44.8)
Grant	351	(26.6)
Winn	266	(33.1)
Catahoula	187	(31.5)



Source: American Community Survey 2012-2016 5-year estimates

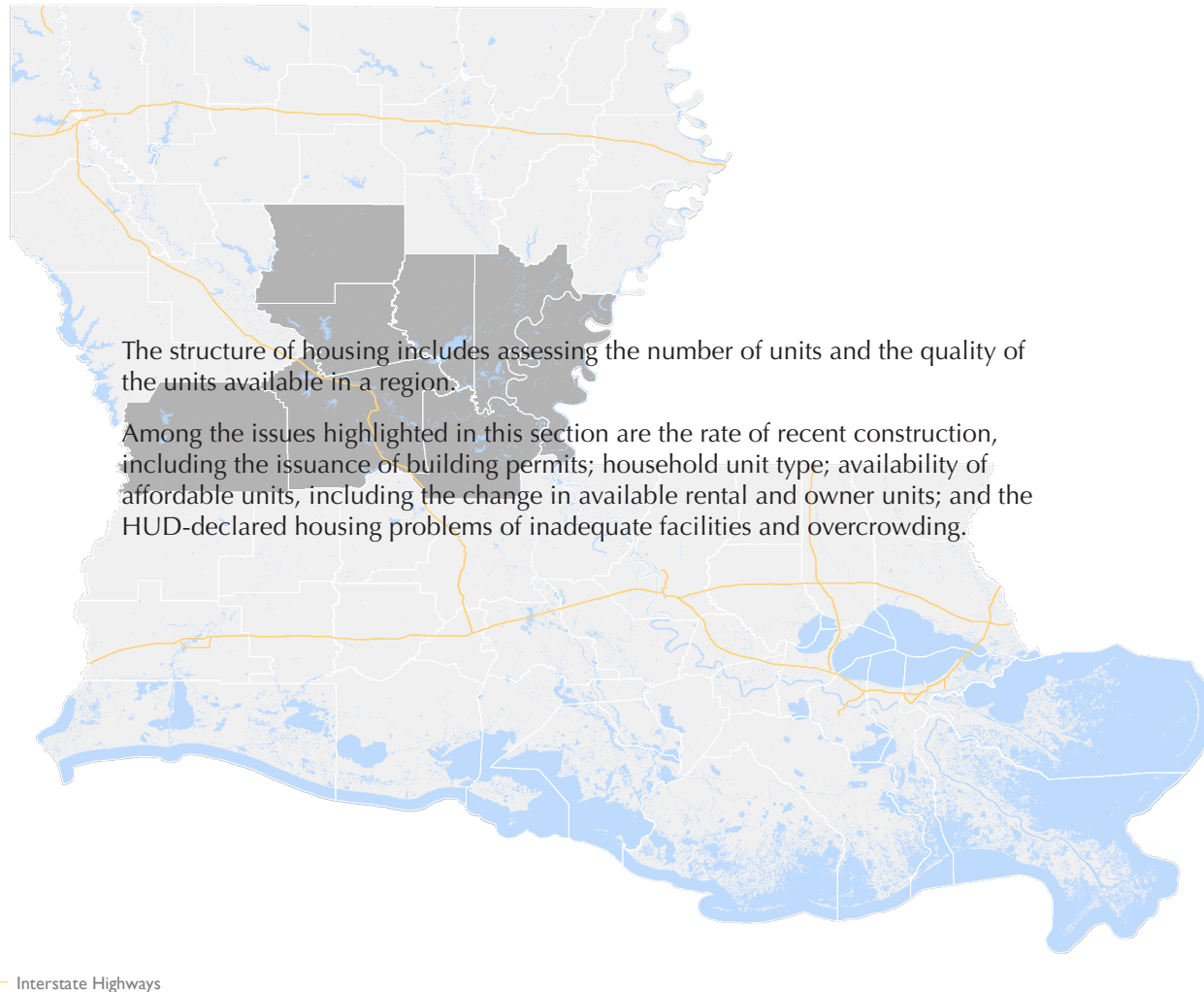
The Housing of the Region

Structure and Affordability



Alexandria RLMA

The Structure of Housing in The Alexandria Regional Labor Market Area



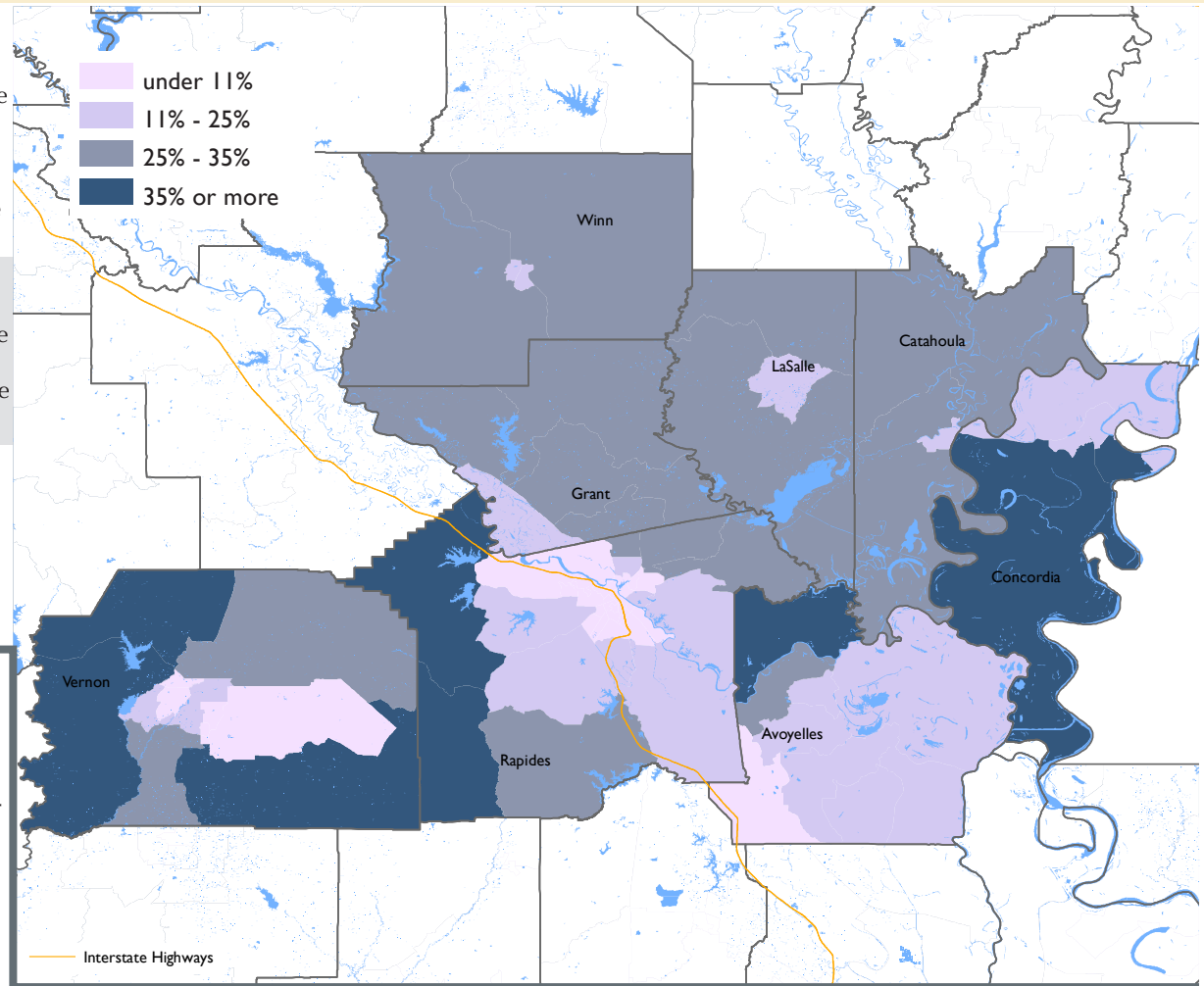
Unit Type Distribution by Parish & Mobile Home Rate

Measurement

Mobile home rate measures the percent of all units in a tract that are movable dwellings, although they are rarely moved today. Manufactured homes can be an affordable option, though they may also suffer from substandard quality and facilities. There are zoning restrictions on where mobile homes are allowed, and they are more likely to be located in rural areas.

Reading the Map

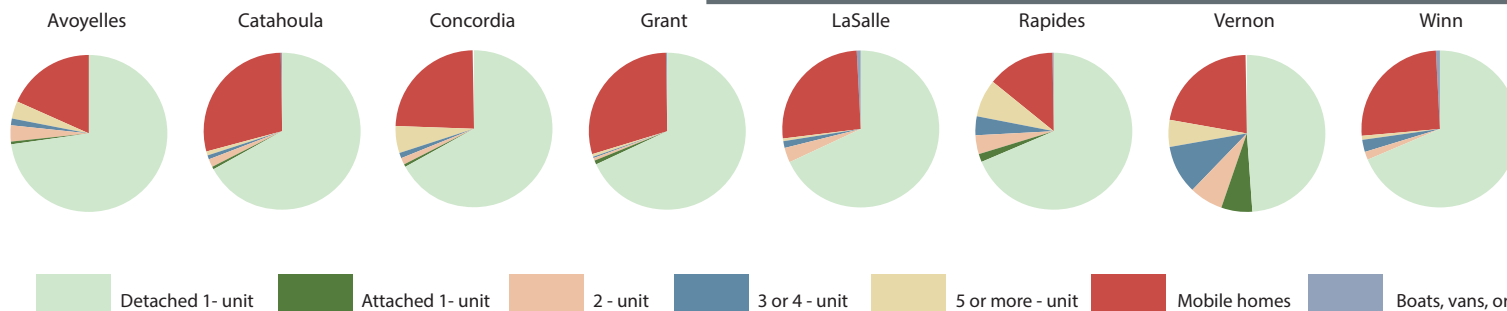
The map highlights those areas with high rates of mobile homes. The dark blue displays tracts where more than 35% of the units are mobile homes. Statewide, 13% of housing units are considered "mobile homes". We use the 11% because that is the average of all tracts.



Household Unit Types

We have combined the groupings of unit types 5 or more into one class for the graphic below. Detached one-unit household types are the most common throughout the state, but the distribution of multi-unit structures is unevenly distributed, usually found in higher frequencies in urban and densely populated areas.

Total Households by Unit Types: Alexandria RLMA

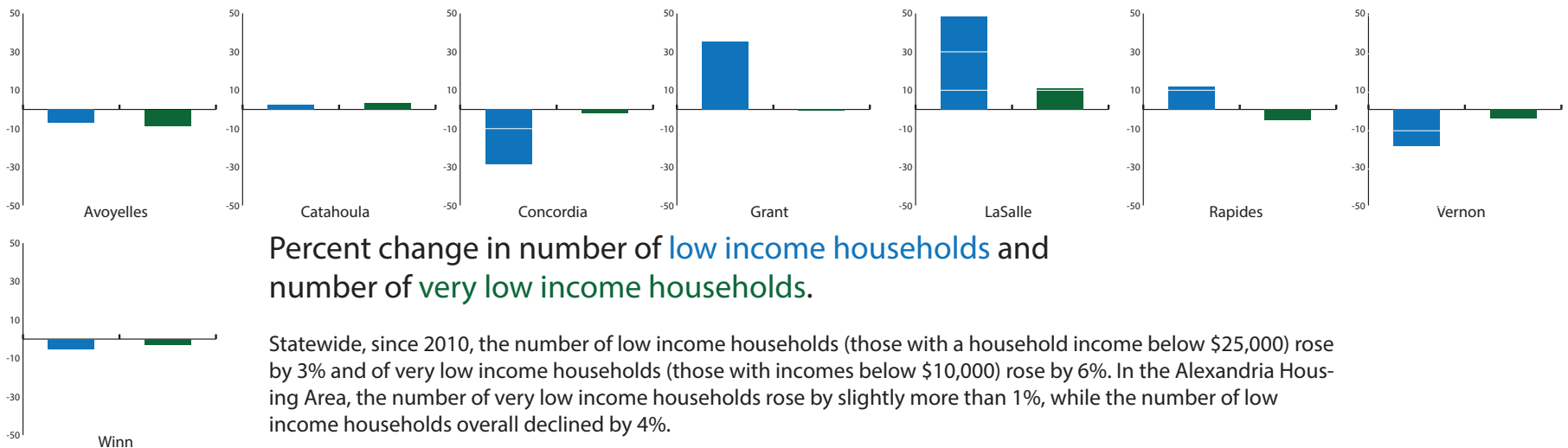
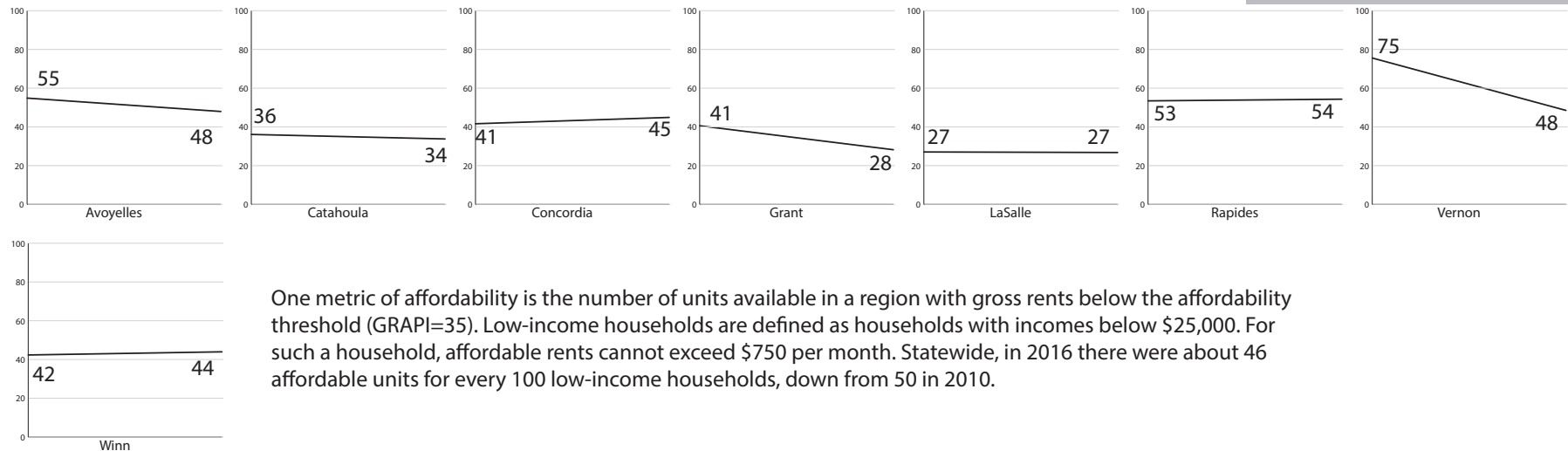


Source: American Community Survey 2012-2016 5-year estimates

Low-income Units

Affordable Units per 100 Low-Income Households Change from 2010 to 2016

Alexandria Housing Area
2010: 52 2016 47

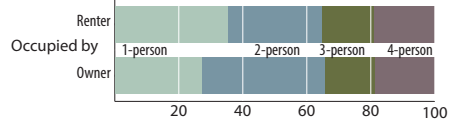


Source: American Community Survey 2012-2016 5-year estimates

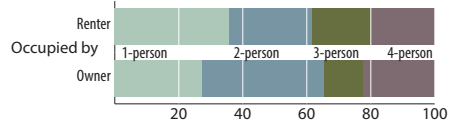
Occupancy

Household Size Distribution of Renter and Owner - Occupied Units Alexandria RLMA

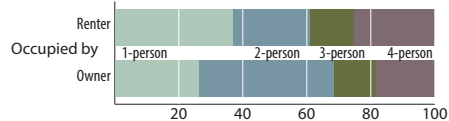
Avoyelles



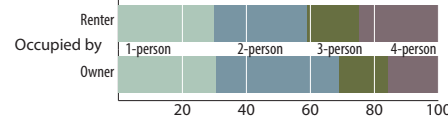
Catahoula



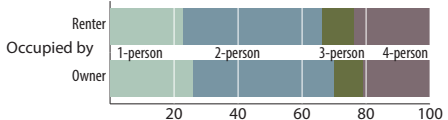
Concordia



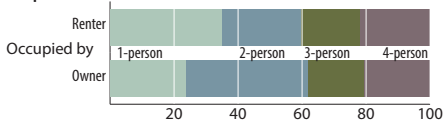
Grant



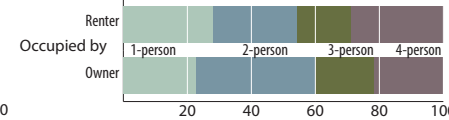
Lasalle



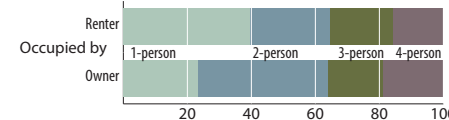
Rapides



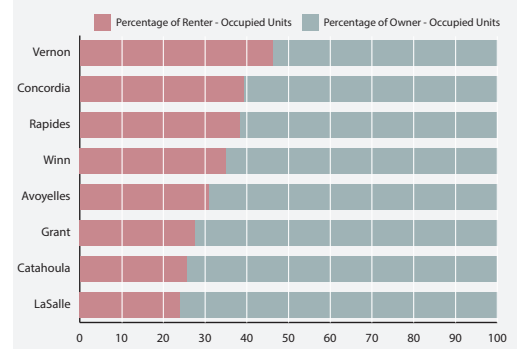
Vernon



Winn



Renter vs Owner Occupancy of Occupied Households: Alexandria RLMA



Reading the graphics

These graphics provide three different lenses to view occupancy of households. The chart on the top-left highlights the differences in how many individuals constitute rental and owned households in each parish within the region. These differences within a parish and across parishes can highlight the type of units most needed in an area.

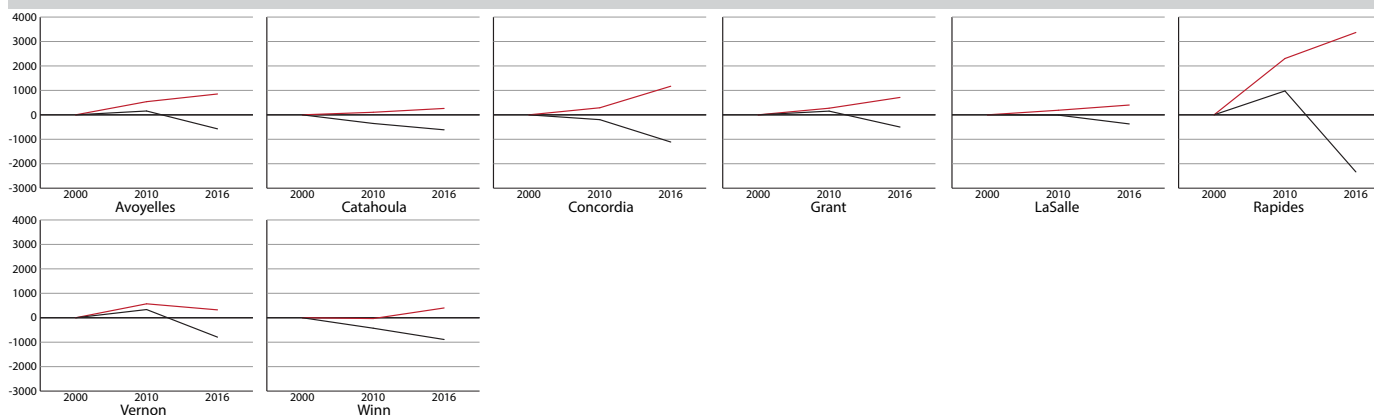
The graphic above shows the proportion of occupied households that are renter and owner occupied. This visualization helps to highlight parishes where renters constitute more or less of the households and areas where concerns related to rent stress and rental availability might be highest.

The figure on the left shows trends in owner and rental occupancy of units since the year 2000. Here, we have set the renter and occupied units in 2000 as the baseline for each parish, and the change since 2000 is charted. In the Alexandria RLMA, the largest changes have been in Concordia and Rapides Parishes.

Changes in Number of Owner and Renter - Occupied Units in 2010 and 2016

The number of owner and renter-occupied units in 2000 are used as the baseline (0) in these calculations

Alexandria RLMA



Source: American Community Survey 2012-2016 5-year estimates

Rental Occupancy and Vacancy Rate

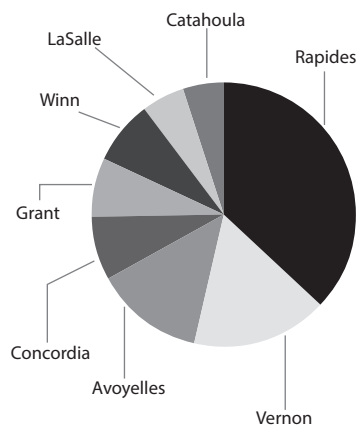
Measurement

Rental occupancy and vacancy rates highlight areas with a high proportion of the population facing different issues related to rental affordability and availability. High vacancy rates may indicate low demand, unaffordability, or other concerns about construction, maintenance, or unstable tenure. The pie chart below breaks down vacancy by parish.

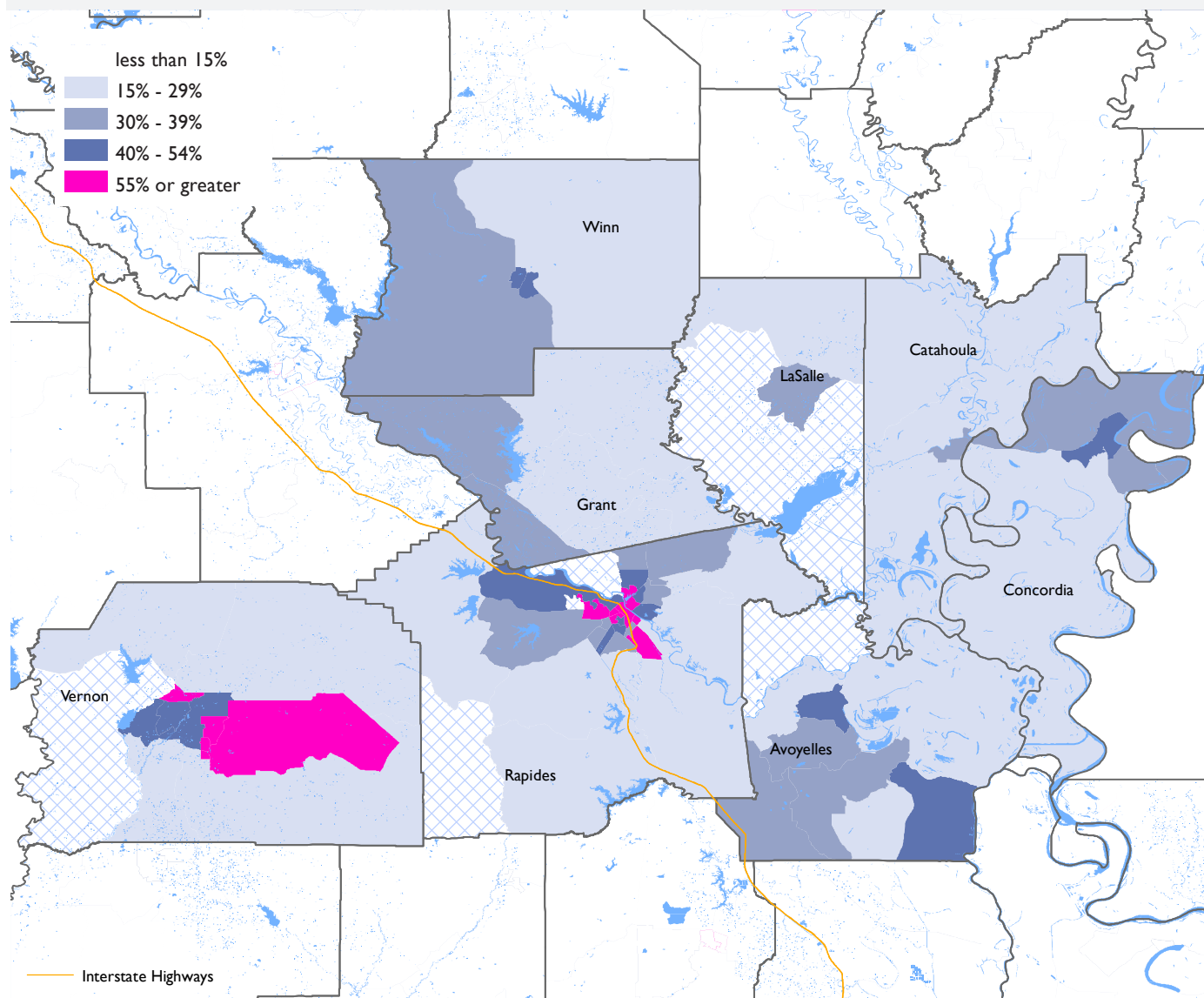
Out of a total of **134,075 units**, there are **23,760 vacant units** in the **Alexandria RLMA** (18 %)

In Rapides, 8,834 (16%) units are vacant

..... Vernon	3,930 (18 %)
..... Avoyelles	3,168 (17%)
..... Concordia	1,855 (20%)
..... Grant	1,745 (19%)
..... Winn	1,793 (25%)
..... LaSalle	1,261 (19%)
..... Catahoula	1,174 (24%)



Reading the map The shading in the map displays the proportion of units that are renter-occupied in the most recent survey. The pink displays the extremes, where more than 55% of the units are renter-occupied. Throughout the state, 34.5% of units are renter-occupied.



Source: American Community Survey 2012-2016 5-year estimates

Recent Construction

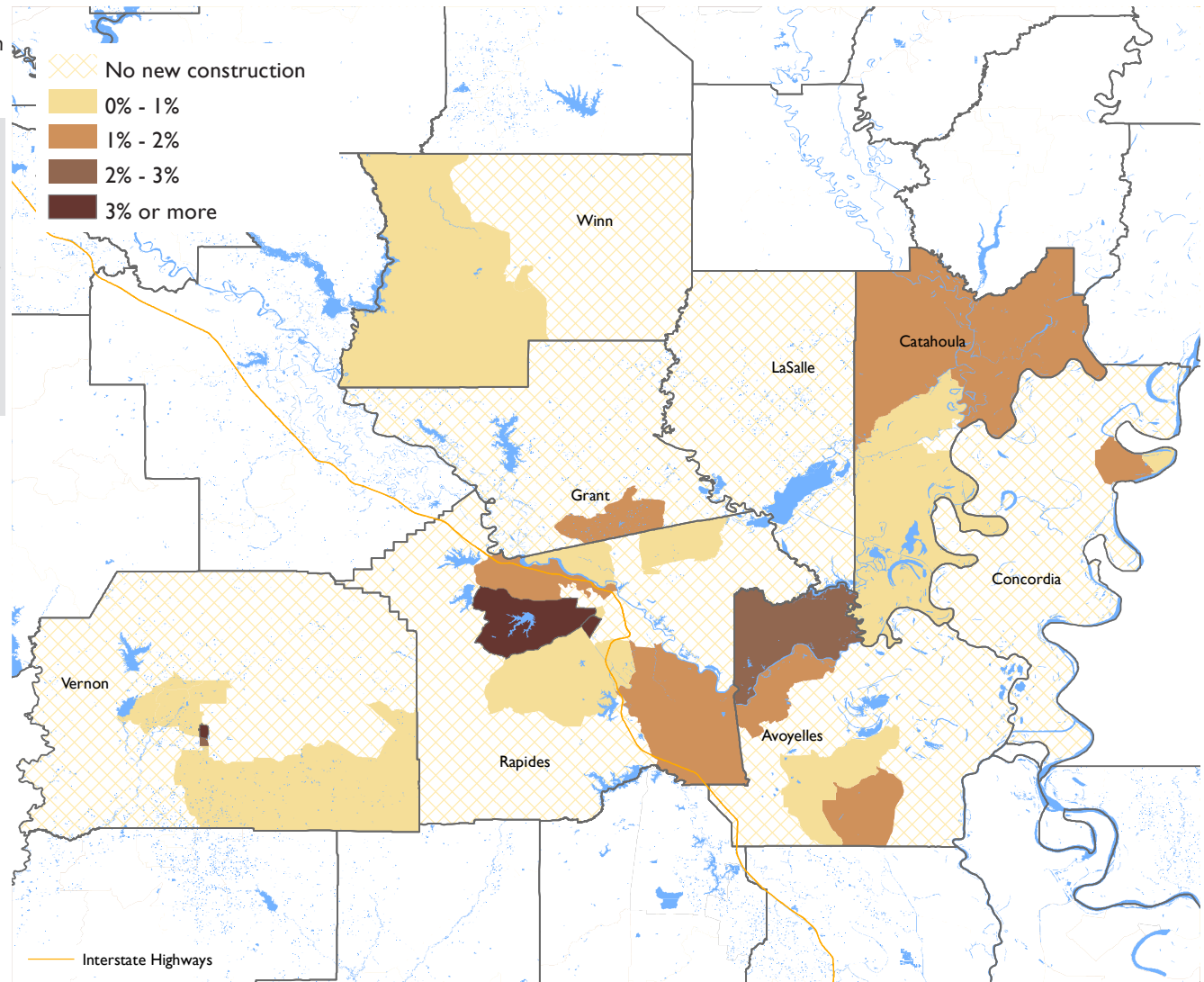
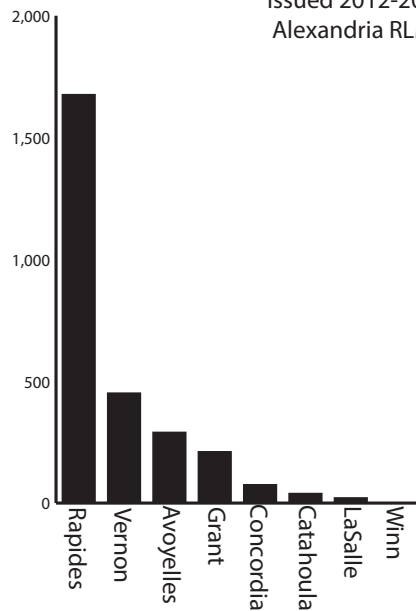
Measurement

Recent construction is defined as housing units built in 2014 or later. This measure is one way to see the growth, stagnation, or decline of the housing stock in a tract. As a percent of existing units, this measure is likely to be low.

Reading the Map and Graphic

The shading in the map displays tracts by the proportion of all housing units that are constructed in or after the year 2014. The darker shades indicate areas with higher proportions of recently built housing units. The measure of “no new construction” is best understood as no or negligible numbers of new construction. The graphic below displays the total number of building permits by parish issued between 2012 and 2016.

**Total Building Permits
Issued 2012-2016
Alexandria RLMA**



Source: American Community Survey 2012-2016 5-year estimates

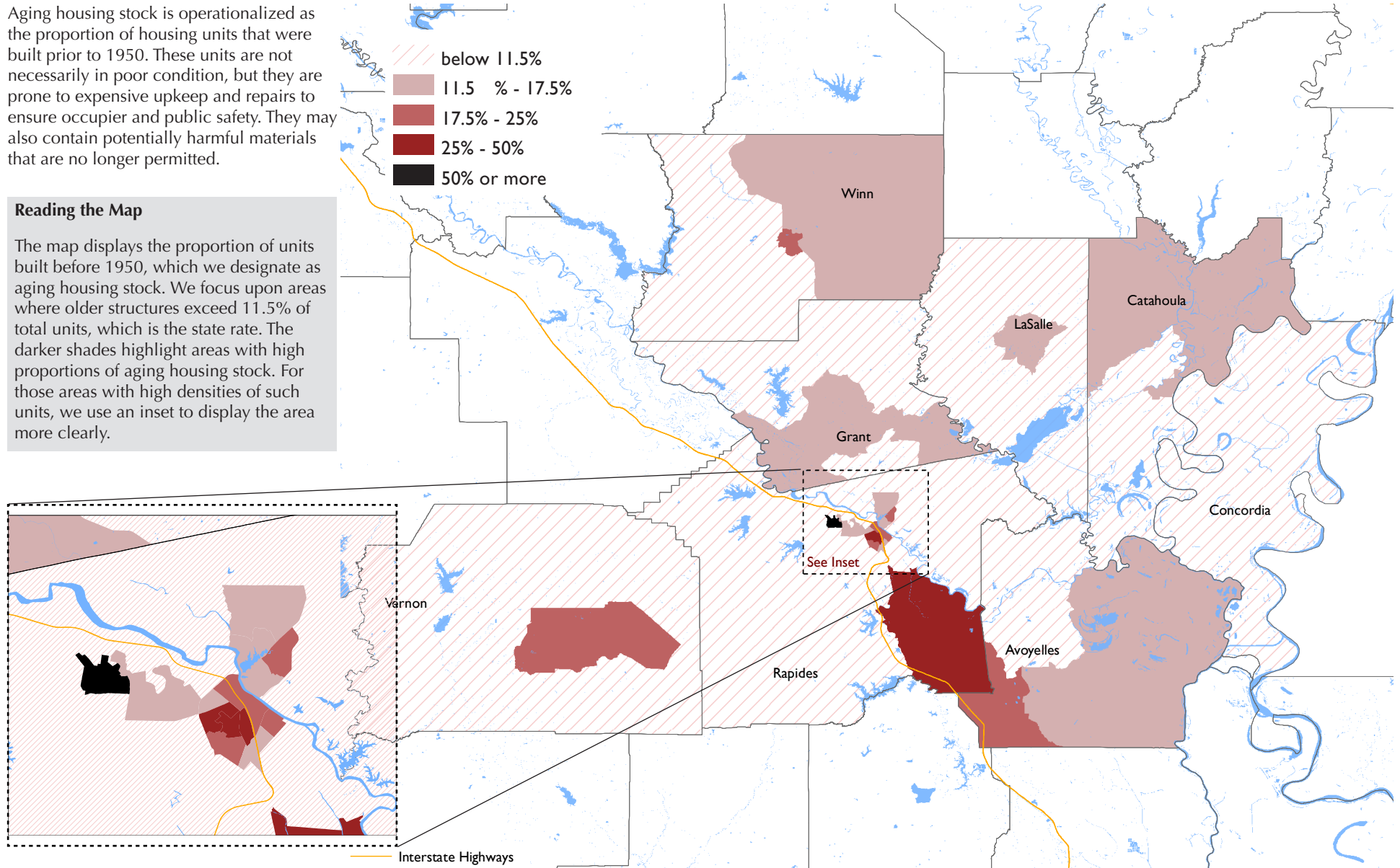
Aging Housing Stock

Measurement

Aging housing stock is operationalized as the proportion of housing units that were built prior to 1950. These units are not necessarily in poor condition, but they are prone to expensive upkeep and repairs to ensure occupier and public safety. They may also contain potentially harmful materials that are no longer permitted.

Reading the Map

The map displays the proportion of units built before 1950, which we designate as aging housing stock. We focus upon areas where older structures exceed 11.5% of total units, which is the state rate. The darker shades highlight areas with high proportions of aging housing stock. For those areas with high densities of such units, we use an inset to display the area more clearly.



Overcrowded HUD Housing Problem

Measurement

Following a report prepared in 2007 for the US Department of Housing and Urban Development titled "Measuring Overcrowding in Housing", we have used the measure of more than one person per room to designate overcrowding.

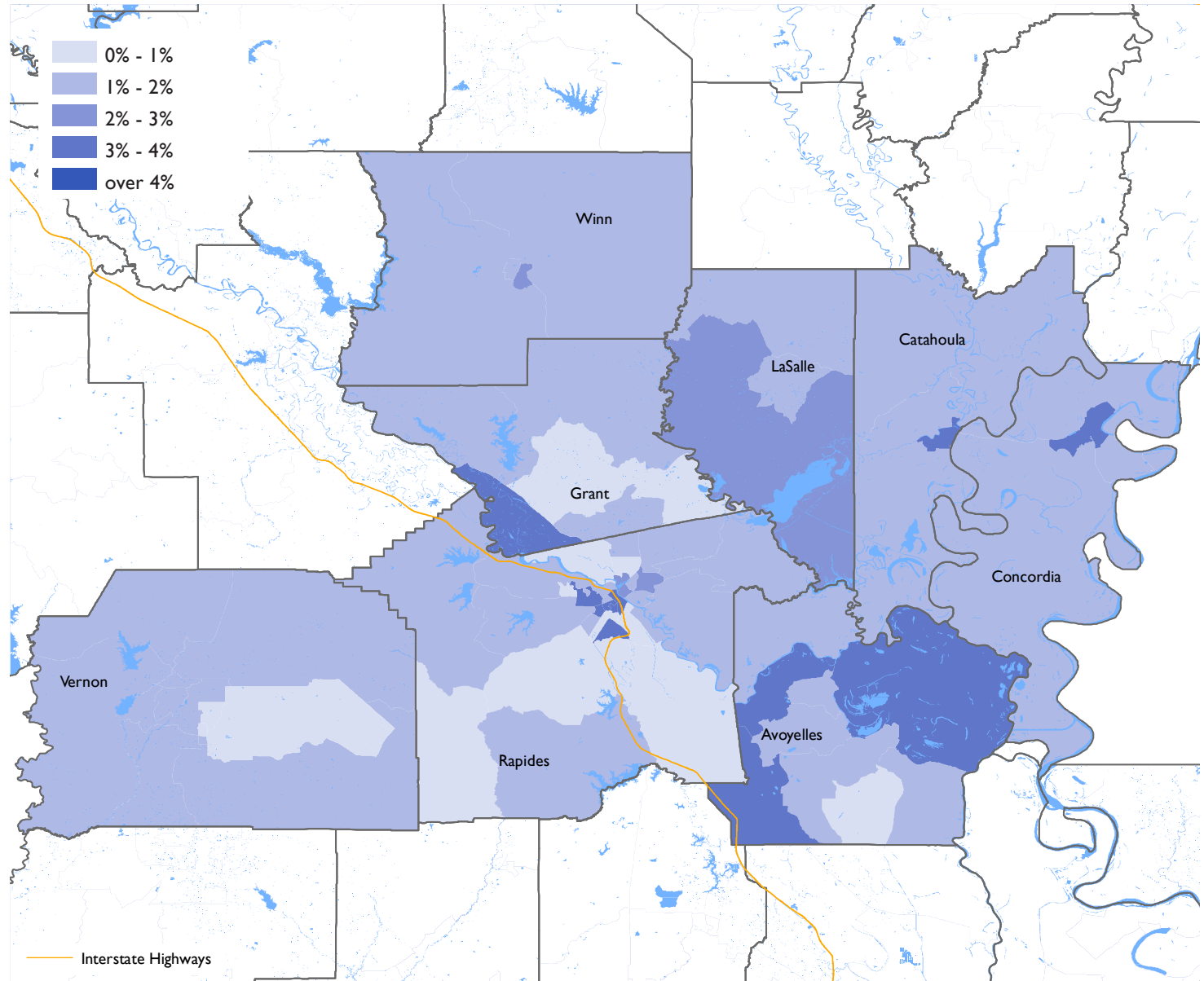
Reading the Map

The shading in the map displays overcrowded households in the RLMA's Census tracts. The darker shades of purple indicate higher proportions of overcrowded households. Statewide, about 2.4% of units are overcrowded.

Overcrowded Households

Alexandria RLMA

Parish	Overcrowded Renter Occupied Households (%)	Overcrowded Owner Occupied Households (%)
United States	2,528,840 (6.05)	1,281,955 (1.69)
Louisiana	24,965 (4.31)	18,815 (1.65)
Rapides	495 (2.96)	607 (1.96)
Avoyelles	184 (4.06)	173 (1.64)
Vernon	175 (2.13)	171 (1.73)
Concordia	159 (5.25)	159 (3.36)
Winn	99 (5.98)	44 (1.18)
Catahoula	50 (5.38)	33 (1.15)
Grant	38 (2.22)	53 (0.97)
LaSalle	10 (0.98)	99 (2.11)



Source: American Housing Survey, HUD CHAS data, 2016

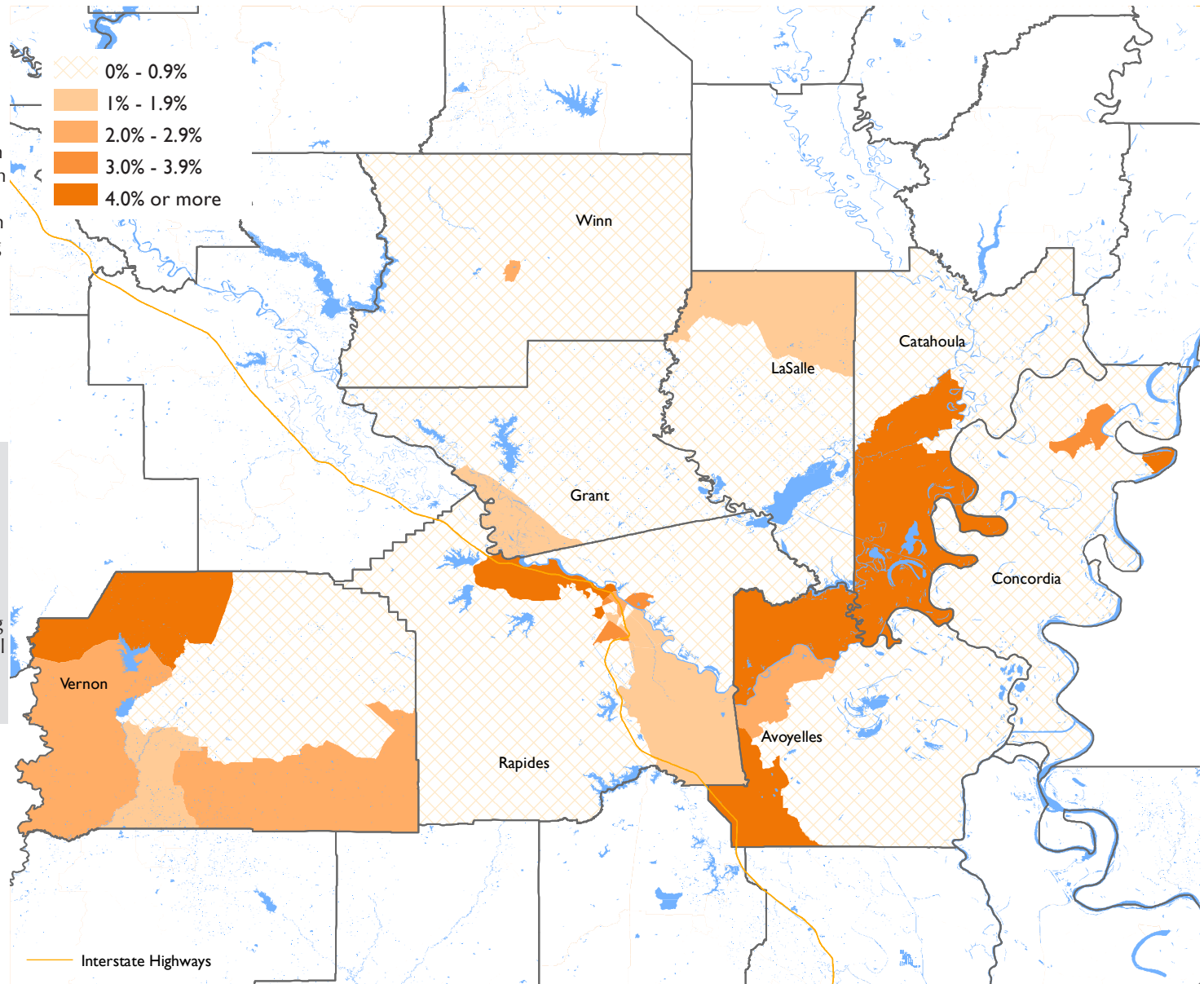
Inadequate Facilities—Renter HUD Housing Problem

Measurement

Two of the declared housing problems according to the US Department of Housing and Urban Development include units having inadequate plumbing facilities or inadequate kitchen facilities. The American Housing Survey contains one question with six parts that collectively measures adequate plumbing facilities, adequate kitchen facilities, and telephone service. A housing unit that lacks hot and cold running water is considered to lack complete plumbing. A housing unit that is lacking a sink with a faucet, a stove or range, and/or a refrigerator is considered to lack complete kitchen facilities.

Reading the Map

In this map, we have combined the two problems of inadequate plumbing and inadequate kitchen facilities into one observation for all renter-occupied units. The darker and more saturated shades indicate higher proportions of inadequate plumbing or kitchen facilities. As a proportion of total housing units, this measure is likely to be low.



Source: American Housing Survey, HUD CHAS data, 2016

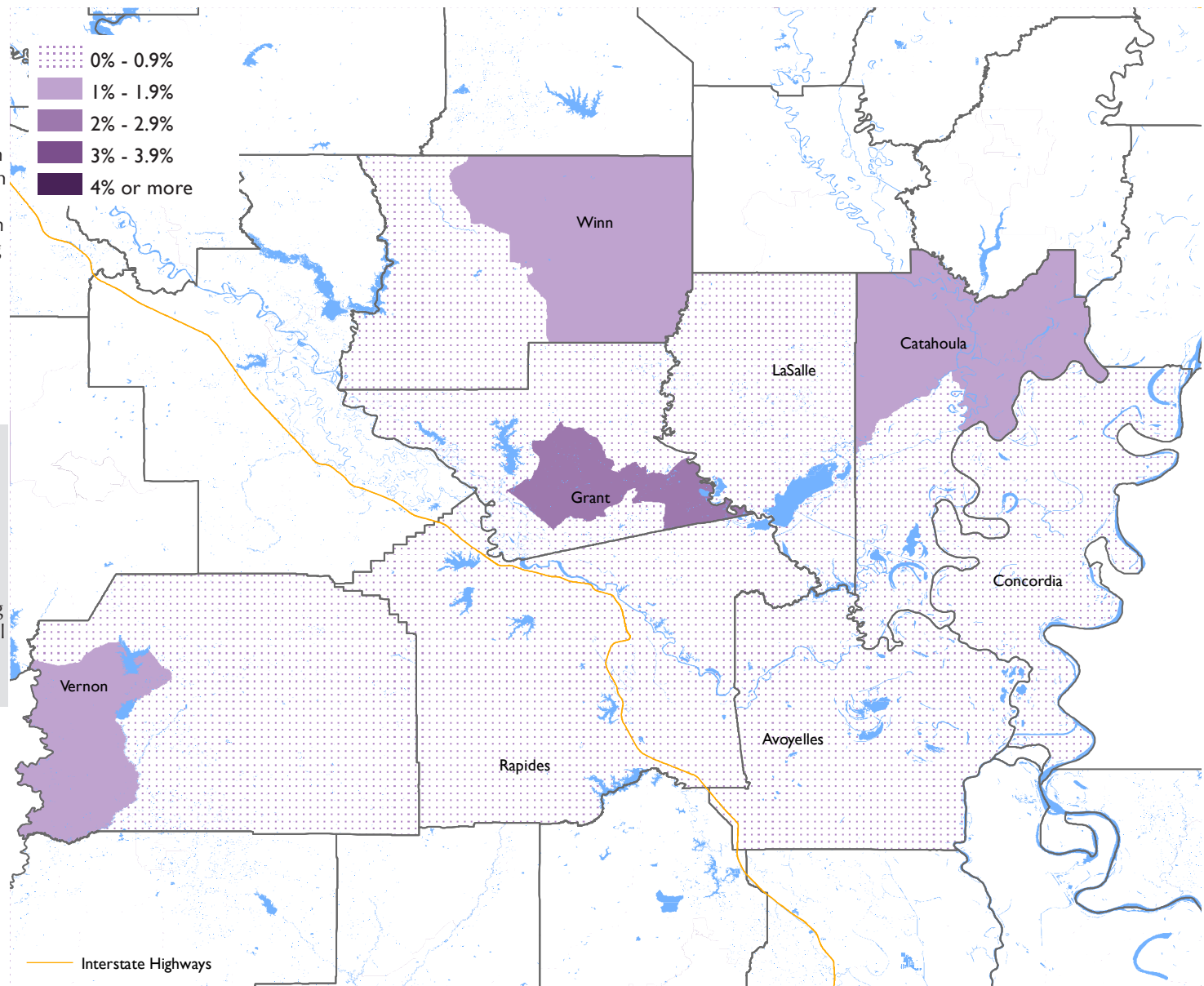
Inadequate Facilities—Owner HUD Housing Problem

Measurement

Two of the declared housing problems according to the US Department of Housing and Urban Development include units with inadequate plumbing facilities or inadequate kitchen facilities. The American Housing Survey contains one question with six parts that collectively measures adequate plumbing facilities, adequate kitchen facilities, and telephone service. A housing unit that lacks hot and cold running water is considered to lack complete plumbing. A housing unit that is lacking a sink with a faucet, a stove or range, and or a refrigerator is considered to lack complete kitchen facilities.

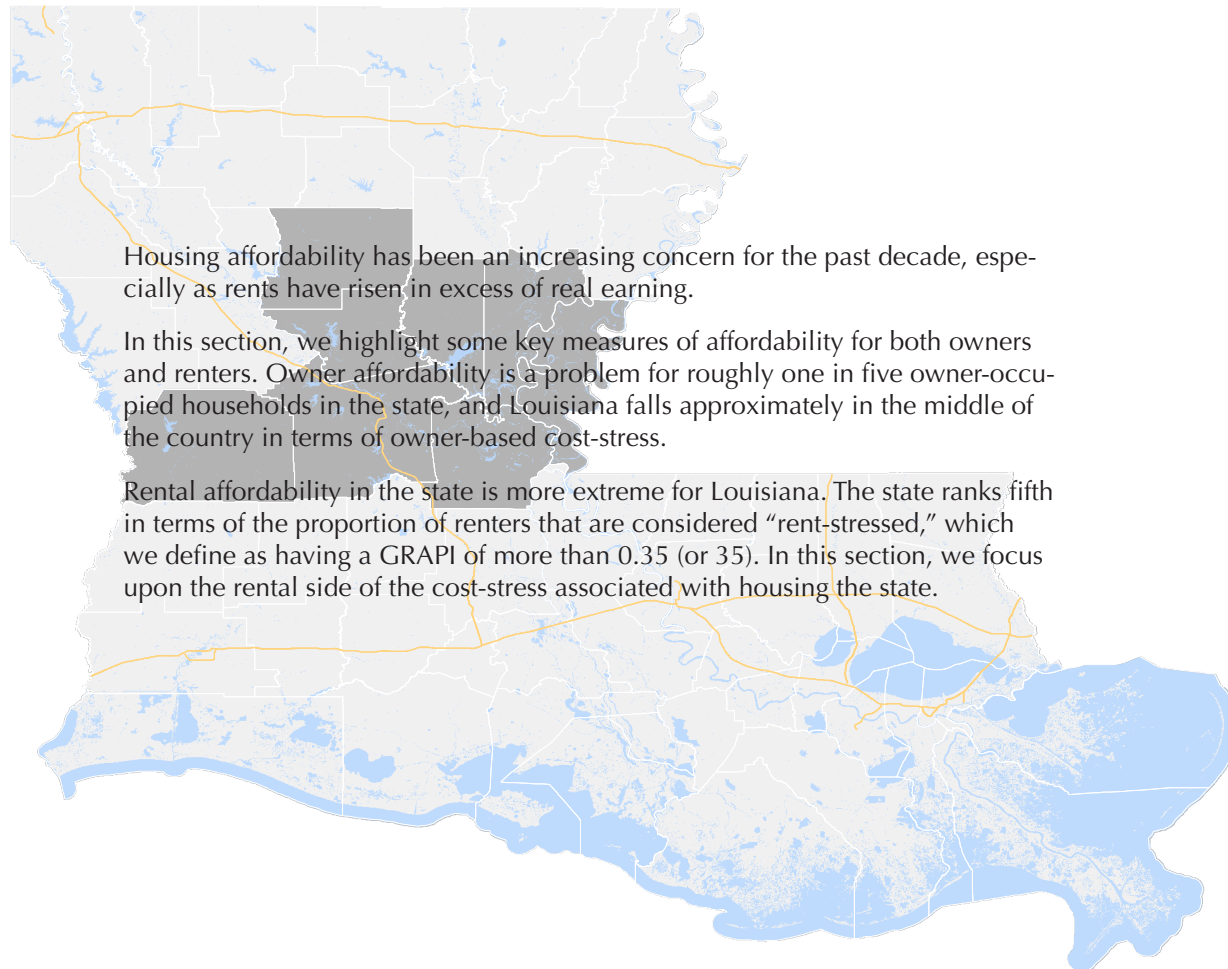
Reading the Map

In this map, we have combined the two problems of inadequate plumbing and inadequate kitchen facilities into one observation for all owner-occupied units. The darker and more saturated shades indicate higher proportions of inadequate plumbing or kitchen facilities. As a proportion of total housing units, this measure is likely to be low.



Source: American Housing Survey, HUD CHAS data, 2016

Housing Affordability in The Alexandria Regional Labor Market Area



— Interstate Highways

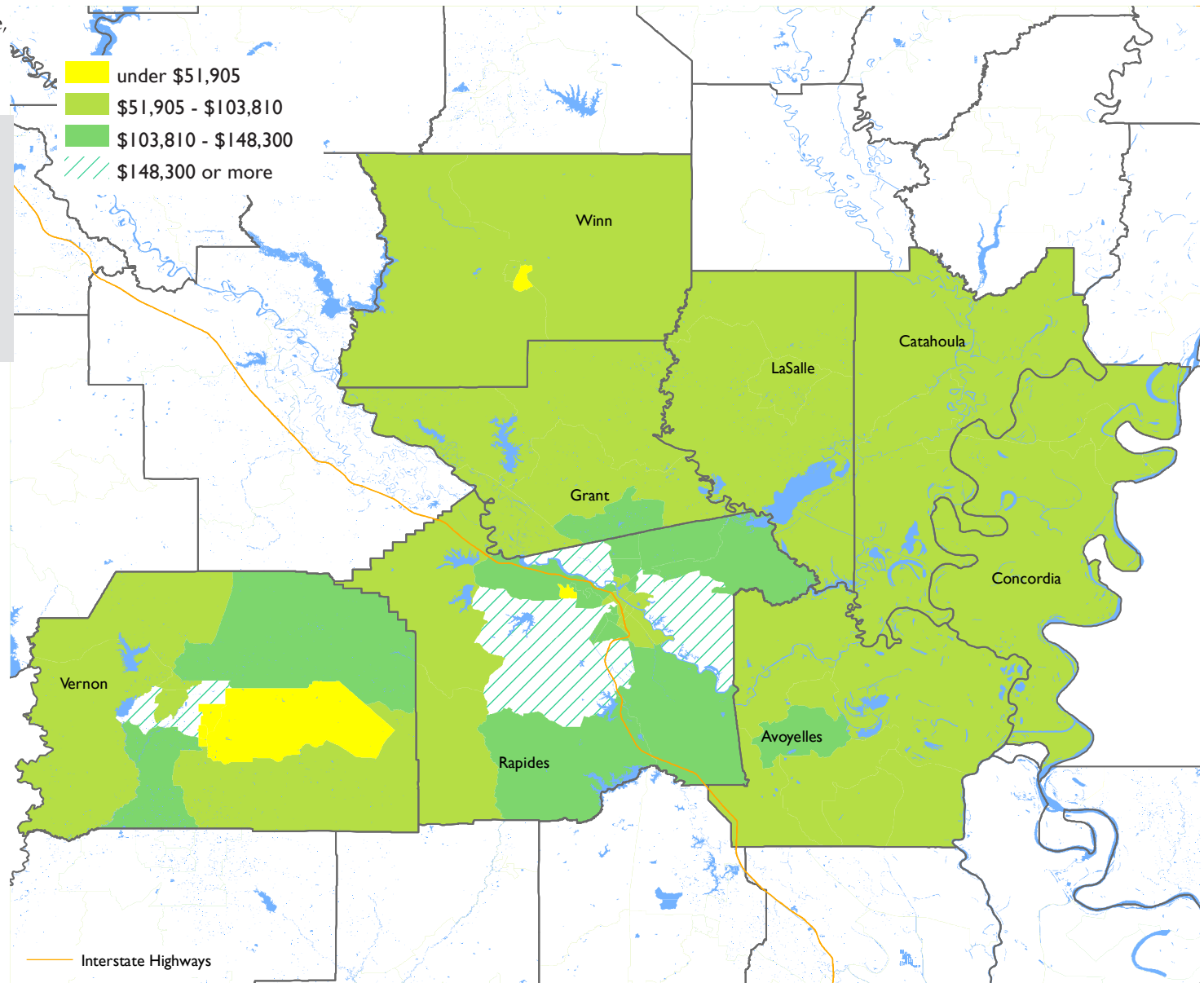
Median House Value

Measurement

Half of the owner-occupied houses are valued at less than the median house value, and the other half are valued higher. This measure can point to areas of high or low wealth, demand, and affordability.

Reading the Map

In this map, we highlight the areas where the median house value was below that of the state. The median house value in the state in 2016 was \$148,300. The yellow indicates the extreme condition of being less than 35% of the state median. We also use 70% of the state median (\$103,810) as another cutoff.



Median House Value
Alexandria RLMA

Parish	Median House Value
United States	\$184,700
Louisiana	148,300
Vernon	107,900
Rapides	129,000
Grant	87,200
Avoyelles	93,000
Winn	71,700
LaSalle	69,100
Concordia	77,800
Catahoula	73,700

Source: American Community Survey 2012-2016 5-year estimates

Median Gross Rent

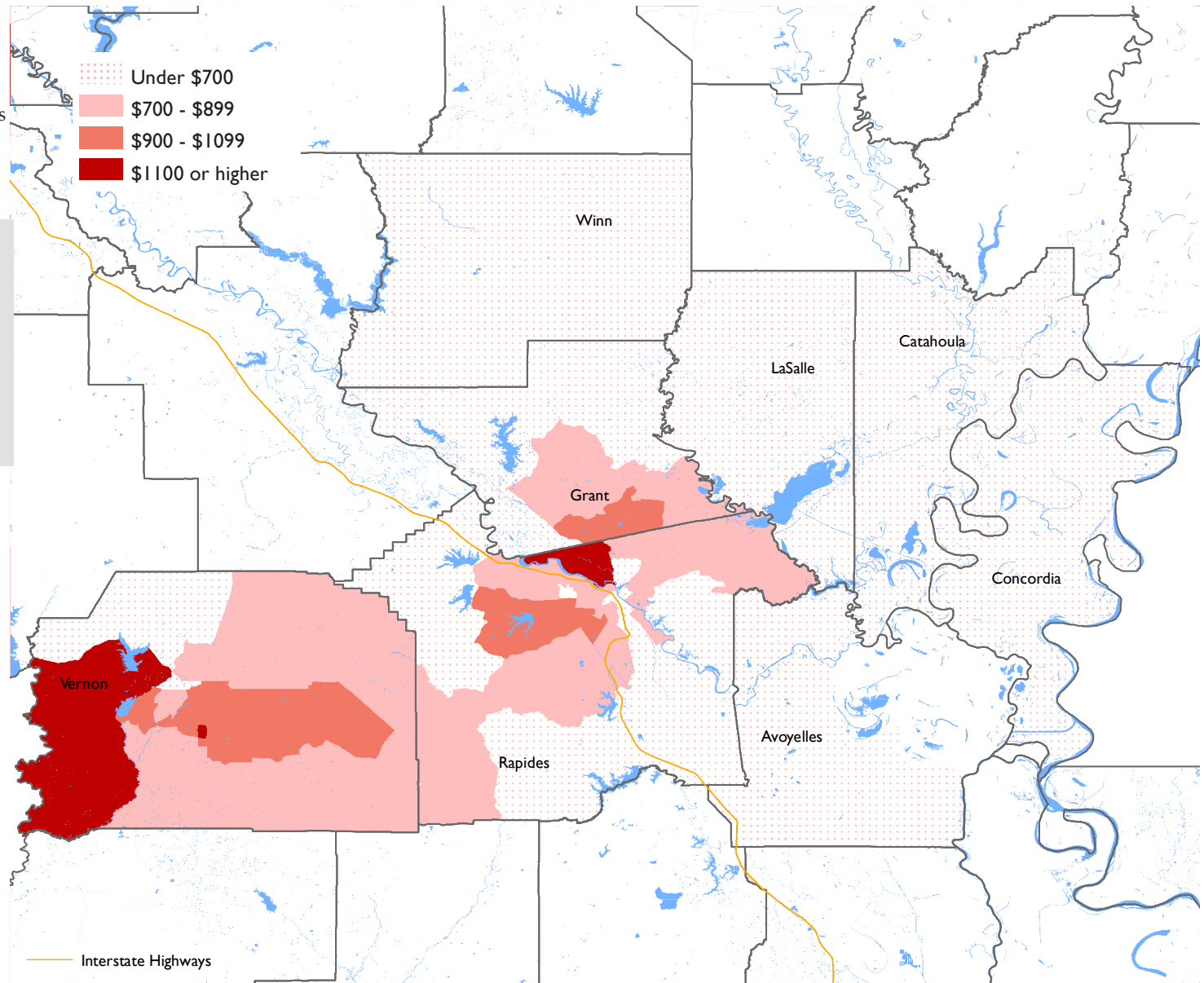
Measurement

Gross rent is a sum of contract rent and the estimated average monthly cost of all utilities. Half of all households in an area pay gross rent higher than the median gross rent, and other half pays gross rent lower than this value. This measure can point to areas of high or low affordability.

Reading the Map

The shading in the map displays Census tracts with median gross rent lower than, within the range of, and higher than the state's median gross rent of \$800. Darker shades indicate higher median gross rent within a tract. The eye is drawn to areas in red, whose rent is \$300 or higher than the state's median gross rent.

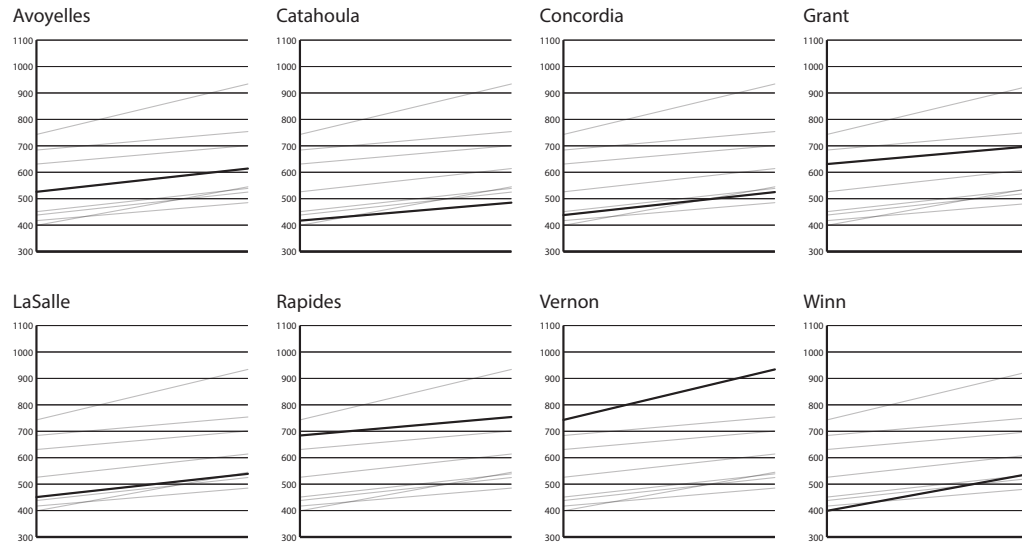
Median Gross Rent Alexandria RLMA	
Parish	Median Gross Rent
United States	\$949
Louisiana	800
Vernon	934
Rapides	754
Grant	701
Avoyelles	614
Winn	545
LaSalle	539
Concordia	525
Catahoula	485



Source: American Community Survey 2012-2016 5-year estimates

Rent Stress

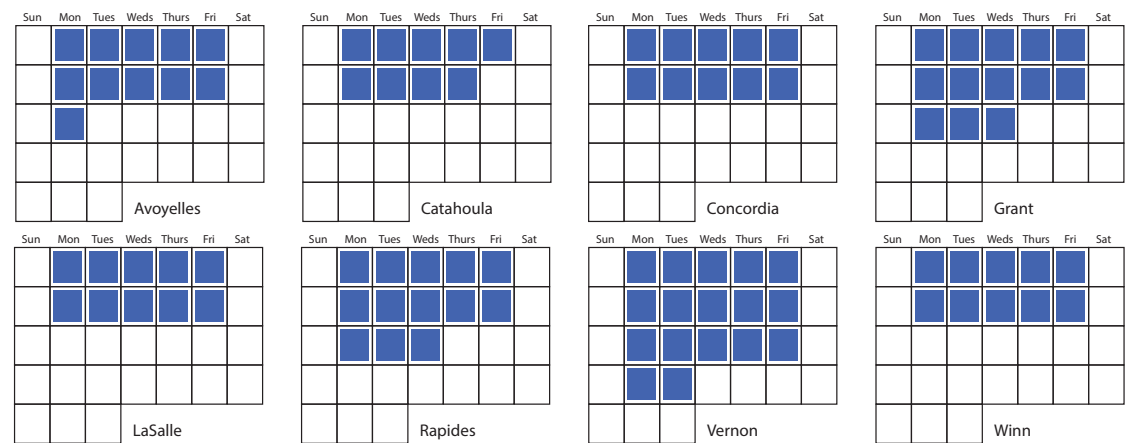
Change in Gross Rent, 2010 – 2016, Alexandria RLMA



Since 2010, median gross rent has risen by \$88 in Louisiana. In the Alexandria RLMA, the change in gross rent ranges from an increase of \$68 to \$191.

The high cost of rent is especially difficult for people making minimum wage. The calendar graphic to the left shows how many days that a person making minimum wage in the parish must work just to pay rent.

Number of eight-hour, minimum-wage work days necessary to pay median gross rent in Alexandria RLMA

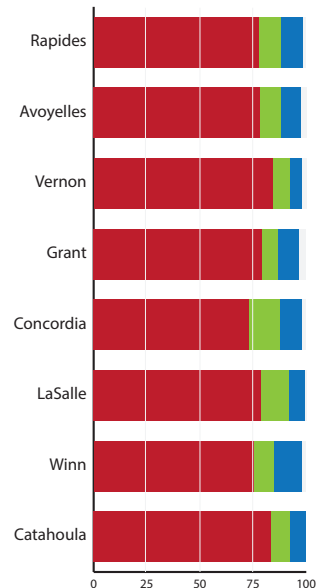


Source: American Community Survey 2012-2016 5-year estimates

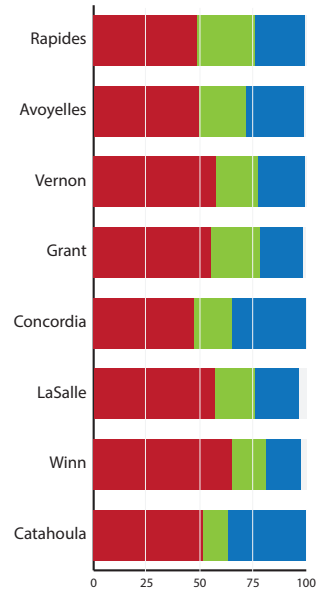
Ownership Costs (SMOCAPI)

Ownership costs measure the proportion of the gross income of a household that is devoted to housing expenses and is divided between households with and without a mortgage.

Percent of **non-mortgaged** homes with SMOCAPI
less than 20%, 20-30%, and greater than 30%

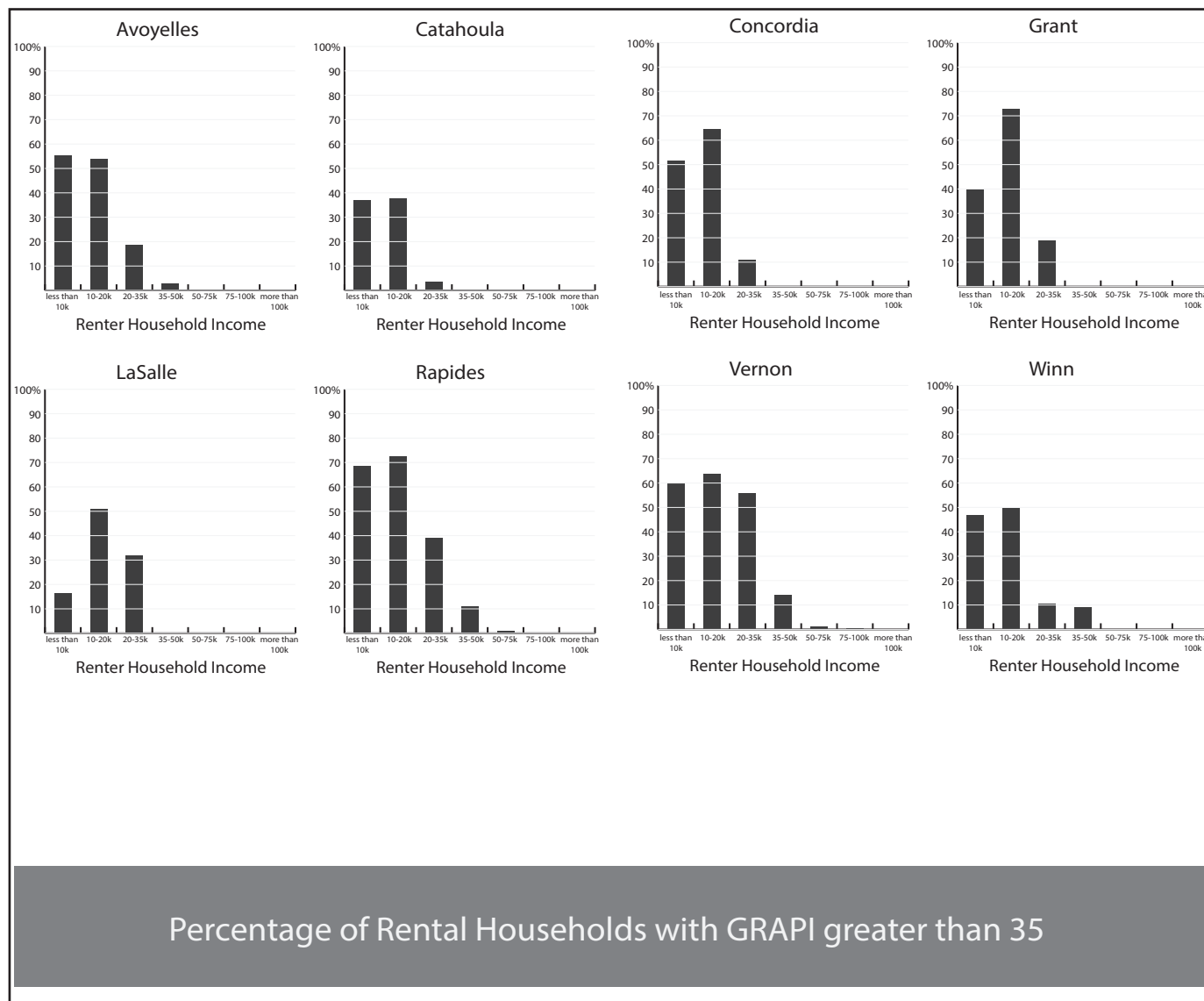


Percent of **mortgaged** homes with SMOCAPI
less than 20%, 20-30%, and greater than 30%



Rent Stress (GRAPI)

Rent stress is herein defined as the percentage of household income devoted to rent and related costs (gross rent) being 35% or greater.



Source: American Community Survey 2012-2016 5-year estimates

Income and Rent

Measurement

A juxtaposition of the affordable gross rent based on the income from jobs that employ the highest proportions of the population in a region (RLMA) is another measure of rental affordability. Based on the US Department of Housing and Urban Development's definition of rental cost burden, 30 percent of the average annual salary is designated as affordable rent in this measure.

Reading the Graphic

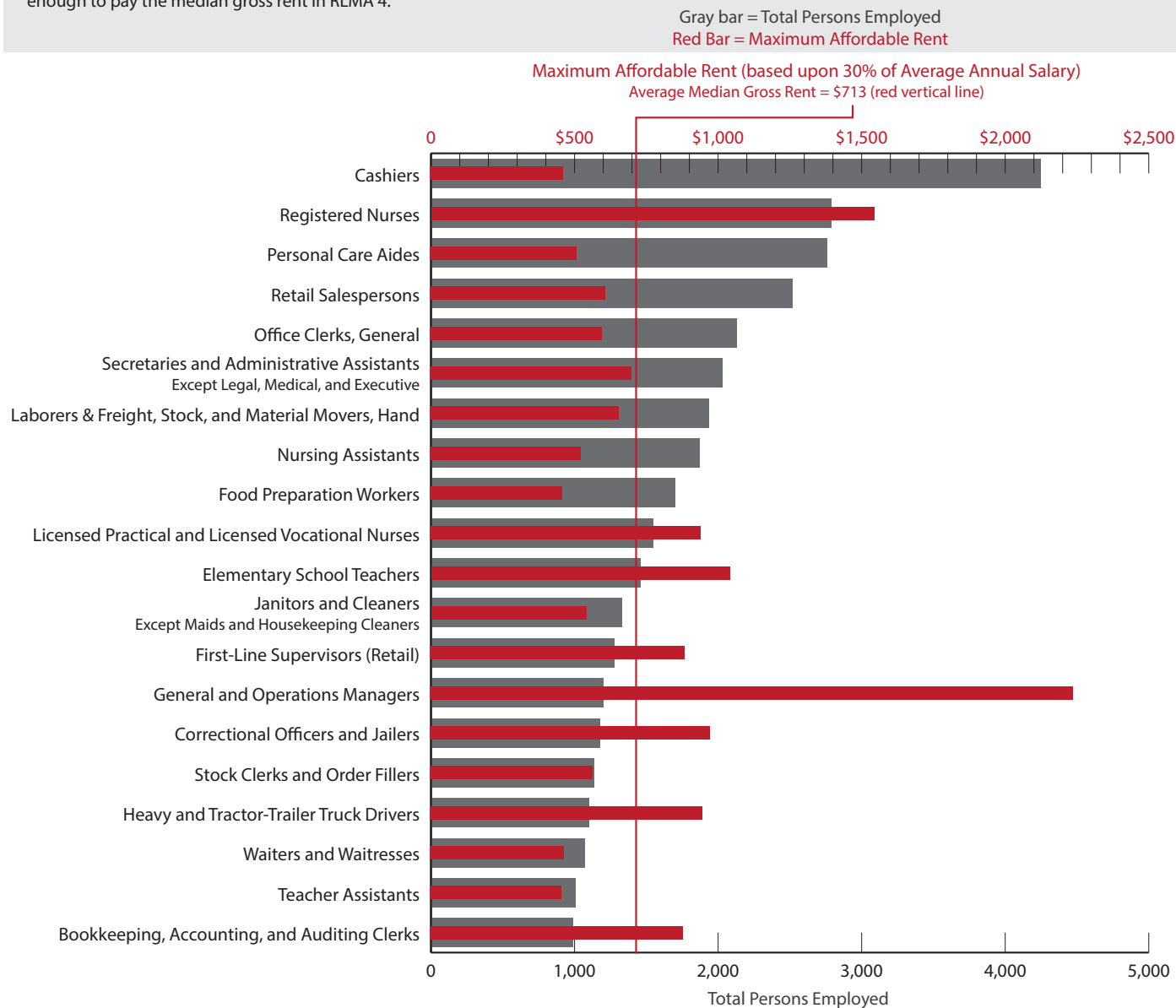
In this chart, the gray bars show the number of individuals that work in each of the twenty job positions that employs the highest proportions of the population. The scale for the gray bars is at the bottom. Long gray bars indicate jobs that employ a large number of individuals.

The red bars show 30 percent of the average annual salary of each of the positions, signifying the affordable rent for individuals in these jobs. The scale for red bars signifying affordable rent are at the top of the chart, in red. Short red bars indicate low affordable rent, and long red bars indicate high affordable rent.

Where gray bars are long and the red bars are short highlight jobs that employ a large number of individuals, with low affordable rent. Where the gray bars are short, and red bars are long show jobs that are highly-paid, but do not employ a very large proportion of the population.

Approximately 37,500 persons are employed in occupations where the average annual salary is not enough to pay the median gross rent in RLMA 4.

Rent and Income in Alexandria RLMA Top 20 Occupations (40% of all employment)



Source: Louisiana Workforce Commission, 2017 and American Community Survey 2012-2016 5-year estimates

Low-Income and Cost-Burdened HUD Housing Problem

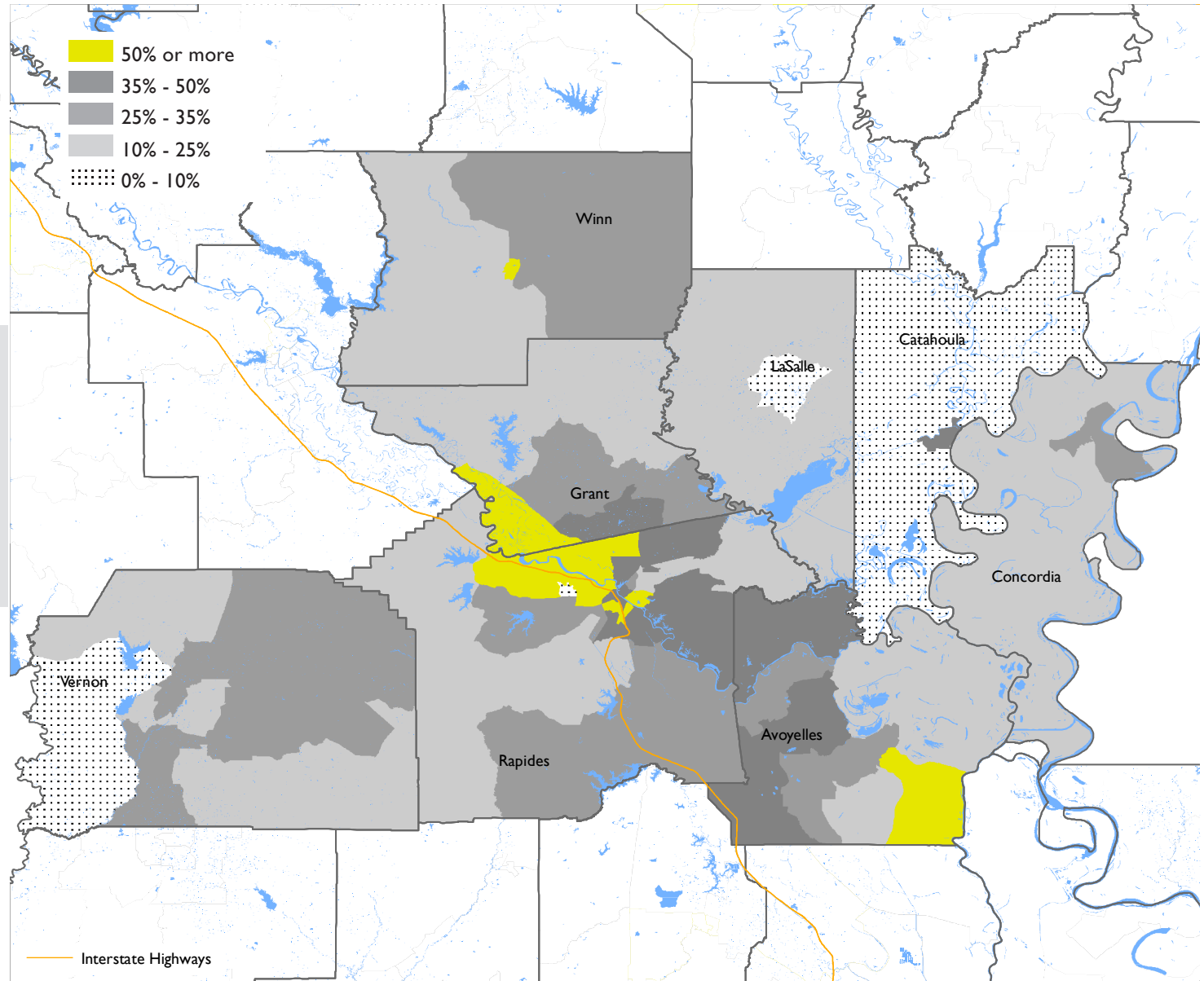
Measurement

Low-Income and Cost-Burdened

The US Department of Housing and Urban Development considers households that expend greater than 30% of their income on gross rent to be cost-burdened and classifies this as one of the four housing problems. According to the HUD definition, households with income equal to or lower than 80 percent of the area median household income are designated as low-income.

Reading the Map

The shading on the map displays the proportion of low-income households that are cost-burdened. The darker grays show areas where the proportion of low-income households are higher. The tracts in yellow highlight the areas with the most proportion of low-income households that spend over 30 percent of their income on gross rent.



Source: American Housing Survey, HUD CHAS data, 2016

Extremely Rent Stressed GRAPI greater than 50

Measurement

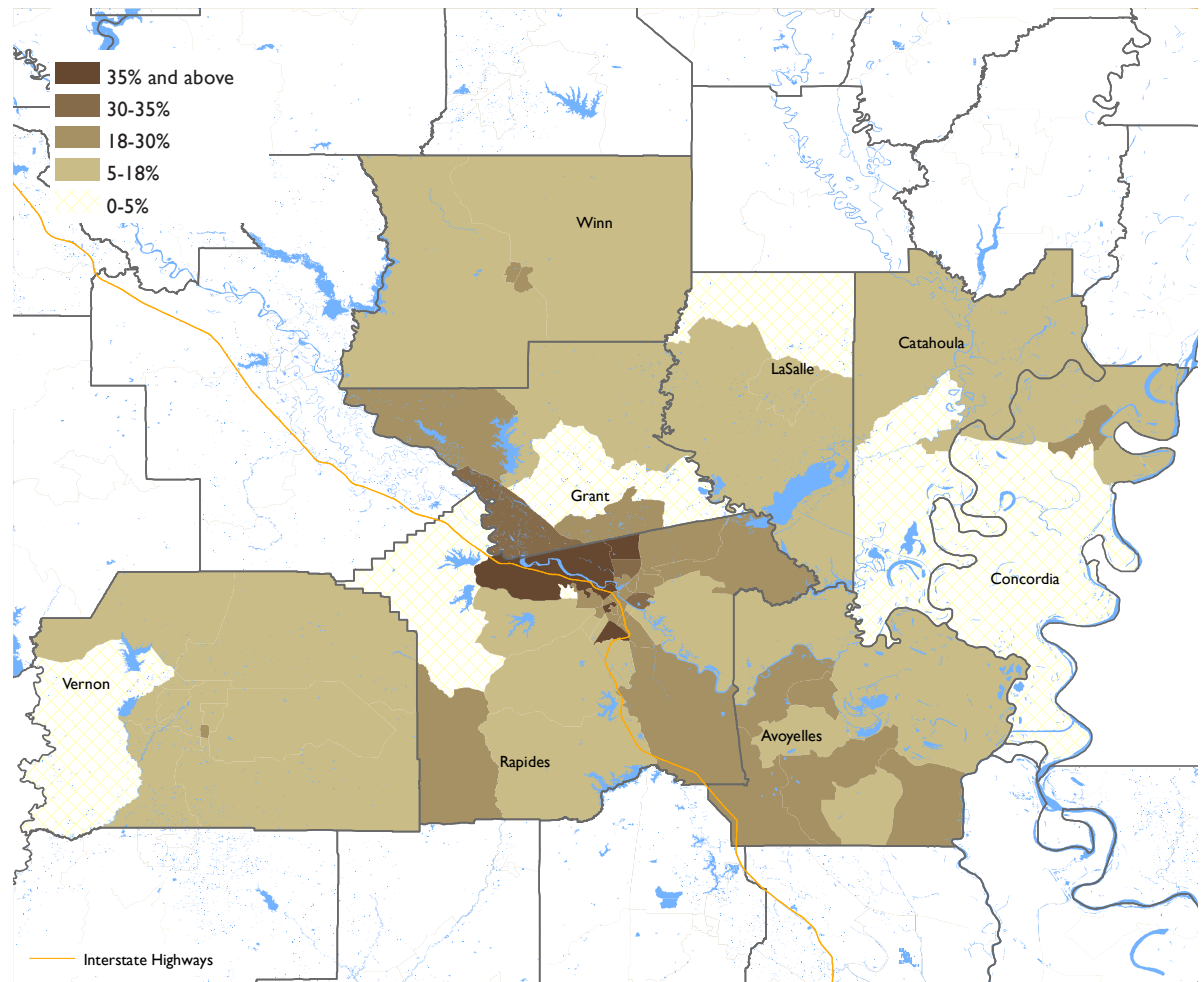
Of those who are considered rent-stressed, a high proportion are extremely rent-stressed. This means that the household expends more than half of its income on gross rent.

Reading the Map

The map to the right displays the proportion of renter-occupied households that are extremely rent-stressed. The darker shades highlight areas where a large proportion of rental households have GRAPI exceeding 50.

Rent Stress and Extreme Rent Stress in Alexandria RLMA

Parish	Rent Stress		Extreme Rent Stress		Renter Occupied Units
	Households	%	Households	%	
Rapides	7,121	(38.63)	4,580	(24.85)	18,434
Vernon	2,335	(28.40)	1,177	(14.32)	8,222
Avoyelles	1,463	(31.66)	837	(18.11)	4,621
Concordia	979	(32.99)	400	(13.48)	2,968
Winn	526	(27.64)	339	(17.81)	1,903
Grant	453	(22.55)	309	(15.38)	2,009
LaSalle	281	(22.02)	122	(9.56)	1,276
Catahoula	188	(19.71)	85	(8.91)	954



Source: American Community Survey 2012-2016 5-year estimates

Glossary of Terms and Phrases

ACS: Refers to the American Community Survey, an ongoing survey by the Census Bureau that collects data from a large number of households in the United States. The data collected include size, age, types of homes, home values, rents, mortgages, and economic characteristics of households.

Affordable Housing: The US Department of Housing and Urban Development (HUD) consider the expenditure of 30 percent of income or less on housing-related expenses to be affordable housing.

Aging Housing Stock: In this document, “aging housing stock” refers to units that were built prior to 1950.

Cash Public Assistance: Benefits received from general assistance and Temporary Assistance to Needy Families (TANF), both of which are major social welfare programs.

Census Tract: Census tracts are small spatial subdivisions of a county or equivalent entity (parishes in Louisiana), usually covering a contiguous area. These tracts tend to have a population between 1,200 and 8,000 people, with an optimum size of 4,000 people. This unit is defined by the Census bureau to provide a stable set of geographic units for data collection, presentation, and comparison over time.

CHAS: Refers to a dataset created by HUD in cooperation with the U.S Census Bureau, with the goal of demonstrating the number of households in need of housing assistance and the prevalence of the HUD housing problems. CHAS consists of “custom tabulations” of data from the U.S. Census Bureau that are generally not publically available.

Cost Burden: One of the four HUD housing problems. Cost burden refers to households whose monthly housing costs, including rent or mortgage payments and utility costs, exceed 30 percent of a household’s monthly income. In this document, this term is used when accompanied by CHAS data. Note that this term is distinct from rent stress and are accompanied by CHAS data, which is based upon the threshold of 30% and 50% of household income, respectively.

Elderly Population: Population that is 65 years or older.

Extreme Rent Stress: Refers to rental households that spend more than half of their income on gross rent. When used in this document, extreme rent stress is accompanied by data from the ACS. Note that this term is distinct from HUD’s terminology of cost burden and severe cost burden, which are used for all households and are accompanied by CHAS data.

GRAPI: Acronym for Gross Rent as Percentage of Household Income. This measure captures the proportion of household income spent on rent and monthly utility costs.

Gross Rent: Refers to the sum of contract rent and the estimated monthly cost of utilities (electricity, gas, and water and sewer) and fuels (oil, coal, kerosene, wood, etc.).

House Value: This measure is drawn from ACS and reflects the respondent’s estimate of how much the property (house and lot) would sell for if it were on sale.

Household: Includes all the persons who occupy a housing unit as their usual place of residence

Household Income: Sum of the income of all individuals who are older than 15 years in the household.

Household Size: In this document, household size refers to the average number of persons per household, which is calculated by dividing the number of persons in households by the number of households.

Householder: One person in each household is designated as the householder, based on a respondent’s answer to a question included in the ACS. Usually, this person completely or partially owns or pays rent for the housing unit.

HUD: Acronym for the US Department of Housing and Urban Development. This is the Federal agency responsible for national policy and programs addressing housing needs and enforcing fair housing laws in the United States. HUD administers many programs such as mortgage and loan insurance, Community Development Block Grants (CDBG), rental assistance, and subsidized housing for low-income individuals.

HUD Housing Problems: Four housing problems that are highlighted by HUD in the CHAS dataset. 1) Incomplete kitchen facilities in housing units; 2) Incomplete plumbing facilities in housing units; 3) overcrowded households; 4) cost-burdened households.

Inadequate Facilities: A combination of two of the four HUD housing problems, “Inadequate facilities” refers to housing units that lack complete plumbing and/or kitchen facilities. This measure is derived from the CHAS dataset.

Low-Income Households: When using CHAS data, low-income is defined as a household with a family income less than 80% of the HUD area median family income. When using ACS data, low-income households refers to those households with household incomes less than \$25,000.

Glossary of Terms and Phrases

Mobile Homes: Housing units originally manufactured to be transported on their own chassis. These units are sometimes referred to as manufactured units. There are some zoning restrictions on where mobile homes are allowed.

Occupancy Rate: The percentage of total housing units within an area that are occupied at the time of the most recent survey.

Overcrowding: One of the four HUD housing problems. In accordance with the CHAS definition, refers to households with more than 1 person per room.

Ownership Costs: Monthly or annual costs for a home owner, used as a measure of affordability. These costs are based on the sum of payment of mortgages, real estate taxes, insurance, utilities, fuels, mobile home costs, and condominium or association fees. Selected Monthly Ownership Costs as a Percentage of Household Income (SMOCAPI) is a related measure, a computed ratio of selected monthly costs to monthly household income.

Poverty Level: Families that fall below the income thresholds as set by the Census Bureau for a given year. These thresholds vary by family size and composition.

Public Benefits: Refers to benefits received from social welfare programs, usually based on means-tested eligibility criteria. In this document, we include data on Supplemental Nutrition Assistance Program (SNAP), Supplemental Security Income (SSI), general assistance, and Temporary Assistance to Needy Families (TANF).

Recent Construction: In this document, the term refers to housing units built in 2014 or later.

Rent Stress: Broadly used to refer to rental affordability, or the lack thereof. As a measure, rental households are designated as rent-stressed if they spend more than 35 percent of their income on gross rent. When used in this document, rent stress is accompanied by data from the ACS. Note that this term is distinct from HUD's terminology of cost burden and severe cost burden and are accompanied by CHAS data, which is based upon the threshold of 30% and 50% of household income, respectively.

RLMA: Acronym for Regional Labor Market Area, a spatial unit adopted from the Louisiana Workforce to capture regions within the state that center around specific cities, and are responsive to similar labor market changes. Each RLMA is referred to by the metropolitan area around which it is formed: New Orleans (RLMA 1), Baton Rouge (RLMA 2), Houma – Thibodaux (RLMA 3), Lafayette (RLMA 4), Lake Charles (RLMA 5), Alexandria (RLMA 6), Shreveport – Bossier (RLMA 7), and Monroe (RLMA 8).

SMOCAPI: Acronym for Selected Monthly Ownership Costs as a Percentage of Household Income. The measure is a computed ratio of selected monthly costs (expenses on mortgages, real estate taxes, insurance, utilities, fuels, mobile home costs, and condominium fees) to monthly household income.

Unit Type: Synonymous with the terms units in structure and type of structure, as used in the ACS Subject Definitions. Unit type reflects the structural subdivisions that are contained within a building. Unit types include 1) 1-unit, detached; 2) 1-unit, attached; 3) 2 or more-unit; 4) mobile homes; 5) boats, vans, or RVs, and other subdivisions of multi-unit structures.

Vacancy Rate: The percentage of total housing units in which no one is living or persons are staying fewer than two months with another permanent residence at the time of survey. A housing unit is vacant if no one is living in it at the time of the interview, unless its occupants are only temporarily absent. In addition, a vacant unit may be one which is entirely occupied by persons who have a usual residence elsewhere. New units not yet occupied are classified as vacant housing units if construction has reached a point where all exterior windows and doors are installed and final usable floors are in place.

Very Low-Income Households: When using CHAS data, households whose incomes do not exceed 50 percent of the HUD area median family income. When using ACS data, very low-income households refers to those with household incomes less than \$10,000 a year.

Louisiana Housing Corporation

www.lhc.la.gov

For inquiries regarding this report please contact the Policy & Research Team at reporting@lhc.la.gov



Community Outreach

GIS Meeting

8/20/19

Mike W., Shirley, Susan, Curtis, Alan, John, Greg

- Curtis' database is Oracle but considering changing to Sequel Server for 4 user seats. Needs AutoDesk too.
Arc Gis / Esri is now combined & good @ theming.
- CourtHouse uses Esri
- GIS has been used only for Utility Services in the past but was intended for Citywide
 - Very data currently tracked
 - Some gas + water is used but is not accurate
 - Started using in 1988
 - need people & money to build & maintain
 - Curtis is GIS Manager w/ other responsibilities
 - Currently no intelligence behind the objects currently shown
 - 16 terrabyte server
 - Brockwell Consultants are already under contract to build GIS
- Every 2 years aerals are updated & Cyclomedia (street views)
- What is the 3 year plan to implement?
 - Who is the functional analyst?
 - Use GPS locator unit that pinpoint features
 - Deployable Solution web apps
 - aerial photography for City is best in parish
 - start today = every new implementation should be added to GIS

- Curtis gave Alan a login as editor
 - Alan will be point person for Tax Office & CndV
 - Curtis will be public works & utilities
- Alan to draft CEA's & Legal to approve
- personnel to manage & job specifications
- need to import Fire & Police data
- First use for strategic plan development
 - Subsequent use would be public use inquiries
- Goal is to graphically look @ properties to plan for development in 5 year ConPlan. Already 3 months late.
- Tax Office to identify property in 2 tiers
 - 5 years adjudicated
 - 10 years adjudicated

5 Yr Strategic Plan

9/25/19

Shirley, Kennz, Krystal, Alan, Melynda, Robert & Susan

1. Current CHDO set aside balance \$120K

- GRC is currently identifying properties in the city

2. How can we lessen the focus on rehab & instead new construction?

- innercity development will have less
- Tim Dousay as CHDO / Developer
- how do we increase funding from HUD
 - for ex: Monroe gets a lot more
- reconfigure lots to larger sizes & decrease density
- when does HUD re-evaluate census
- emergency repair: too much work for so little reward
- roof repairs only to consider
 - are we overpaying for roofs vs construction development
- extending the useful life of the structure
- cap activity funding @ \$100K per year

3. How do we attract Contractors?

- put together new efforts
- positive influence of Tim Dousay's involvement
- line up work during slow periods
- if we only do roofs, we will exclude many different disciplines of contractors

4. New construction

- need to leverage w/ outside partners
- William Barron program used in Beaumont

- the assistance helps w/ down payment assistance & closing costs
 - reach out to him for a meeting
- Who is funding Lawson Heights?
- AHA's overall plan for affordable housing w/ credit counseling. We can work with them now!
- CDBG = down payment & HOME = buy down
- Administration's goal:
 - figure out partnerships to build more
 - plan to complete 5 houses in 5 years for HUD IDIS
- housing may cause new issues for street repairs, sidewalks, street lights
- inspections will be handled by Con. Dev.

5. Rental Registry Program

- huge undertaking from manpower & political aspect
- lots of calls for poor living conditions
- no other rental structures for people to move to if there are violations
 - start slowly rather than full blown
 - flag utilities for complaint structures
 - Problem w/ someone moving in before connecting utilities is a problem. Burden on the landlord but injury is on the tenant.
 - tenants do not have other living options
- Is it substandard? Yes, cut utilities, no matter the financial circumstances of rent status

- initiate by complaints
 - if complaint is valid, landlord is fined
 - over "x" # of fines opens all of the landlord properties for inspection
- transitional housing options
 - VOA & CLHC
 - apply for the annual grant for HUD & enter subrecipient agreement ESG grant!
 - voucher program like Section 8
 - solicit multifamily apt complex owners to participate in TBRA
- political pushback, make it hard for council to say no.
- develop a checklist of minimum standards that have to be in compliance for occupancy.
- how do we manage the program & operation?
 - volume of calls: currently 5 to 7 wk but would increase through word of mouth
 - permits & projects
 - let Safe Alex be the field lead, no one w/ a badge, friendly face, they have capacity
- CmDv's part would be funding assistance for the transitional housing & not abuse the program Case management only
- What about landlord abandonment in long term?
 - write policies to address in advance
- what if the volume of evictions are higher than the amount we earmark? Maybe a "match" is reqd of the tenant

- can we waive the utility connections for each move?
Yes, work out policy

6. GIS - need to merge w/ Parish Tax Assessor & RAPC
- CMDU can get what we need from Alan as is now
 - CMDU does not HUD funds to subsidize. City funded.
 - Job training program through school board
 - reach out to Community College

7. Land Bank's primary purposes:

- to facilitate reuse of adjudicated properties
- get maintenance & abandoned lots off City burden
- redevelop vacant infill lots w/ Affordable housing
- can Legal be ramped up by May 1st? Yes.



Robert Weeks to act as liason to:

- make a marketing "Community Wellness" campaign to hopefully incentivize Contractors to participate in CMDU & lot infill efforts
- Outreach to local apartment complexes to determine interest in voucher program.
- May also outreach to existing non-profits if we get ESG grant.

EMPLOYERS: PLACE YOUR RECRUITMENT AD IN THE LARGEST JOB NETWORK BY CALLING 1-888-261-2110 OR EMAIL ACADIANAJOBS@GANNETT.COM

the job network

YOUR LOCAL JOB LISTING FROM THE DAILY WORLD

Three old-school interview rules that are still relevant

Kate Lopaze
thejobnetwork.com

It's easy to see how job interviews have changed over time: more email, less formality, pre-interviews with chatbots, Skype interviews, etc. What's not so easy is determining which interview principles are just as valid and necessary as ever, even as you prepare to job hunt in a modern world. Let's look at some of the evergreen tips that are just as helpful now as they were when your parents and grandparents were interviewing for jobs.

Wear a suit or your interview best

Many workplaces are going full-on casual these days. All the same, this shouldn't affect how you dress for the interview. Even if you're 95% sure your interviewer will be wearing jeans and a hoodie, you should still plan to wear your interview suit — or at the very least, an above-average, impeccably clean and tailored outfit.

If you get the job, there will be plenty of time to dress like your new colleagues. However, when you're interviewing you still want to project the most professional and put-together image possible.

No one will think you're a nerd for overdressing, I promise. But if you underdress, you run the risk of seeming unserious or unprepared. Better over than under, in this case.

Print your resume

This one may seem archaic — you likely emailed your resume to the company in the first place, so who needs paper copies? It's still a good habit to keep. The old-school idea that you need to



GETTY IMAGES

print your resume on the finest paper stock you can afford is no longer a must-do, but bringing copies shows you're thoughtful and organized. Sure, the person interviewing you may be reading your resume on a screen or may already have their own printout, but if they don't happen to have your resume right in front of them, it's an immediate point in

your favor that you came prepared. It's also a subtle hint about the well-prepared employee you'd be — ready for everything.

This also applies if you're doing an on-screen presentation. Always bring a few printouts (for every person you know will be there, plus a couple of extras just in case). Handouts help people

follow along and serve as a reminder all about you afterward as they're evaluating how the interview/presentation went.

Send a thank you note

Do you know what else never goes out of style? Polite thank you notes. An email or a follow-up text technically fits that bill in this fast-paced digital world but sending a handwritten (or typed and hand-signed, since not all of us were blessed with great handwriting) note to your interviewers is an eternally classy move. Or you can do both if you're worried about seeming like an ungrateful procrastinator: the quick email sent the same day, and the more traditional note following thereafter.

It's a nice touch, and not only makes sure that you're back on the interviewer's radar after you've left the office but also shows that you're thoughtful and appreciative of the opportunity — this doesn't need to be a retroactive sales pitch. A brief, on-point note that thanks people for taking the time to talk to you is likely to get a response along the lines of, "I knew I liked them for a reason!" There's literally no downside to following up with a simple thank you note.

The job interview has changed so much over the past decade alone and will likely continue to shift as the workplace and hiring in general grow and evolve. Still, despite all the outward changes, the basics of good taste and solid organization never go out of fashion.

Kate Lopaze is a career advice journalist for TheJobNetwork.com where this article was originally published. She investigates and writes about current strategies, tips, and trending topics related to all stages of one's career.

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Legal Notices

3834308
Five Target Neighborhood Public Hearing

The City of Alexandria will conduct a Public Hearing on Thursday, November 7, 2019 at 6:00 PM, in the Bolton Avenue Community Center at 315 Bolton Avenue. The City of Alexandria is seeking public comment concerning the needs of the five (5) Target Neighborhoods for its proposed use of 2020-2021 fiscal year HUD funds and the 2020-2025 Consolidated Plan activities. These programs are intended to be used for various activities that principally benefit low and moderate income persons. Information regarding Fair Housing and Lead Paint Hazards will also be distributed.

The City expects to receive approximately \$230,000 of HOME Investment Partnership (HOME) funds and

Legal Notices

approximately \$430,000 of Community Development Block Grant (CDBG) funds. Proposed programs are: CDBG Minor Rehab, CDBG Code Enforcement, CDBG Demolition, and HOME New Housing Construction. The five (5) Target Neighborhoods are: North Alexandria (A/B), Central Business (C), Lower Third (D), South Alexandria (E) and Samsatown/Woodside (F). All Alexandria citizens are welcome to attend.

For persons with disabilities who need reasonable accommodation, please contact our office by November 5th to make arrangements. Persons who wish to comment, but cannot attend the public hearing, can do so by submitting a completed survey to our office via postal mail or email.

Interested persons can download the survey questionnaire from the City's website: www.cityofalexandria.com, under the heading "Services", then "Community Development", then "Neighborhood Meeting Survey". A copy may also be provided by visiting our office during normal business hours. All comments will be given careful consideration prior to any further action on the part of the City towards project implementation.

Contact the Community Development Office at 318-449-5072; visit at 625 Murray Street, Third Floor; postal mail to 625 Murray Street, Suite 7, Alexandria, LA 71301; or email to cd@cityofalex.com. (10)13, (11)3

Public Sale to be held at Mini-Max Self Storage 3700 Lee St. Alexandria, La. 71302 (318)449-8988 On Friday NOVEMBER 15th 2019 at 10:00 a.m.

To satisfy the debt of:

Unit 196 Bryant Humphrey- golf clubs, boxes, plastic bins
Unit 190 Thomas Simpson- plastic totes, vacuum clean-

Legal Notices

ers Unit 26 Rodney Calvin-speakers, dolly, dresser
Unit 498 Gwendolyn Bowman- boxes, plastic totes, wheelchair
Unit 492 Courtney Glasper- tv, bed, dresser
Unit 340 Courtney Glasper- plastic bins, boxes, toys
Unit 95 Carolyn Lockwood-table, chairs, boxes
Unit 110 Andre Keys- plastic totes, bed
Unit 262 Lori Hanes- plastic totes, table, bags
Unit 280 Erica Staggs- boxes, toys, stroller
Unit 201 Susan Bush- TVs, furniture, clothes
Unit 216 Shundrial Jackson- boxes, a/c units, plastic totes
Unit 165 Courtney Jones- dresser, bed, boxes
Unit 172 Jared Watson- toolbox, gas cans, sawhorses
Unit 120 Cynthia Rax-Lee- boxes, furniture, vacuum
Unit 112 Patricia Mason- bike, a/c, boxes
Unit 102 Charmaine Slaughter- mattresses, furniture, dresser 11(03)

Legal Notices

3858680
November 16, 2019
General Election

Early voting dates: Nov. 02, 2019 - Nov. 09, 2019

Times: 8:30 am - 6:00 pm

Locations: Rapides Parish Courthouse, 701 Murray St., LA. Kees Park Community Center, 2450 Hwy. 28E, Pineville, LA (10)25, 27, 30, (11)1, 3, 6, 8

3871514
Anyone knowing the whereabouts of or claiming to be Joseph Wayne Lamb or Valerie Dean Walker Lamb, please contact Susan Ford Fiser, Attorney at Law, 1630 Metro Drive, Alexandria, Louisiana, 71301, (318) 442-8899. (11)1,3,6

3870438
Anyone knowing the whereabouts of or claiming to be Christopher Roy Eli a/k/a Christopher Eli, please contact Susan Ford Fiser, Attorney at Law, 1630 Metro Drive, Alexandria, Louisiana, 71301, (318) 442-8899. (11)1, 3, 6

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Target Neighborhood Public Hearing for Comment - Sign In Sheet

Print Name	Address	Contact Phone Numbers	Target Neighborhood Area
Kuptal Wimbley	625 Murray St. Alexandria	3184495074	
Shanahan	625 Murray St, Alex	318-449-5070	outside
Vette Botts	625 Murray St Alex	3184495073	A
Keith J Greenhill	625 Murray St Alex	318-359-3494	
Yvonne Heath	2434 Northview St.	318-4429382	A
JULIE JONES	3008 STIMSON AVE	(318)449-3870	A
Sandra Augustine	1522 Levin St.	3184424519	Bolton
Ronald Dejoie	3023 Stimson Ave	318-167-886	Garden Dist.
Deloris Dinkins	7581 Hwy 1 South	318 613 0256	Lower Third
Donald Rayford			Bolton Ave
Mycelle James	327 13 th St	730- 6123	Bolton Av
Brynn Wilson	1738 Reed Ave	792-2674	Bolton Ave.
Deod S.W. Harris	1232 Park Ave	487-1146	Bolton Ave

City of Alexandria - 5 Target Neighborhood Meeting Agenda
Thursday, November 7, 2019 – 6:00 PM
Bolton Avenue Community Center at 315 Bolton Avenue

A. OPENING PRAYER

B. INTRODUCTIONS

1. Welcome all attendants. Your input is important!
2. Introduce the Community Development staff.
3. Review purpose of the meeting for 4 specific topics.

C. 2018-2025 PROGRAMS

4. Discuss the CAPER for 2018-2019 activities, accomplishments and before and after pictures.
 - a. CDBG Housing Code Enforcement = 101; Owner Demo's = 14; Owner Rehab's = 7; Owner Board-Ups = 1
 - b. CDBG Demolition = 1; City Demolition = 10
 - c. Rehab Applications taken = 176; CDBG Minor Rehab = 35; HOME Major Rehab = 5
5. Introduce the 5 Year Consolidated Plan for 2020-2024 and purpose. More meetings to come!
 - a. Review CDBG funds, purpose and budgets
 - i. Review CDBG past activities and proposed activities
 - ii. Review Complaint Process Workflow chart & pictures of structures to be demo'ed
 - iii. Review budget needed to address blighted structures
 - iv. Introduce new tools proposed to help the Mayor's strategic plan to address Quality of Life
 - v. Review costs to the City for neglected properties
 - vi. Show what property ownership accountability looks like
 - vii. Introduce Property Registration Programs proposed
 - viii. Introduce the Land Bank proposed
 - b. Review HOME funds, purpose and budgets
 - i. Review HOME past activities and proposed activities
6. Review voting survey ballot / questionnaire for programming options for 2020-2025. Your vote matters!
 - a. Code Enforcement
 - b. Demolition
 - c. Minor Rehab
 - d. Property Management Registration
 - e. Homebuyer Development
 - f. Tenant Based Rental Assistance
7. Introduce the Annual Action Plan for 2020 – 2021 and purpose.
 - a. Review proposed activities and estimated budgets
8. Introduce the Revitalization Map for 2020-2030 to define areas of low and moderate income citizens
 - a. People may be passing by your house and taking pictures in order to collect the data for the Map.
 - b. Illustrate the previous 2010-2020 map
 - c. Illustrate the areas of the growth according to the Census map
9. 2019-2020 Upcoming Schedule
 - a. MORE Neighborhood Input meetings to come between now and January
 - b. Accepting Roof Repair Applications from April 6th – April 10th
 - i. 9:am to 3:pm at 915 3rd Street in Convention Hall
 - ii. First in, First out process for income limits and structure feasibility
 - c. Regular Neighborhood Community Meeting will be November 5th
 - i. 6:pm to 7:pm at Bolton Avenue Community Center
10. Media Resources
 - a. Alex Connects
 - b. Facebook
 - c. City of Alexandria's Community Development webpage
11. Information Distributed:
 - a. Fair Housing Pamphlet
 - b. Lead Paint Pamphlet
 - c. Floodplain Pamphlet (x2)
 - d. FICO Credit Score Pamphlet
 - e. Property Maintenance Guide
 - f. Pest Control and Waste Collection Guide
 - g. Landlord & Tenant Responsibilities Guide
 - h. Homeless Community Resources Card
12. Questions & Contact info

D. ADJOURNMENT

Neighborhood Meeting Survey Input for PY2020-2021 Annual Action Plan

2020-2021 Proposed Program Description	Each Target Neighborhood Survey Average					Overall Average	Program Rank
	A/B	C	D	E	F		
Minor Rehab	4.00	3.75	2.13	0.00	4.00	2.78	2
Code Enforcement	3.63	2.88	3.00	0.00	4.50	2.80	3
Demolition	2.50	3.25	2.00	0.00	5.25	2.60	1
Homebuyer Assistance	4.75	6.13	2.88	0.00	5.50	3.85	5
Credit Counseling	6.50	5.00	3.38	0.00	7.50	4.48	6
Land Acquisition	6.50	9.00	4.88	0.00	6.13	5.30	9
Tenant Based Rental Assist.	6.38	5.75	3.88	0.00	7.25	4.65	7
Residential New Construction	7.00	7.50	4.75	0.00	7.38	5.33	10
Major Rehab	3.75	6.25	2.75	0.00	4.75	3.50	4
Property Management	10.00	5.50	4.50	0.00	5.25	5.05	8

2020-2021 Proposed Program Description	Program Rank
Demolition	1
Minor Rehab	2
Code Enforcement	3
Major Rehab	4
Homebuyer Assistance	5
Credit Counseling	6
Tenant Based Rental Assist.	7
Property Management	8
Land Acquisition	9
Residential New Construction	10



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

2020-2021 CmDv Programs Survey – November 7, 2019

Below is an explanation of programs proposed by the City of Alexandria's Community Development Department for the upcoming year. Please read the descriptions of each program and rank them in the order of importance to your Neighborhood.

1 is most important -- up to -- 9 is least important

4	<u>Minor Rehab Program (CDBG)</u> This program will provide qualified applicants up to \$15,000.00 for roof replacements to their home. Half of all participants will be awarded to qualified applicants ages 55 and older.
1	<u>Code Enforcement (CDBG)</u> This program will investigate abandoned property and reach out to the property owner to try to get the structure rehabilitated or demolished. The goal is to bring these properties back into use to help surrounding values and keep our children and vandals out of these dangerous structures.
6	<u>Demolition Program (CDBG)</u> This program assesses the condition of vacant, abandoned and deteriorated structures to determine which structures should be demolished in an order of priority, to eliminate blight or physical decay within neighborhoods.
5	<u>Homebuyer Assistance (CDBG)</u> This program will provide qualified low and moderate income applicants with down payment and/or closing cost assistance on the purchase of a newly built home.
2	<u>Credit Counseling (CDBG)</u> This program is designed to provide qualified low and moderate income applicants with credit counseling services in order to be eligible to apply for bank loans to purchase new construction housing.
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2	<u>Other – please describe:</u> <i>Located in a very nice area. 30075 Timberlane Court, Roosevelt. Vacant House in the Garden district. Bank now owns this property.</i>
	<u>Other – please describe:</u> <i>Trees are covering the street lights. Tree trimming is needed in the garden district affecting power lines.</i>

Sign Your Name & Signature: *Julie Jones*

Please circle which Neighborhood you live in:

North Alexandria	Central Business	Lower Third	South Alexandria	Samtown/Woodside	Other
<u>A/B</u>	C	D	E	F	



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cda@cityofalex.com

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	<u>Other – please describe:</u>
	<u>Other – please describe:</u>

Sign Your Name & Signature:

Rashyn K. Wilson

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North Alexandria A/B	Central Business C	Lower Third D	South Alexandria E	Samtown/Woodside F	Other
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	<u>Other – please describe:</u>
	<u>Other – please describe:</u>

Sign Your Name & Signature:

Mercedes James

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11	<u>Other – please describe:</u> Housing for the Homeless
10	<u>Other – please describe:</u> Housing for Senior Citizens

Sign Your Name & Signature:

Yvonne Heath Yvonne Heath

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	<u>Other – please describe:</u>

Sign Your Name & Signature:

Leotis Williams

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10	<u>Other – please describe:</u> Property Registration
	<u>Other – please describe:</u>

Sign Your Name & Signature:

Donald D. Deyrie

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North Alexandria A/B	Central Business C	Lower Third D	South Alexandria E	Samtown/Woodside F	Other <i>X</i>
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10	<u>Other – please describe:</u> <i>Senior Living Low Income Housing Project</i>
11	<u>Other – please describe:</u> <i>Tree cutting funds</i>

Sign Your Name & Signature:

Sandra Augustine

Please circle which Neighborhood you live in:

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	<u>Other – please describe:</u> North Alex
	<u>Other – please describe:</u>

Sign Your Name & Signature:

Donald Ray Hall

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	<u>Other – please describe:</u>

Sign Your Name & Signature: Johnnie Decker

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Sign Your Name & Signature:

Ruby Dupas

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Sign Your Name & Signature:

Differt Hayward

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	<u>Other – please describe:</u>

Sign Your Name & Signature: _____

M. M. Harley

Please circle which Neighborhood you live in:

North Alexandria	Central Business	Lower Third	South Alexandria	Samtown/Woodside	Other
A/B	C	D	E	F	



Community Development Department
 Community Services Division
 625 Murray Street, Alexandria, LA 71301
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 cda@cityofalex.com

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	<u>Other – please describe:</u>

Sign Your Name & Signature:

Roshyn K. Wilson

Please circle which Neighborhood you live in:

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Sign Your Name & Signature: _____

Don Bullock

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	<u>Other – please describe:</u>

Sign Your Name & Signature: Patty Phillips

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10	<u>Other – please describe:</u>

Sign Your Name & Signature: _____

Mr. Mark A. James

Please circle which Neighborhood you live in:

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GREGORY HARLEY
Gregory Harley

Meeting location: Bolton Avenue Community Center, 315 Bolton Avenue at 6:00 pm



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	<u>Other – please describe:</u>

Sign Your Name & Signature

Robert C. Lee

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	<u>Other – please describe:</u>

Sign Your Name & Signature: Lesse M Johnson

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1	<u>Other – please describe:</u> <i>Tree limbs need cutting that is entangling power lines when thunderstorms occur power outages that is causing this event</i>

Sign Your Name & Signature: _____

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Meeting location: Bolton Avenue Community Center, 315 Bolton Avenue at 6:00 pm



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	<u>Other – please describe:</u>
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Sign Your Name & Signature:

Alexis Turner

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Beverly Brown

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Vernon E. Eli 4215 3rd St. Alex La 71302

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Sign Your Name & Signature: Jana Land

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Sign Your Name & Signature:

Blanche Wallace *DW*

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Sign Your Name & Signature:

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Rosie

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Sign Your Name & Signature: Jose Duran

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cda@cityofalex.com

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Sign Your Name & Signature: Eloise Cortez

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Vernon Elie

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Sign Your Name & Signature:

Mr. Lane Coates Sr.

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	<u>Other – please describe:</u>

Sign Your Name & Signature:

Yvonne Coleman

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Meeting location: Bolton Avenue Community Center, 315 Bolton Avenue at 6:00 pm



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cda@cityofalex.com

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Betha Dugas

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Dorothy J. Butler

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[Handwritten Signature]

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5 Year Con Plan for 2020-2025: Non-Profit Roundtable Input

Current Member Name	Contact Phone Numbers	Mailing Address	Member Representative Area	Attendance for 11/19/19 meeting
Joshua Blackwell, Regional Vice President joshua.blackwell@voanorthla.org	442-8026 x.514	Volunteers of America, Cenla		YES
David Britt, President britt@unitedwaycenla.org	443-7203 x.5	United Way		YES
Sandy Ray, CEO ceo.cenlahopehouse.org	487-2061 x.200	Hope House		YES
Pamela Ballott, Director pcbballott@suddenlinkmail.com	487-5478	Cenla Community Action Committee 4008 Parliament Drive Alexandria, LA 71303		YES
Joe Page, Executive Director jpage@alexhousing.org	442-5543	Alexandria Housing Authority		NO
Victoria Ortigo, Recruitment Specialist vlortigo1@gmail.com	623-1506	Girl Scouts of Louisiana PO Box 13571 Alexandria, LA 71315	Youth Rep	NO
Joyce Thompson, Executive Director joycethompson@cenlaaging.org	484-2260	Cenla Area Agency on Aging PO Box 13027 Alexandria, LA 71315	Elderly / Handicap Rep	YES
Devon Sanders, Case Manager devon@class.life	442-1010	CLASS 1785 Jackson Street Alexandria, LA 71301	AIDS / HIV Rep	NO
Martha Powell, Executive Director marthapowell.tem@gmail.com	290-8359	Extra Mile, Region VI 1264 S. Hampton Drive Alexandria, LA 71303	Mentally Disabled Rep	NO
Joseph Buzzetta, Executive Director josephb@cenlahomeless.org	443-0500	Central LA Homeless Coalition 1515 Jackson Street Alexandria, LA 71301	Homeless Rep	YES
CmDv Staff Attendants:				
Shirley Branham	449-5070	Administrator	COA CmDv	YES
Krystal Wimbley	449-5074	Rehab Program Manager	COA CmDv	YES
Kenna Lavalais	449-5071	Demolition Program Manager	COA CmDv	YES

Meeting on Nov. 18, 2019 at 10:am at 625 Murray Street, 2nd Floor

City of Alexandria - Citizen Advisory Committee Meeting Agenda
Customer Service Building, Third Floor at 625 Murray Street, Planning Conference Room
Tuesday, November 19, 2019 – 10:00 AM

A. INTRODUCTIONS

1. Purpose of the meeting – to prepare for 5 Year Consolidated Plan (5YCP)

VOA, Hope House, CLHC all interested in land donation.

\$1500 to \$2000 total
Rapid Rehousing - only pay
1 month \$650 rent of
assistance + utility deposits.
Not 3 months.

B. OVERVIEW

1. Mayor's Strategic Plan goals: Quality of Life related to Community Development (CmDv) Activities
 - a. Demolition / Clearance of Blight
 - b. Code Enforcement of Blight
 - c. Housing Minor Rehab – roofs only
 - 5y/c. New Construction of Affordable Housing – acquisition & construction
 - e. Property Management Registrations – Rental & Vacant, TBRA
 - f. Credit Counseling, Home Buyer Down Payment Assistance, Legal Succession Services
 - g. Land Bank
2. City intends to continue to use HUD funds primarily for projects handled by CmDv.
 - a. Non-Profit funding request should be applied for through Community Services (318-449-5225)
3. Preparing new blight / revitalization map, due every 10 years.

6-8 units over 3 years
Hope House is ~~starting~~ starting in 2020

C. NEW BUSINESS

1. What are the needs of local Non-Profits as it relates to 5YCP?
 - a. How can CmDv and Non-Profits assist one another?
 - b. What are the goals to address homelessness?
 - c. What are the goals to address transitional housing?
 - d. What are the goals to address elderly services?
 - e. What are the goals to address Veteran's needs?
 - f. What are the goals to address Public Housing?
2. Specific topics.
 - a. Any cases of lead poisoning reported?
 - b. Any reported Fair Housing discrimination?
 - c. Any reported substandard rental living conditions?
3. Potential of Non-Profit acting as a CHDO.
 - d. CmDv will be looking to partner with a CHDO for upcoming projects for new construction and associated services.
4. Discuss 2020 Neighborhood Meeting's input for preparation of 5YCP.

HH - 1
VOA - 3
CLHC - 3
7
Survey
123
users

D. PARTICIPATION

1. Relevant Non-Profits to complete their related section of the 5YCP.
 - a. Will email each section out to the Non-Profit. Please complete by Dec. 20th.
2. Upcoming meeting schedule:
 - a. Rehab applications will be taken from April 6th through April 10th, 2020 from 9:am to 3:pm.
 - b. CAC meeting to review AAP on January 9, 2020 (or March 5, 2020) @ 10:am.
 - c. CAC meeting to review CAPER on June 11, 2020 @ 10:am.
 - d. CAC meeting to review AAP on January 7, 2021 (or March 5, 2020) @ 10:am.

E. ADJOURNMENT

ESG requires 100% match

Attendees:

Shirley Branham - COA
Joshua Blackwell - VOA
Joseph Buzzetta - Homeless Coalition
Sandy Ray - Hope House
Joyce Thompson - Cenla Council on Aging
Pam Ballot - Cenla Community Action Committee



CITY OF ALEXANDRIA, LOUISIANA
MAYOR JEFFREY W. HALL

FOR IMMEDIATE RELEASE
November 22, 2019

Free Fair Housing Seminar Set Dec. 4

Learn about this important issue

Alexandria, La. (Nov. 22, 2019)— The City of Alexandria Community Development Department in conjunction with The Greater New Orleans Fair Housing Action Center will present a Fair Housing Seminar from 2-4 p.m. on Wednesday, Dec. 4 in Alexandria Convention Hall, 915 Third St.

"It is extremely important that people understand just what The Fair Housing Act is and how it works to protect us, said Alexandria Mayor Jeffrey Hall. "I really want to encourage all our citizens to learn about The Fair Housing Act, and I especially urge tenants, landlords, property managers, Zoning Board commissioners as well as real estate agents and brokers to attend this event."

The Fair Housing Act of 1968 prohibited discrimination concerning the sale, rental and financing of housing based on race, religion, national origin or sex.

Intended as a follow-up to the Civil Rights Act of 1964, the bill was the subject of a contentious debate in the Senate, but was passed quickly by the House of Representatives in the days after the assassination of civil rights leader Martin Luther King, Jr.

The Fair Housing Act is generally considered the final great legislative achievement of the civil rights era.

"Community Development is committed to providing information to our citizens about their rights and responsibilities regarding Fair Housing," said Community Development Director Shirley Branham. "This free seminar will review related information about where we live, protected classes and people with disabilities along with understanding real estate rentals, sales and lending practices."



Alexandria Louisiana

FAIR HOUSING SEMINAR

2-4 p.m. on Wednesday, Dec. 4, 2019,
in Convention Hall, 915 Third St.

THE FAIR HOUSING ACT

Why we have it & where you live affects how you live
Protected classes, covered transactions & dwellings, harassment,
considerations for people with disabilities
How FHA applies to Housing Industry professionals Property rentals, sales,
management, lending & insurance
Zoning & affirmatively furthering Fair Housing

*This seminar will be of special interest to tenants, landlords, property managers,
Zoning Board commissioners and real estate agents and brokers*

RSVP Edna Woodard at 318-449-5072 by 2 p.m., Dec. 1.

Presented by The Greater New Orleans Fair Housing Action Center and
the City of Alexandria Community Development Department

The City of Alexandria, LA requests your participation in a brief survey designed to identify fair housing issues in the City. As a recipient of federal funds awarded by the U.S. Department of Housing and Urban Development (HUD), the City of Alexandria, LA is required to certify that it will affirmatively further fair housing. It is also required to develop a 5-year comprehensive plan for housing and community development to determine the types of projects that should be financed in the future with federal housing and community development funds. Completing this survey will help us gain a more qualitative analysis of the knowledge, experiences, opinions and feelings of community members on these topics across the City.

Your response to this survey is entirely confidential. All personal responses will be completely anonymous to protect your identity.

Thank you in advance for your participation in this survey. Your input is important. Feel free to forward this survey on to others we may have missed.

Definitions of Fair Housing:

Federal Fair Housing - Equal and free access to housing choices regardless of race, color, religion, sex, age, handicap or disability, familial status, and national origin.

Barriers to Fair Housing Choice - Any actions, omissions or decisions which have the effect of restricting housing choices for the groups defined above, through sale or rental of housing, the financing of housing or the provision of brokerage services.

1. Please provide your zip code.

2. How long have you lived in Alexandria?

- ☐ Less than one year
- ☐ 1 – 4 years
- ☐ 5 – 9 years
- ☐ 10+ years

3. How many people do you live with?

- ☐ Alone
- ☐ With one other person
- ☐ With 3 to 5 others
- ☐ With more than 6 others

4. In general, on a scale of 1 to 10, how would you rate the housing, safety, and environment of the area in which you live, or spend most of your time? Where 10 is the best and 1 is the worst.

5. Have you experienced any of the following in the past two years? (Select all that apply.)

- ☐ Difficulty paying rent/mortgage
- ☐ Difficulty paying utilities
- ☐ Dissatisfaction with local services (Trash pick-up, street maintenance)
- ☐ Plumbing, electric, appliances or other items in your home do not work
- ☐ Inability to make needed repairs/improvement to your home
- ☐ Unwillingness of landlord to make repairs/improvements to your home
- ☐ Overcrowding; too many people living in one house
- ☐ Crime or abandoned buildings in your neighborhood
- ☐ Houses in poor condition in your neighborhood
- ☐ Vandalism
- ☐ Homelessness
- ☐ Application for housing was denied
- ☐ Application for mortgage loan denied
- ☐ Other (please specify)

6. Are you familiar with Fair Housing or Anti-discrimination Laws?

- ☐ Not Familiar
- ☐ Somewhat Familiar
- ☐ Familiar
- ☐ Very Familiar
- ☐ Unsure

7. Are you aware of your rights under Fair Housing and Anti-discrimination laws?

- ☐ Yes
- ☐ No

8. What are barriers to finding good housing options in Alexandria that you have experienced or observed?
(Select all that apply.)

- ☐ Accessibility for people with disabilities or disabling conditions
- ☐ Housing restricted based on age
- ☐ Condition of housing units
- ☐ Cost of housing
- ☐ Affordable housing options available only in certain locations
- ☐ Distance to employment, schools, shopping, or services
- ☐ Lack of diversity of housing stock (for example: single family houses, apartments, townhouses)
- ☐ Transportation/ access to public transportation
- ☐ Utility cost
- ☐ Other (please specify)

9. I believe that people are protected by federal, state, or local fair housing or anti-discrimination laws because of: (Select all that apply.)

- ☐ Religion
- ☐ Familial Status, such as having children or being pregnant
- ☐ Sexual orientation, such as being heterosexual, homosexual, bisexual
- ☐ Sex or gender Identity, such as being female, male, transgender or not identifying with a particular gender
- ☐ National origin or the country where a person was born
- ☐ Ancestry
- ☐ Age, such as being young or elderly
- ☐ Race or ethnicity
- ☐ Marital status or spousal affiliation, such as being married, domestic partnership, single or divorced
- ☐ Income level
- ☐ Source of income, such as receiving some type of public assistance (for example: child support, rental assistance, WIC, etc.)
- ☐ Creed or a person's beliefs
- ☐ Physical, Mental, or Behavioral Disability or Disabling Condition
- ☐ Criminal background, felony conviction or exiting incarceration

10. Are you aware of any incidents of housing discrimination in the City of Alexandria in the last five years? (If your answer is no, skip to question 16.)

- ☐ Yes
- ☐ No
- ☐ I'm not sure.

11. If so, on what basis do you believe that the discrimination occurred? (Select all that apply.)

- ☐ Religion
- ☐ Familial Status, such as having children or being pregnant
- ☐ Sexual orientation, such as being heterosexual, homosexual, bisexual
- ☐ Sex or gender Identity, such as being female, male, transgender or not identifying with a particular gender
- ☐ National origin or the country where a person was born
- ☐ Ancestry
- ☐ Age, such as being young or elderly
- ☐ Race or ethnicity
- ☐ Marital status or spousal affiliation, such as being married, domestic partnership, single or divorced
- ☐ Income level
- ☐ Source of income, such as receiving some type of public assistance (for example: child support, rental assistance, WIC, etc.)
- ☐ Creed or a person's beliefs
- ☐ Physical, Mental, or Behavioral Disability or Disabling Condition
- ☐ Criminal background, felony conviction or exiting incarceration

12. Who do you believe was responsible or involved in the discrimination? (Select all that apply.)

- ☐ Landlord/property manager
- ☐ Mortgage lender
- ☐ Real estate agent
- ☐ Other (please specify)

13. Where did the act of discrimination occur?

- ☐ Apartment complex
- ☐ Single family neighborhood
- ☐ Condo development
- ☐ Other (please specify)

14. If you were involved or have personal knowledge of the incident, who did you report the incident to:

- ☐ A government agency
- ☐ A fair housing group
- ☐ I did not report the incident
- ☐ To someone else (please specify)

15. If you did not report the incident, why not?

- ☐ I did not know where to report it.
- ☐ I was afraid of retaliation.
- ☐ I was not sure of my rights.
- ☐ I did not think it would make a difference.
- ☐ Other (please specify)

16. Are you aware of opportunities in your community to learn about fair housing or anti-discrimination?

- ☐ Yes
- ☐ No
- ☐ Unsure

17. Have you ever participated in any sort of fair housing or anti-discrimination education opportunity?

- ☐ Yes
- ☐ No
- ☐ Unsure

If Yes, please explain:

18. Please share any additional comments regarding fair housing or discrimination.

19. What is your annual household income (before taxes)? Choose one.

- ☐ Less than \$20,000
- ☐ \$20,000 - \$24,999
- ☐ \$25,000 - \$29,999
- ☐ \$30,000 - \$44,999
- ☐ \$45,000 - \$59,999
- ☐ \$60,000 - \$74,999
- ☐ \$75,000 or above



GREATER NEW ORLEANS
**FAIR HOUSING
ACTION CENTER**

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JUSTIN WOODS

EXECUTIVE
DIRECTOR

CASHAUNA HILL

Via U.S. First Class Mail and E-Mail

12/04/19

City of Alexandria, 625 Murray St.
Third Floor, Community Services Division
PO Box 1872
Alexandria, LA 71309

Re: *Fair Housing Training – Acknowledgment & Waiver of Potential Conflicts*

Dear Ms. Shirley Branham,

Thank you for contacting the Greater New Orleans Fair Housing Action Center, Inc. to conduct Fair Housing training.

GNO Fair Housing is a full-service fair housing center dedicated to eradicating housing discrimination throughout Louisiana. We are committed to fighting housing discrimination because it is an illegal and divisive force that perpetuates poverty and segregation, and limits access to opportunity.

To fulfill our mission, we provide training and educational services to community members and housing providers. GNO Fair Housing also conducts Fair Housing investigations and brings litigation against housing providers engaged in unlawful housing discrimination. As part of that program, our in-house staff attorneys provide free legal representation to persons who have experienced housing discrimination.

By agreeing to the provision of GNO Fair Housing's services, you acknowledge that you understand and agree that – although GNO Fair Housing employs attorneys and is providing you with Fair Housing training – no attorney-client relationship is established, and that GNO Fair Housing will not give you legal advice on any specific issue.

You further understand and agree that our provision of Fair Housing training does not waive the possibility that we may conduct a fair housing investigation into your housing practices, raise fair housing claims, or represent individuals with fair housing claims, against you in the future.

Currently, GNO Fair Housing is not aware of an/y ongoing matters involving your organization. You expressly acknowledge that you are aware of the representation and waive any potential conflicts that may ensue from our provision of Fair Housing training.

If the terms are agreeable to you, please sign this letter and return to me at your earliest convenience.

Thank you,

Elana Cohen



I acknowledge and accept the terms of this letter.

City of Alexandria - Community Development

Name of Entity

By:



(Authorized Representative)

Print Name: Shirley Branham, CmDv Administrator

Date: 12/06/19

Items for consideration in the HUD 5 Year Consolidated Plan for 2020-2025 (February 25, 2020)

Revitalization Plan:

In an effort to assist the City of Alexandria in developing an overall housing, revitalization and redevelopment strategy that will aid in the reversing decline and replacing the slum and blighted conditions in its areas of low to moderate income areas with viable development, a Revitalization Master Plan was developed in 2009. This provision in Louisiana Law, RS 33:4625, provides that a jurisdiction may formulate a workable program for utilizing appropriate private and public resources to eliminate and prevent the development or spread of urban blight; to encourage needed rehabilitation; and to provide for the redevelopment of slum or blighted areas, or to undertake other feasible parochial activities as may be suitable employed to achieve the objectives of such workable program. A major obstacle to the revitalization program is gaining clear title to derelict properties. Parish Redevelopment Law allows authority to apply expropriation (process to gain clear title) and adjudication (does not provide clear title) methods to a municipality through an approved Revitalization Master Plan.

This report sets forth a “Declaration of Need” and a “General Revitalization Master Plan” that are consistent with Parish Redevelopment Law, LA RS 33:4625 and requires formal adoption by City Council. Maps identifying census tracts of low to moderate income citizens of Alexandria continue to support the 2009 Revitalization Master Plan authorized by LA RS 33:4625.

The City’s approach was to understand the issues and concerns relative to housing and neighborhoods to develop solutions specific to those needs through community engagement and focus groups to identify needs assessment. The City then prepared a community profile of existing conditions noting supply and demand, building conditions, age, location, cost of existing housing units, land uses, infrastructure and transportation, along with income levels relative to affordability and housing finance. All compile to provide a summary of findings and recommendations.

Community Profile examined:

- Demographics – racial diversity, major ethnic groups, population growth and family structure
- Income – income sources and distribution across income class and poverty
- Employment – unemployment rates, occupation trends, education and major employers
- Housing – housing stock, types of structures, ages of structures, vacancy rates, tenure, tenancy (rent vs own) and cost burdens
- Transportation & Infrastructure – levels of need,
- Community Lending Profile – data under Home Mortgage Disclosure Act (HMDA) regarding race, gender, income, loan type, census tract
 - Reasons for denials: credit history, lack of collateral, debt-to-income ratio
 - Tools to help: homeownership and financial literacy workshops
- Land Use & Zoning Profile – issues adversely affecting neighborhood stability
 - Need: grocery stores, discount retailers, banks, restaurants, doctors, entertainment

Needs Assessment examined:

- Neighborhood Conditions - # of residential units in need of repair, # of dilapidated buildings, # of vacant lots, # of adjudicated lots
- Neighborhood Classification – compare trend in neighborhood vs current conditions and determine strategy of either:
 - Stabilization, Enhancement, Renovation, Reinvestment, Redevelopment
- Declaration of Need – deterioration, neglect, distress, decay; age of housing stock; median income; poverty rate; infrastructure needs

Strategy 1 – Land Bank:

Alexandria's continued widespread decline of slum and blight requires that the City implement a land banking program to facilitate the reclamation of properties that lack clear title, and those that have been abandoned or under government control due to tax or mortgage foreclosure. Within most of the neighborhoods in the target areas, slum and blight have become a significant deterrent to private sector redevelopment. There exist a pattern of vacant lots and dilapidated structures sprinkled throughout the neighborhoods. Would be investors and existing property owners are discouraged from making needed improvements to their property due to the steady decline of adjacent properties, resulting in either a perceived or actual decline in real estate values. In many cases, the owners have abandoned their property and in other cases, owners are unable or unwilling to maintain the property. Property condition compliance is sometimes difficult and expensive even through the intervention of municipal code enforcement. When municipal code enforcement procedures are ineffective in gaining compliance, by default, the City accepts responsibility for routine mowing, and cleaning of vacant lots and boarding up of structures in an attempt to maintain minimal public safety. In many cases, these actions fail to keep pace and the problems began to spread. Greater public intervention will be required to gain control of these properties and return them to a productive state of contributing to the well-being of the neighborhood. The land bank is therefore, essential to the successful implementation of the neighborhood revitalization process.

In order to fully implement the strategies and recommendations identified in the 2009 Revitalization Master Plan, it will be necessary to preserve some parcels of land for future redevelopment and to gain control of others for purposes of maintaining property and minimizing their negative impact on surrounding property. It is recommended that the powers afforded redevelopment authorities by Louisiana State Law be used to assemble this land. The City is to be authorized and designated as a citywide "Land Banking Authority" and given the responsibility of expropriating, receiving and maintaining property for future redevelopment in the target areas.

The advantages of a citywide Land Banking program are as follows:

- Removes blighted conditions and halts further proliferation decline;
- Provides active and responsible ownership interest for troubled property in the area until redevelopment takes place;
- Facilitates land assembly that allows projects that otherwise could not move forward due to the inability to acquire critical parcels;
- Provides for a supply of lots for infill housing construction;

- Maintains an inventory of lots available to neighborhood organizations, community partners, and developers involved in implementing the plan.

Properties can be brought into the land bank through purchase or expropriation. Only a city or designated redevelopment agency can exercise the powers of Expropriation in accordance with Parish Redevelopment Law.

There are three situations where expropriation would be used to place properties in the land bank.

- One situation is where a parcel is documented as "slum or blighted" in the General Revitalization Plan.
- The second situation is expropriation of property that has gone through the adjudication process. These properties may or may not be slum or blight. If not slum or blighted, the fact that property owners have lost control of the property through foreclosure for nonpayment of taxes means these properties if allowed to decline are a threat to public health and safety.
- The final situation is where a parcel has been identified in a "Detailed Revitalization Project Plan" as a key parcel required for implementation of that plan. In this situation, the justification for expropriation is demonstrated in the plan and the case is made for the necessity of expropriating and redeveloping the parcel in the public interest again based on slum and blighted conditions, abandonment and a threat to the public health and safety.

Land Bank involves acquiring unproductive, vacant and developable lots of affordable housing. It helps to reduce unproductive expenditures for continuous maintenance of property and regulatory functions such as code enforcement and increases local government revenues by placing property back on the tax rolls. Common criteria for land bank use: property must owe five years or more in back taxes; total taxes and liens must be greater than the value of the property; the purchasers must demonstrate financial ability to immediately develop the property for affordable housing. Generally land banks acquire and maintain the property, while assembling parcels for sale to developers. Properties can also be acquired by donations by property owners, purchases from owners willing to sale property at reduced prices and as surplus city-owned land deemed no longer needed for any public purpose.

Acquiring clear legal title for reclaimed property in land banks is a major obstacle. In some instances, expropriation is required to obtain and convey clear title of property creating the slum and blighted conditions. Properties subject to expropriation include: adjudicated property, foreclosed property, abandoned property, derelict property and heir ownership property where legal heirs cannot be located. A land bank initiative should be implemented to recapture property to assist the City in developing an overall housing revitalization and redevelopment strategy for its CDBG eligible areas that is consistent with the Parish Redevelopment Law, LA RS 33:4625, and resulting in the ability to gain legal title to expropriated properties.

Land Transfer Program: For-profit and nonprofit groups would have the opportunity to develop affordable housing by acquiring land bank properties from the City's inventory. The City would sell some properties to eligible nonprofit groups at a "below market price" for the development of affordable housing. The City could extend this opportunity to sell land bank properties to for-profit organizations for the development of affordable housing at a "below market price", depending on City policy.

Release of non-tax liens Program: The City could release non-tax municipal liens on privately held property in exchange for the development of affordable housing by the owner.

Residential Development Acquisition Loan Program: The City could use CDBG and/or HOME funding to facilitate acquisition or loans for Developers to purchase vacant or improved properties for affordable housing through demolition, rehabilitation or new construction.

On My Side Purchase Program: Property owners that are adjacent to adjudicated properties could be purchased from the City for a nominal amount, after the property owner maintains and mows the adjudicated lot for one calendar year. This puts the property back onto the tax rolls and off the City maintenance expenses. This is provided by Louisiana Revised Statute 47.2202.b.

Strategy 2 – Affordable Housing:

The targeted revitalization areas are home to higher concentrations of African-Americans, who have relatively low incomes and educational attainment levels. A large percentage of homes within the target areas are female-headed with no husband present, with children under the age of 18 living at home. Home prices and rental rates are relatively low, but the age of the housing stock suggests that those units may not be in very good condition, due to age and the financial ability of the owners to keep the units in good shape. Despite the relatively low housing costs, a large percentage of both owners and renters are cost burdened, according to HUD's definition. Cost burden rental households, those paying more than 30% of their income on housing expenses, were 44% of total households in 2000.

Basic attributes such as: public safety, street maintenance, clean streets, timely infrastructure improvements, trash collection, brush collection, well maintained buildings, vacant lots regularly mowed and free of debris, regular yard maintenance, general neighborhood appearance and level of community involvement that suggests people care about their community. Residents must feel safe in their homes and confident that they can conduct their daily routines in the neighborhood without being victimized by crime.

Develop branding and marketing campaigns for neighborhoods and corridors. Use Design Guidelines for connecting new and existing residential, retail and commercial uses and new amenities. A mix of residential uses should include higher density townhouses, cluster of senior housing and multifamily rentals. Use wide sidewalks to promote connectivity and incorporate street furniture, banners and signage.

Utilize Zoning regulations to redefine lots and land uses. Areas bounded by Perry, Third, Williamson and Sixth Street need replacement for substandard shotgun houses and substandard streets resembling alleys. Replat lots to support smaller residential units ranging from 900 to 1300 sf homes with zero lot line setback to maximize density. Also, create new mixed residential development.

Create a Rental Registry Program. Multifamily properties are rapidly aging and code enforcement inspections are costly and time consuming for the City. A cost effective method for inspecting multifamily and rental properties is needed to ensure they are maintained and habitable.

Strategy 3 – Ownership Options:

Lease / purchase program: Shepard Place in Shreveport offered a lease/purchase program where the family received up to \$30k for principle reduction, down payment and closing costs and had up to 3 years to fix credit and qualify for permanent mortgage. If they were unable to qualify at the end of the specified period, they were dropped from the program and any accumulated contributions toward closing cost and down payments were forfeited. The oversight of the development was by the City's CmDv office and funded through monthly non-refundable fees. Other incentives could be lot donations from the land bank to reduce development costs.

Modular Housing: Queensborough neighborhood in Shreveport utilized modular housing to lowering the purchase price or new housing while replicating the architectural style of the existing neighborhood and meeting local building codes.

Employer-Assisted Housing Programs (EAHP): Fannie Mae has its own EAH program. The City of Waco, TX has an EAHP. Employers provide opportunities for grants, forgivable loans, deferred or repayable loans, matched savings, interest rate buy downs, shared appreciation, and homebuyer education.

Senior Cottages: Many elderly home owners are over-housed empty nesters, unable to afford operating cost/maintenance. They have limited housing alternatives. Senior complexes should include green common space, community gathering space, community gardens and shared parking. They can be rental or ownership and should range from 500 to 900 square feet.

(1) Where the public facility or improvement is undertaken principally for the benefit of one or more particular businesses, but where other businesses might also benefit from the assisted activity, the requirement may be met by aggregating only the jobs created or retained by those businesses for which the facility/improvement is principally undertaken, provided that the cost (in CDBG funds) for the facility/improvement is less than \$10,000 per permanent full-time equivalent job to be created or retained by those businesses.

(2) In any case where the cost per job to be created or retained (as determined under paragraph (a)(4)(vi)(F)(1) of this section) is \$10,000 or more, the requirement must be met by aggregating the jobs created or retained as a result of the public facility or improvement by all businesses in the service area of the facility/improvement. This aggregation must include businesses which, as a result of the public facility/improvement, locate or expand in the service area of the facility/improvement between the date the recipient identifies the activity in its action plan under part 91 of this title and the date one year after the physical completion of the facility/improvement. In addition, the assisted activity must comply with the public benefit standards at §570.209(b).

(b) Activities which aid in the prevention or elimination of slums or blight. Activities meeting one or more of the following criteria, in the absence of substantial evidence to the contrary, will be considered to aid in the prevention or elimination of slums or blight:

(1) Activities to address slums or blight on an area basis. An activity will be considered to address prevention or elimination of slums or blight in an area if:

(i) The area, delineated by the recipient, meets a definition of a slum, blighted, deteriorated or deteriorating area under State or local law;

(ii) The area also meets the conditions in either paragraph (A) or (B):

(A) At least 25 percent of properties throughout the area experience one or more of the following conditions:

(1) Physical deterioration of buildings or improvements;

(2) Abandonment of properties;

(3) Chronic high occupancy turnover rates or chronic high vacancy rates in commercial or industrial buildings;

(4) Significant declines in property values or abnormally low property values relative to other areas in the community;

or

(5) Known or suspected environmental contamination.

(B) The public improvements throughout the area are in a general state of deterioration.

(iii) Documentation is to be maintained by the recipient on the boundaries of the area and the conditions and standards used that qualified the area at the time of its designation. The recipient shall establish definitions of the conditions listed at §570.208(b)(1)(ii)(A), and maintain records to substantiate how the area met the slums or blighted criteria. The designation of an area as slum or blighted under this section is required to be redetermined every 10 years for continued qualification. Documentation must be retained pursuant to the recordkeeping requirements contained at §570.506 (b)(8)(ii).

(iv) The assisted activity addresses one or more of the conditions which contributed to the deterioration of the area. Rehabilitation of residential buildings carried out in an area meeting the above requirements will be considered to address the area's deterioration only where each such building rehabilitated is considered substandard under local definition before rehabilitation, and all deficiencies making a building substandard have been eliminated if less critical work on the building is undertaken. At a minimum, the local definition for this purpose must be such that buildings that it would render substandard would also fail to meet the housing quality standards for the Section 8 Housing Assistance Payments Program-Existing Housing (24 CFR 882.109).

(2) Activities to address slums or blight on a spot basis. The following activities may be undertaken on a spot basis to eliminate specific conditions of blight, physical decay, or environmental contamination that are not located in a slum or blighted area: acquisition; clearance; relocation; historic preservation; remediation of environmentally contaminated properties; or rehabilitation of buildings or improvements. However, rehabilitation must be limited to eliminating those conditions that are detrimental to public health and safety. If acquisition or relocation is undertaken, it must be a precursor to another eligible activity (funded with CDBG or other resources) that directly eliminates the specific conditions of blight or physical decay, or environmental contamination.

(3) Activities to address slums or blight in an urban renewal area. An activity will be considered to address prevention or elimination of slums or blight in an urban renewal area if the activity is:

(i) Located within an urban renewal project area or Neighborhood Development Program (NDP) action area; i.e., an area in which funded activities were authorized under an urban renewal Loan and Grant Agreement or an annual NDP Funding Agreement, pursuant to title I of the Housing Act of 1949; and

COA Property Management Program Meeting - Sign In Sheet

Print Name	Department
Shirley Branhart	Community Development
Jeffrey Hall	Mayor
Bob Bussey	Burney & Lawe, LLC
Susan Broussard	Comm Dev / Mayor's Office
Hairna Hile	Legal
David Johnson	Finance
Kenneth Noltey	Internal Audit
Greg Bennett	Business Office (Property Tax)

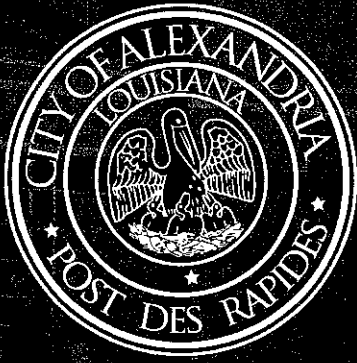
Proposed Property Management Meeting Agenda 1/15/2020

Overview:

- Consider implementation by May 1, 2020
 - Funding: City General Fund & partially self-funded
 - Purpose: Improve Quality of Life
 - Benefit: Dispose of Adjudicated and Blighted Property
- Mandate enforcement of existing City Ordinances for blight, adding more programmatic detail
- Propose new Ordinances regulating rental property to fight substandard housing conditions
- Councilman Fuller and Green also asked that we implement new standards to regulate

Registration Arms:

- Rental Registration
 - Every residential, non-owner occupied property must register annually for nominal fee
 - 6 month notice to landlord before program implementation
 - Tiered registration levels for good vs bad landlords
 - Significant increasing fines for citations for non-compliance
 - Complaint process for tenants concerns but avoid displacement
 - Host annual Rental Housing Expo to educate landlords and tenants of responsibilities
 - Pineville willing be implementing a program in the next few months
 - Greater Central Louisiana Realtor's Association is in favor & is forming a task force to review
- Adjudicated Property Registration
 - Target all properties currently adjudicated to the City for greater than 5 years to start
 - Revisit current Local Services Agreement with the Parish & Sheriff
 - Facilitate property donations
 - Publish a list of Tax Adjudicated Properties on City's website to incentivize payment
 - Propose eliminating the Adjudicated Tax process
- Vacant Property Registration
 - Target every vacant lot and vacant structure that has a lien for demo or mowing
 - Significant increasing fines for citations for non-compliance
 - After 3 years of non-compliance, foreclose to take ownership
 - Lessen City's financial & staffing burden of \$1.2 m to mow, demo, police & fire protect
 - Amend and enforce the board-up standard
 - Implement a volunteer beautification effort
- Foreclosed / Zombie Property Registration
 - Same as Vacant Property Registration but more aggressive fees and fines
 - Require lenders to notice City within 10 days of owner's default on mortgage
 - Implement an expedited foreclosure process



2019 TRANSITION PLAN

MAYOR JEFFREY HALL

STRATEGIC PRIORITIES

ADDRESS ISSUES WITH BLIGHT, DUMPING, AND OTHER CODE VIOLATIONS THAT CONTRIBUTE TO A DILAPIDATED APPEARANCE AND ATMOSPHERE

- Improve violation reporting and violation fee structures
- Fully utilize City staff to address substandard living conditions
- Implement longer-term strategies to revive dead zones

IDENTIFY AND CONTINUE WITH SHORT-TERM SOLUTIONS TO ADDRESS GROWING CRIME ISSUES IN THE AREA

- Maintain competitive officer compensation to retain a full patrol
- Collaborate with law enforcement and criminal justice partners
- Empower neighborhood associations, faith-based organizations, and community center programming to support crime prevention
- Seek grants or technical assistance to augment local resources

ASSESS AND UPDATE POLICIES, ORDINANCES, AND PROCEDURES FOR ADDRESSING COMPLAINTS RELATED TO PANHANDLING

- Enhance panhandling ordinances and enforcement policies
- Launch a public awareness campaign to ensure citizens are contributing to legitimate organizations and needs
- Support expansion of Harbor Patrol in downtown area

STREAMLINE INTERNAL PROCESSES THAT SLOW DOWN THE SPEED OF GOVERNMENT

- Continue improvements to the City's permitting process
- Enhance and re-launch citizen request for service system (internally and publicly)
- Integrate and secure IT functions and systems
- Identify and address limitations that slow procurement processes

ADDRESS CITY EMPLOYEE MORALE AND CULTURE ISSUES THROUGH PROACTIVE AND INTENTIONAL EMPLOYEE ENGAGEMENT

- Identify and improve employee engagement levels
- Foster open, collaborative leadership among supervisory staff
- Retain top talent and position the City as an employer of choice
- Implement a clear and consistent pay plan
- Institute succession planning to address expected staff attrition due to retirement

IMPROVE CUSTOMER SERVICE ACROSS CITY GOVERNMENT

- Institute a robust customer service training program
- Provide leadership training to all supervisory staff
- Establish a mechanism for citizens to provide feedback to City
- Regularly seek feedback from citizens and community groups

LEVERAGE THE GROWTH POTENTIAL THAT EXISTS FOR DOWNTOWN ALEXANDRIA BY JOINTLY PROMOTING ECONOMIC DEVELOPMENT AND PUBLIC SAFETY

- Implement ongoing measures to alleviate parking challenges
- Expand local ordinances to accommodate ridesharing
- Leverage and improve the downtown riverfront area

DEVELOP COMPREHENSIVE PLAN TO ADDRESS AGING CITY INFRASTRUCTURE

- Address near-term capital project needs, prioritizing infrastructure that is at or beyond its useful life while developing a long-term asset management and funding plan
- Implement safety and training programs for the City workforce
- Modernize infrastructure management functions
- Enhance customer service and public engagement functions

* LHC Volunteers

+ responding to HUD inquiry
→ SC.



HousingLOUISIANA Semi-Annual Planning Session

January 17, 2020

Name	Organization	E-mail Address
Ellen Hill*	City of Monroe	ellen.hill@ci.monroe.la.us
Alfredo Cruz*	Baton Rouge Housing First	alfredocruz466@gmail.com
Toma G Epps	First Federal Bank of LA	toma.epps@ffbl.bank
Yolanda Smith	Calcasieu Parish Housing	
Amanda D. Hartley	Calcasieu Parish Human Services	ahartley@cppj.net
Celeste B McCall	Center Housing Alliance	celestebmcalle@gmail.com
Chris Genese	Community Change	cgenese@communitychange.org
Katy Heins	Community Change	kheins@communitychange.org
Jawaun Downs*	City of Monroe	jawaun.downs@ci.monroe.la.us
John Sullivan	Enterprise Community Partners	jsullivan@enterprisecommunity.org
JAVARES SWAFFORD*	CENLA HOUSING ALLIANCE	JASWAFORD16@gmail.com
Kenesha Smith	Cenla Housing	kenesha.smith2@gmail.com
Kentrell Jones*	E.S.T Habitat	Kentrell.jones@esthfh.org
Fabianne Faciane	EST Habitat	fabiannefaciane@gmail.com
Yolanda Ford	Cenla Housing	Ford.yolondarealestate@yahoo.com
Shirley Branham	City of Alexandria	shirley.branham@cityofalex.com
Ligh Rachal*	ARCH (Acadiana Regional Coalition on Homelessness & Housing)	arch@archacadiana.org

[illegible]

Central Louisiana Housing Alliance

1/17/2020

- What are the housing property standards? 2015 IPMC language to adopt most recent version of state adopted code
- need new affordable housing
 - Create a builders network with contractors, lenders, adjudicated property for development
 - will use CDBG + HOME funds but will recoup investment within a short time frame
 - reviewed Choice Neighborhood - Housing Authority must admit that they have substandard properties which is an obstacle
 - reduce the footprint of Housing authority - consider going to voucher that can be applied to ownership
 - VISTA grant - Monroe just received it
- Alexandria has a citizen who is championing cry for help for neighborhood w/ high cancer rates - who is she?
- LEAD Program: using Community Centers to truly support neighborhood needs
- Blight Boot Camp in Monroe in April. (Copied from Baton Rouge)
Ellen Hill: director
- Family Self Sufficiency Program under Section 8 Housing Choice Program under HUD. (Lake Charles is doing this) FSS
They have approved HUD Counseling for education
- VASH: Veteran assistance for housing. LHC has program,

Concerns in COA:

- lack of affordable housing : including efficiency apts
- substandard housing stock : rental registry
 - increased homelessness : pan handling
- maintenance for existing housing for elderly
- credit counseling
- blight & abandoned
- adjudicated property inventory
- multifamily "condo" concept in lieu of sf
- working w/ Pineville as a "Sister City" for Property Management Program covering: Rental Registry, Vacant Structures & Lots, Land Bank, Adjudicated Property, Foreclosed Properties

Homeless Transitional Housing is a cycle b/c once someone gets into housing, they invite "street friends" then get evicted for not following housing occupancy restrictions.

Re-Entry Solutions approved for temporary shelter for previously incarcerated people

Chris : speaker from Community Change
 Advocate for housing b/c of foreclosure crisis
 Reach out about foreclosure registry

- State legislative change needed:
Property right reform

RAP: Resident Action Project Organization (similar to RUN)
Ban discrimination against housing vouchers
Funding from Housing Trust Fund
Tenant Protection advocacy to state legislation
Affordable housing

Community Organizing & Education to build power to implement
institutional structural knowledge
Set the legislative agenda + strategy to get there

Rent to Own - downside is that restrictions can too easily cause
someone to never achieve ownership

\$3 m to build homes in Alex w/ recurring revenue to reinvest
Centa Housing Alliance worked w/ Gerber Porter from District 2

[illegible]

Landlord Think Tank - Feb. 3, 2020

Remove ALL meters from structures in uninhabitable conditions - currently water and gas meters are NOT being removed.

There is a surplus of rental property and rental rates are too low to make a profit.

Completely board the structure to prevent occupancy - who is going to pay for the board-up services? No budget in City funds.

If there is no running water to an occupied structure, the Health Dept will get involved.

Huge problem with stealing meters and bootlegging to other properties.

When a landlord returns meters to Utility Dept, stolen or not, the landlords master account should get a credit but do not.

Lots of owner-occupied substandard living conditions. How will this be addressed? If you only address rentals, that is discrimination.

Years ago City had industry to provide jobs for a better quality of life and this problem was not as severe as now.

Need economic development! Bring new business!

Too many regulations negatively impact growth! Don't punish good landlords for a few bad landlord's!

No appreciation on property values in the sales market.

Floodplain map footprint is increasing in size which causes the flood insurance to goes up.

Alexandria Housing Authority is building and renovating housings to offer more inventory options, that is subsidized.

Tenants forge lease agreements all the time so who is validating them?

Some landlords pay water and sewer through Utility Master Meter so even if tenant moves out, those services are still on.

People can live without electricity but cannot live without water.

Pull water and gas meters!!!

Attendees:

Susan Broussard

Patrick Sadler

Shirley Branham

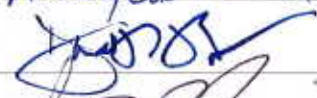
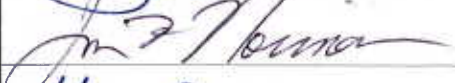
Al Rupoli

Greg Trotter

Sam Spurgeon

Michael Bordelon

COA Property Management Program Meeting - Sign In Sheet

Print Name	Phone #	Email	Agency
Shirley Branham	318-449-5070	shirley.branham@cityofalex.com	City of Alexandria
Robert A Leavines	318 447-2223	robert.leavines@fsbla.bank	SELF
Matt Johns	487-5401 x27	mtj@rapc.info	TRAPC
Rod Nokes	446-1846	RNokes@Nokes-Frye.com	Rod Nokes Psm
Rhonda Reap-Curiel	308 9921	rcuriel@coldwellbankertrap.com	Coldwell Banker Reap
Thaddys Dixon	(513) 955-0078	tdixon@latterblum.com	Latter & Blum
	487-9976	dan@danellhornlaw.com	Self
	730-1957	J&NRealtor@AOL.com	Key Realty LLC
MATT RITCHIE	318 709 6288 (M) 318 449 8919 (O)	mattritchie@ccim.net	RITCHIE REAL ESTATE

Investors Think Tank - Feb. 4, 2020

Expropriation of private property for municipality to take ownership for safety & welfare

Consider tax millage to demo and clear properties

Donation to city

control burns once the City has ownership

Bank CRA programs target low mod areas for redevelopment - attract developments

Target areas of the City, small blocks, to go through a process to get back to commerce

Qualified investors need to be attracted

Bond finance projects - Sybil Holt

LMA is trying to take on revising adjudicated laws

GOSHEP \$ through FEMA for repeat flooded houses

LA Watershed Initiative - no match required now by homeowner

Pre-fab affordable housing options

Changing zoning areas to something other than residential, if no one wants to live there

publish lists of bad landlord properties

Putting a financial burden onto a landlord, good or bad, will shift burden to landlord

Economic Justice could impact decisions of targeting specific areas

Attendees:

Susan Broussard

Shirley Branham

Matt Johns

Rhonda Reap-Curiel

Thaddyeus Dixon

Rod Noles







Matt Ritchie

Robert Leavines

Jon Normand

Donald Brown

GIS and ConPlan Meeting - Sign In Sheet

Print Name	Signature	Email	Contact Phone Numbers	Company
Joseph Buzzetta		josephb@cenlahomeless.org	318-443-0500 x100	Homeless Coalition
Joyce Thompson		joycethompson@cenlaaging.org	318-484-2260	Cenla Council on Aging
Kyle Debevec		kyle.debevec@rapidesassessor.org	318-448-8511	Rapides Parish Tax Assessor
Celeta McCall		celetabmccall@gmail.com	318-446-3774	Cenla Housing Alliance
Sandy Ray		ceo@cenlahopehouse.org	318-487-2061 x200	Hope House
Willie Spears		wspears@grcorp.org	318-545-4513	GRC
Barbara Dashiell		innercity@suddenlinkmail.com	318-442-1502	InnerCity Revitalization
David Britt		britt@unitedwaycenla.org	318-443-7203 x5	United Way
Joshua Blackwell		joshua.blackwell@voanorthla.org	318-442-8026 x 514	Volunteers of America
Shirley Branham		shirley.branham@cityofalex.com	318-449-5070	COA Community Development
Alan McKeel		alan.mckeel@cityofalex.com	318-473-1174	COA Engineering Dept
Greg Bennett		greg.bennett@cityofalex.com	318-449-5081	COA Business Tax Office



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

GIS Presentation Meeting Agenda 2/13/2020 @ 10:am

Invitees:

Sandy Ray – Hope House
Joshua Blackwell – VOA
Joseph Buzzetta – Homeless Coalition
Joyce Thompson – Cenla Council on Aging
Willie Spears – GRC
Barbara Dashiell – IRC
David Britt – United Way
Kyle Debevec – Rapides Parish Tax Assessor
Celeta McCall – Cenla Housing Alliance

- Send list of inspection for habitability to analyze sub-standard housing
- send Sandy list of Willow Glen requests for bus routes
- create an app to find bus stops for the route you need: Joseph
- % of rentals that are senior tenants

Agenda Items:

- GIS layers track various types of information:
 - Adjudicated property – 1-3 years, 4-6 years, 7-10 years, 10+ years
 - Foreclosed property
 - Vacant lots – 21% not claiming homestead
 - Vacant structures
 - Properties needed heir legal successions
 - City demolitions performed
 - City Code Enforcement investments – grass, litter, debris removal
 - Brownfield sites
 - City Community Centers
 - Opportunity Zones
 - Census Tract & Blocks
 - 5 Target Neighborhood areas for low to moderate income population
 - City Council Districts
- GIS public access
- Study housing conditions
- City needs more affordable housing
- City to pursue demolition on substandard properties
- City's "On My Side" lot donation program
- CmDV's Five Year Consolidated Plan

8% total inventory
43% is claiming
homestead exempt.

No flood zone
on a bus route

Human Service District
Becky



Jeffrey W. Hall,
Mayor

Meeting held at Planning Conference Room on February 13, 2020 at 11:am-12:pm (Realtors)

5 Yr ConPlan Focus Group Public Hearing - Sign In Sheet

Attachment 16

Print Name	Signature	Email	Contact Phone Numbers	Company
Charlie White		charlie.white@sigmadesign.com	318-442-0221	Brittain & White
Joey Vercher		joey.vercher@yahoo.com	318-473-8344	V&V Builders
Pat Williams		megan.dunn@patwilliamsconstruction.com	318-460-0006	Pat Williams Construction
Scott Wallace		stwallace53@gmail.com	318-854-0705	Melot Construction
Steve Ayres		steve.ayres@petron-us.com	318-445-5685	Petron
Al Turner		info@turnerbuilds.com	318-290-3231	Turner & Turner Construction
Anthony Setliff		anthony.setliff@yahoo.com	318-451-8103	Jessup Construction
Richard Sanner		bschumacher@schumacherhomes.com		Schumacher Homes
Al Ruppoli		dealman1@suddenlink.net	318-447-1260	Beach Bound
Steve Retos		slret@icloud.com	318-452-6215	Retos Construction
Sibal Holt		teesib60@gmail.com	225- 225-241-9724	S Holt Construction Corp
Mike Holt		info@braddockcompanies.com	318-308-8890	Braddock Companies
Tim Dousay		tdousay@dousaycustomhomes.com	318-445-7434	Dousay Construction
Dwane Bergeron		dwane@suddenlink.net	318-484-4412	Bergerson Designs
Jeff Burns		emailjeffburns@aol.com	318-787-4412	Burns Designs
Brian Malone		brian.malone@bellsouth.net	318-446-7212	Malone Construction
Jerry Killian		jlkconstruction2@gmail.com	318-308-8570	JLK Construction
Dionne Roberts		droberts@tdainc.org	202-486-4781	TDA Consulting
Krystal Wimbley		krystal.wimbley@cityofalex.com	318-449-5074	City of Alexandria Com. Develop.
Kenna Lavalais		kenna.lavalais@cityofalex.com	318-449-5071	City of Alexandria Com. Develop.
Shirley Branham		shirley.branham@cityofalex.com	318-449-5070	City of Alexandria Com. Develop.

Meeting held at Planning Conference Room on March 5, 2020 at 2:pm-4:pm (Builders Developers)

Developer Input

3/5/2020

Gap housing need from 80% to 120% LMI

-Barriers to housing:

- adjudicated property & clear title

- economy & jobs

- public private partnerships to tackle the problems

- education is the start for attracting business & growth

- foster entrepreneur to create jobs

- define criteria for investors to participate (shrew report)

Cannot do new construction w/ CDBG but can do reconstruction or rehab

Is City requiring match for CHDO's to participate? Local decision & HUD redefined staff capacity & experience capacity.

Sibal Holt can do demo & rehab

James Grain is rehabbing houses in the Sonya Quarters using students to do the work



Multifamily Housing - Option 1: Mall Conversion for Seniors



Multifamily Housing - Option 2: Duplex Style



Multifamily Housing - Option 3: Apartment Style

5 Yr ConPlan Focus Group Public Hearing - Sign In Sheet

Print Name	Signature	Email	Contact Phone Numbers	Company
Pamela Ballott		pcballott@suddenlinkmail.com	318-487-5680	Cenla Community Action Committee
Linda Venson	<i>Linda Venson</i>	rscm1429thirdst@yahoo.com	318-487-9254	Rapides Station Community Ministries
Joe Page	<i>Joe P. Page</i>	jpage@alexhousing.org	318-442-8843x214	Alexandria Housing Authority
Celeta McCall	<i>Celeta McCall</i>	celetabmccall@gmail.com	318-446-3774	Cenla Housing Alliance
Randolph Holly		copeadmin@cope5star.com	318-767-0707x201	COPE, Inc
Sandy Ray	<i>Sandy Ray</i>	ceo@cenlahopehouse.org	318-487-2061x200	Hope House
Willie Spears	<i>Willie Spears</i>	wspears@grcorp.org	318-545-4513	GRC
Barbara Dashiell		innercity@suddenlinkmail.com	318-442-1502	InnerCity Revitalization
David Britt		britt@unitedwaycenla.org	318-443-7203x5	United Way
Joshua Blackwell		joshua.blackwell@voanorthla.org	318-442-8026x514	Volunteers of America
Clifford Moller		cjmoller@gaeda.org	318-880-0407	GAEDA
Jannease Seastrunk	<i>Jannease Seastrunk</i>	jseastrunk@redriverbank.net	318-561-5814	Red River Bank /GRC/AAA
Dionne Roberts		droberts@tdainc.org	202-486-4781	TDA Consulting
Shirley Branham	<i>Shirley Branham</i>	shirley.branham@cityofalex.com	318-449-5070	City of Alexandria Com. Development
Sharon Greiner	<i>Sharon Greiner</i>	<i>sharon@uwch.org</i>	<i>443-7203</i>	<i>United Way</i>
<i>TAMARA GREENE</i>	<i>TAMARA GREENE</i>	<i>TASUMPROD16@GMAIL.COM</i>	<i>269-9031</i>	<i>Cenla Housing Alliance</i>
<i>Celeta McCall</i>	<i>Celeta McCall</i>	<i>celetabmccall@gmail.com</i>	<i>318-446-3774</i>	<i>Cenla Housing Alliance</i>

Non-Profit Input

3/5/2020

- City works in silos so need to partner
- need Affordable Housing strategy plan comprehensive for whole city
- barriers to Affordable Housing:
 - qualify for assistance
 - jobs + business development
 - people are paying 50% toward housing
 - people working 2 jobs to make ends meet
 - median income living wage increase
 - need subsidy to offset homeowners ability to buy
 - education & skill training
 - loss of industry & job opportunity
 - adjudicated property w/ no clear title
 - people do not do what they say
 - entities are territorial about their work
 - partners use "what they are good at" to compliment whole
 - who should be @ the table that aren't
- define income level needs
 - 30% LMI -
 - 50% LMI -
 - 80% LMI -
- needs in every sector of housing
 - owner occupied
 - rental

March 13th Housing LA meeting @ 3:pm

Pg 2

Run income + age data on Rehabs for averages

Hope House - 6 to 8 new affordable homes; pocket development
community shared spaces; mostly homeless population;
some economically homeless & chronically homeless

AHA - 100 new affordable units to come available
this fall. Waiting list by bedroom size. Homeless
gets priority selection.

People who do not do what they say so people are
afraid to interact

SNAP for home repair

7 banks to provide funding

Shreveport is developing within neighborhoods
no deed restrictions

Banks to divide City into quadrants & develop a plan to ^{make} change

Innercity + Habitat should be @ the table

Econ Devel - who should be @ the table?

CLEDA

Homebuilders Assoc

Churches

Who leads the groups collaboration? City CnDv Admin

City of Alexandria – 5 Year Consolidated Plan, Non-Profit Input
Customer Service Building, 2nd Floor at 625 Murray Street, Planning Conference Room
Thursday, March 5, 2020 – 10:00 AM

A. INTRODUCTIONS

1. Appreciate attendance!
2. Purpose of the meeting – to discuss needs for the 2020-2025 PROPOSED Five Year Consolidated Plan
3. Acknowledge staff's hard work!

B. PAST PERFORMANCE

1. Review 2015-2020 obstacles.
 - a. Receive funding several months late. City had to front the money.
 - b. Contractors to participate in programs.
 - c. Lack of attendance at neighborhood input meetings.
 - d. Limit demolition to 30% CDBG award.
 - e. Section 3 requirements for Contractors and Consultants.
 - f. Substandard affordable rental and owner occupied housing.
2. Review 2015-2020 accomplishments.
 - a. CDBG Minor Rehab –
 - b. HOME Major Rehab –
 - c. CDBG Code Enforcement –
 - d. CDBG & City Demolition –
3. Review 2019 Neighborhood Meeting's input.
 - a. Each Neighborhood Survey summary review.
 - b. Cumulative survey results for priority of programs.
4. Review pre-2020 funds to be re-allocated to next fiscal year budgets.

GRC is 3 yrs old
\$357K grant pre-app.
Choice Neighborhood
Program
HB 422 bill for
living wage

C. NEEDS ASSESSMENT

1. Review proposed 2020-2025 program activities and budgets.
 - a. CDBG Code Enforcement
 - b. CDBG Demo – limited to 30% on CDBG demo.
 - c. CDBG Minor Rehab (roofs only)
 - d. CDBG Homebuyer Assistance
 - e. CDBG Credit Counseling
 - f. CDBG Legal Succession Services
 - g. CDBG Acquisition & Relocation
 - h. HOME New Construction
 - i. HOME Major Rehab
2. Preparation to re-designate Ten Year Map of City areas of Low Mod Income (Target Neighborhood).


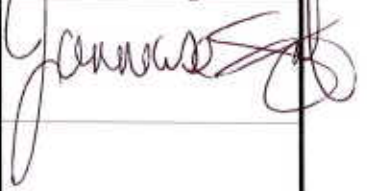






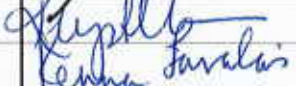
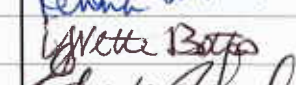
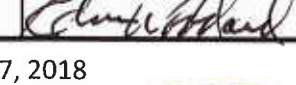

D. NEW BUSINESS

1. 2020 Meeting schedule.
 - a. Rehab applications taken from April 6th through April 9th from 9:am to 3:pm at Convention Hall.
 - b. CAC meeting to review CAPER on June 4, 2020 @ 10:am.
 - c. Neighborhood Community Meeting on November 5, 2019 at 6:pm @ Bolton Community Center.
 - d. CAC meeting to review CAPER on June 6, 2019 @ 10:am.
 - e. CAC meeting to review AAP on January 7, 2021 @ 10:am.

E. ADJOURNMENT

- Apply for lead abatement grant
- Buy XRF gun
 - test + disclose to owner
 - then work in area not lead positive or below de minimus level
 - not required to abate if spending limit is less than \$25K
 - EPA RRR process is different than HUD
- Require referral affidavit for application process
- Do not layer money within the same property from other funding sources
 - create a contract to hire our inspector to inspect properties they work on
 - only process applications from Alex populations
- New construction rental secret is to leave the property @ zero debt so rental income can be low just to cover maintenance

Citizen Advisory Committee - Volunteer Member Participation 2018-2020

Current Member Name	Contact Phone Numbers	Mailing Address	Member Representative Area	3/6/20 Signature of Attendance for 3/5/20 meeting
Sandra Augustine	442-4518	1522 Levin Street Alexandria, LA 71301	North Alexandria A-B	
Jannease Seastrunk, VP Community Relations iseastrunk@RedRiverBank.net	561-5814	Red River Bank 1412 Centre Court Alexandria, LA 71303	Business District C	
GG Metoyer	443-2439	910 Papin Street Alexandria, LA 71301	Lower Third D	
Edna Pellerin	613-8959	1534 Fenner Street Alexandria, LA 71301	South Alexandria E	
Amy Cheney	442-6322	3708 Vermont Street Alexandria, LA 71302	Samtown / Woodside F	
Victoria Ortigo, Recruitment Specialist vlortigo1@gmail.com	623-1506	Girl Scouts of Louisiana PO Box 13571 Alexandria, LA 71315	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	
Devon Sanders, Case Manager devonsanders21@yahoo.com	442-1010	CLASS 1785 Jackson Street Alexandria, LA 71301	AIDS / HIV Rep	
Martha Powell, Executive Director marthapowell@theextramilecenla.org	321-1798	Extra Mile, Region VI 2201 Melrose Street, Pineville, LA 71303	Mentally Disabled Rep	
Joseph Buzzetta, Executive Director josephb@cenlahomeless.org	443-0500	Central LA Homeless Coalition 1515 Jackson Street Alexandria, LA 71301	Homeless Rep	
Willard McCall mr.bubba58@suddenlink.net	290-8237	333 Avoyelles Drive Alexandria, LA 71302	Proposed Lower Third D	
Richard Crise	547-2966	Boy Scouts of America	Proposed Youth Rep	
CmDv Staff Attendants:				
Shirley Branham	449-5070	Administrator	COA CmDv	
Keith Gremillion	449-5069	Inspector	COA CmDv	
Krystal Wimbley	449-5074	Rehab Program Manager	COA CmDv	
Kenna Lavalais	449-5071	Demolition Program Manager	COA CmDv	
Yvette Botts	449-5073	Secretary	COA CmDv	
Edna Woodard	449-5072	Clerical Specialist	COA CmDv	

Members as approved by City Council Resolution #9770-2018 on April 17, 2018









CAC

City of Alexandria – 5 Year Consolidated Plan, Realtors Input
Customer Service Building, 2nd Floor at 625 Murray Street, Planning Conference Room
Thursday, March 6, 2020 – ~~1:30 PM~~

10:00 AM

A. INTRODUCTIONS

1. Appreciate attendance!
2. Purpose of the meeting – to discuss needs for the 2020-2025 PROPOSED Five Year Consolidated Plan
3. Acknowledge staff's hard work!

B. PAST PERFORMANCE

1. Review 2015-2020 obstacles.
 - a. Receive funding several months late. City had to front the money.
 - b. Contractors to participate in programs.
 - c. Lack of attendance at neighborhood input meetings.
 - d. Limit demolition to 30% CDBG award.
 - e. Section 3 requirements for Contractors and Consultants.
 - f. Substandard affordable rental and owner occupied housing.
2. Review 2015-2020 accomplishments.
 - a. CDBG Minor Rehab –
 - b. HOME Major Rehab –
 - c. CDBG Code Enforcement –
 - d. CDBG & City Demolition –
3. Review 2019 Neighborhood Meeting's input.
 - a. Each Neighborhood Survey summary review.
 - b. Cumulative survey results for priority of programs.
4. Review pre-2020 funds to be re-allocated to next fiscal year budgets.

Study of # of rent
burdened people in CoA
Work Force webpage
availability –
possibility to have
mobile site downtown

No bus transportation
on Hudson

Invite Mr Page for input
on substandard rental
property & section 8
landlords

C. NEEDS ASSESSMENT

1. Review proposed 2020-2025 program activities and budgets.
 - a. CDBG Code Enforcement
 - b. CDBG Demo – limited to 30% on CDBG demo.
 - c. CDBG Minor Rehab (roofs only)
 - d. CDBG Homebuyer Assistance
 - e. CDBG Credit Counseling
 - f. CDBG Legal Succession Services
 - g. CDBG Acquisition & Relocation
 - h. HOME New Construction
 - i. HOME Major Rehab
2. Preparation to re-designate Ten Year Map of City areas of Low Mod Income (Target Neighborhood).





Invite Willie Spears & Jan.
to discuss rehab apps
Create a coalition like CoC
to create a service
outreach system like
HMIS.
Service system.

D. NEW BUSINESS

1. 2020 Meeting schedule.
 - a. Rehab applications taken from April 6th through April 9th from 9:am to 3:pm at Convention Hall.
 - b. CAC meeting to review CAPER on June 4, 2020 @ 10:am.
 - c. Neighborhood Community Meeting on November 5, 2019 at 6:pm @ Bolton Community Center.
 - d. CAC meeting to review CAPER on June 6, 2019 @ 10:am.
 - e. CAC meeting to review AAP on January 7, 2021 @ 10:am.

E. ADJOURNMENT

5 Yr ConPlan Focus Group Public Hearing - Sign In Sheet

Print Name	Signature	Email	Contact Phone Numbers	Company
Toma Epps		toma.epps@ffbla.bank	318-730-0859	First Federal Bank
Dixie Long		dlong@shbnet.com	318-561-2227	Southern Heritage Bank
Dub McCann		dubmccain@sabinebank.com	318-443-3090	Sabine Bank
Matt Ritchie		mattritchie@ccim.net	318-449-8919	Ritchie Real Estate
Rod Noles		rnoles@noles-frye.com	318-445-8610	Noles Frye
Rhonda Reap		rrcuriel@coldwellbankreap.com	318-308-9921	Coldwell Banker / Reap Realty
Thaddyeus Dixon		myrealtor@thaddyeusdixon.com	318-955-0078	Noles Frye
Mike Bordelon		mike364117@aol.com	318-729-5874	Bordelon Properties
Bahia Nightengale		bnightengale@cenla.org	318-441-3408	CLEDA
Mitch Daniels		mitch.daniels@am.jll.com	318-619-2741	Alexandria Mall
Melissa Dickson		melissa.dickson@ffbla.com	318-561-1000	First Federal Bank
Dionne Roberts		droberts@tdainc.org	202-486-4781	TDA Consulting
Shirley Branham		shirley.branham@cityofalex.com	318-449-5070	City of Alexandria Com. Development

- 100,000 sf in Hall for conversion
senior rental (\$850 - \$1500 monthly income) max rent \$500
- what is LTC (li-tech)? Funding sources
- Matt is willing to apply for brownfield clean-up grant. Send info.
- high rent on low income is \$623
4 person income limit is \$46K
1 person is \$32K









Your Source
Legals
for the latest...

Legal Notices

4179677 TOWN OF BALL, LOUISIANA REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN MINUTES

Notice of meeting was posted on the doors of Town Hall at 11:00 a.m. on Friday, April 17, 2020.

PUBLIC NOTICE

PUBLIC GATHERINGS LIMITED
In accordance with JBE 2020-30, Section 2, prohibits a gathering of more than 9 persons (all gatherings of 10 or more) in a single space at any time through April 13, 2020, and has been extended to April 30, 2020. This prohibition applies to the Mayor and Council and essential staff. Therefore, public live attendance may be limited or prohibited.

WRITTEN CERTIFICATION:

The municipality would be unable to operate and conduct public meetings due to quorum requirements unless said public meeting is conducted pursuant to the authorization provided by Proclamation JBE 2020-30, Section 4, which specifically provides that a political subdivision SHALL provide for the attendance at essential government meetings via teleconference or video conference. Therefore, a Councilperson and/or essential staff, may participate in this meeting via teleconference or video conference is necessary.

OBSERVATION/PARTICIPATION:

In accordance with L.A. Const. Art. XII, Art. 3 and in conjunction with Proclamation JBE 2020-30, the public and the media shall be allowed to observe/attend this meeting via Town of Ball's Face Book Live.

This meeting shall be conducted in accordance with L.A.R.S. 42:14(D) regarding public comment rules and regulations, and the public media shall be allowed comment through the Town of Ball's Face Book Live or telephone 318-640-9605 at the beginning of the meeting.

Due to the above Public Notice a regular meeting of the Mayor and Board of Aldermen of the Town of Ball was held on Tuesday, April 21, 2020 at 7:00 p.m. via Facebook Live on the Town of Ball's Official Facebook Page. This meeting was originally scheduled for March 17, 2020, but was rescheduled to March 31, 2020, then again rescheduled to April 21, 2020. The following action was taken:

1. Mayor Gail Wilking called the meeting to order at 6:11 p.m.

2. Led by the Mayor, the Lord's Prayer was said by all.

3. The Pledge of Allegiance was said by all.

4. Roll call was as follows:
PRESENT: Alderwoman Genny Poteet
Alderwoman Suzanne Duncan-Furby
Alderman Charles Poteet
Alderman Kimberly Kriskche
Alderman Marc Mercer

5. The Mayor welcomed everyone to the meeting. The floor was opened for public comments for ten (10) minutes. Public comments were received via text during Facebook Live as well as by telephone. All comments were responded to.

6. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to accept the minutes of the February 18, 2020, meeting as published. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

7. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Poteet to introduce and accept for publication an ordinance amending the Ball, Louisiana Code of Ordinances Section 70-27, 70-29, 70-31, 70-33, 70-34, and 70-35 to increase refuse, garbage and incinerator rates based on the rate study committee and input from citizens during public hearings. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

8. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

Legal Notices

an Williams-Smith, seconded by Alderwoman Duncan-Furby to introduce and accept for publication an ordinance amending the Ball, Louisiana Code of Ordinances Section 70-27, 70-29, 70-31, 70-33, 70-34, and 70-35 to increase refuse, garbage and incinerator rates based on the rate study committee and input from citizens during public hearings. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

9. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

10. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

11. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

12. A report was heard from the Police Chief.

13. No report was heard from Neighborhood Watch.

14. There being no further business to come before the Council, a motion was made by Alderwoman Duncan-Furby and seconded by Alderwoman Williams-Smith to adjourn the meeting. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

Legal Notices

be notified of our position on this matter. On vote, 3-0 the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

10. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

11. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

12. A report was heard from the Police Chief.

13. No report was heard from Neighborhood Watch.

14. There being no further business to come before the Council, a motion was made by Alderwoman Duncan-Furby and seconded by Alderwoman Williams-Smith to adjourn the meeting. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

15. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

16. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

17. A motion was made by Alderwoman Duncan-Furby, seconded by Alderwoman Williams-Smith, to approve a resolution to remove the authority of local governments to administer and collect local sales and use taxes. On vote, 3-0, the motion carried. Roll call was as follows:
Yea Alderwomen Poteet, Duncan-Furby, Williams-Smith
Abstain None
Absent Alderpersons Kriskche, Mercer

Legal Notices

Constitution of the following States, the following propositions, to-wit:

PROPOSITION NO. 1 OF 2 (BOND)

Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

PROPOSITION NO. 2 OF 2 (MILLAGE)

Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

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Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

Shall Ward 9 Recreation District, Rapides Parish, Louisiana, on the 8th day of January, 2020, ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

Legal Notices

THUS DONE AND SIGNED at Pineville, Louisiana, on this, the 8th day of January, 2020.

ATTEST: /s/ Charlie Moore Chairman /s/ Pam Burlew Secretary (5/8, 15/22/29)

ADVERTISMENT OR INVITATION TO BID

CITY OF ALEXANDRIA, LOUISIANA

ADVERTISMENT OR INVITATION TO BID

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ADVERTISMENT OR INVITATION TO BID

Legal Notices

4179876 LEGAL NOTICE

RAPIDES PARISH BEEN A W A R D E D FEDERAL FUNDS UNDER THE E M E R G E N C Y AND S H E L T E R NATIONAL BOARD PROGRAM.

Rapides Parish has been chosen to receive \$58,492 to supplement emergency food and shelter programs in the area.

The selection was made by the National Board that is chaired by the Federal Emergency Management Agency and consists of representatives from the Salvation Army; American Red Cross; United Jewish Communities; Catholic Charities USA; National Council of the Churches of Christ in the U.S.A. and United Way World Wide which is the administrative staff and function as fiscal agent. The Board was charged with distributing funds appropriated by Congress to help expand the capacity of food and shelter programs in high-need country.

This money is distributed through the United Way of Central Louisiana to the Department of Homeland Security. A Local Board will determine how the funds are to be distributed among the emergency food and shelter programs run by various organizations in this area. The Local Board is responsible for recommending agencies to receive funds and any additional funds available under this phase of the program.

Under the terms of the grant from the National Board, local governmental or private voluntary organizations which receive funds must: 1) be nonprofit, 2) have an accounting system, 3) practice nondiscrimination, 4) have demonstrated the capability to deliver emergency food and/or shelter programs, and 5) if they are a private voluntary organization, they must have a voluntary board. Qualifying organizations interested in applying for Emergency Food and Shelter Programs funds must contact Sharon Greiner at (504) 382-2212.

Copies of the bidding documents shall be obtained from the office of Pan American Engineers, LLC upon receipt of \$150.00 for each set of documents, or from the electronic bidding option as noted in the advertisement. The deposit on the first set of documents furnished to bidders will be fully refunded upon return of the documents, in good condition, no later than ten (10) days after receipt of bids.

Pursuant to L.A.R.S. 38:2212.1.B.(4)(a), vendors are invited to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com. For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

The OWNER reserves the right to reject any or all bids for any cause. Such actions will be in accordance with applicable provisions of L.A.R.S. 38:2214.

In accordance with L.A.R.S. 38:2212.B.(1), the provisions and requirements stated in the Bidding Documents shall not be considered as informalities and shall not be waived.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish annually Performance and Payment Bonds, each in the amount totaling \$300,000 (being the estimated value of all Task Orders issued during a twelve (12) month contract term) written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

CITY OF ALEXANDRIA, LOUISIANA

ADVERTISMENT OR INVITATION TO BID

Legal Notices

Alexandria, LA 71309-0071

Address for Courier or Overnight Delivery: Rapides Parish, Louisiana, on this, the 8th day of January, 2020.

Address for Electronic Bid Submission: www.centralbidding.com

Phone: 225-810-4814

Town Talk 5/1, 5/8, 5/15/2020

4173537 INVITATION TO BID

Sealed Bids will be received in the purchasing Department of the Rapides Parish School Board, in the Rapides Parish School Board Office Building, 619 Sixth Street, Alexandria, Louisiana until 11:00 am, May 27, 2020 for

Purchase of Large Cateria Equipment (BID NO 20-52)

After stamping to acknowledge timely receipt, the bids will be publicly opened and read by the Executive Committee and/or staff of the Rapides Parish School Board. Sole responsibility for proper delivery of bid is that of the bidder. Any offer received after closing time, Monday, May 27, 2020 at 11:00 am, will be returned unopened.

To obtain specifications and bid forms, please contact the RPSB Purchasing Department by emailing your request to purchasing@rpsb.us or sending your written request to P. O. Box 7117, Alexandria, Louisiana 71301.

Awards will not be made on the date of the bid opening, but will be awarded by the School Board at a later meeting.

Subject to the provisions of R.S. 38:2211 et. Seq. the Rapides Parish School Board reserves the right to reject any and all bids for just cause.

Bids may be submitted electronically at www.centralbidding.com or in sealed envelopes that should be clearly marked "Purchase of Large Cateria Equipment (BID No. 20-52)" and delivered to:

Purchasing Department, Rapides Parish School Board, 619 Sixth Street, Alexandria, Louisiana 71301

By /s/ Ms. Elizabeth A. Domite, CPA, CGMA, CLSBA, CGFO, Elizabeth A. Domite, Chief Financial Officer, RAPIDES PARISH SCHOOL BOARD (05) 8, 15

4180012 NOTICE OF DISSOLUTION: Please be advised that the Board of Directors of CENLA CHEMICAL DEPENDENCY COUNCIL, INC. has resolved to dissolve the said CENLA CHEMICAL DEPENDENCY COUNCIL, INC. on or before June 30, 2020. By some resolution, the company appointed as its Liquidator, Linda J. Griguch, whose mailing address is 1800 Community Drive, Clinton, MO 64735. It is not believed that there exists any debt owed or payments due, but pursuant to this notice is being given to ensure the proper voluntary dissolution of said company. Should any debts be owed to or claims exist against CENLA CHEMICAL DEPENDENCY COUNCIL, INC., they should be presented as follows:

1. All claims against the assets of the CENLA CHEMICAL DEPENDENCY COUNCIL, INC. must be made in writing and include the claim amount, basis and origination date.

2. The deadline for submitting claims is May 31, 2020. Any claims that are not received by the company prior to the date set forth above will not be recognized.

3. Debtors are requested to pay all outstanding obligations no later than FIFTEEN (15) days from the date of this notice.

Legal Notices

COUNCIL, INC., through its Liquidator, Linda Griguch, at 1800 Community Drive, Clinton, MO 64735. (5)8

4179338 Public Notice: Notice is hereby given, pursuant to Article IV, Section 21(D)(1) of the Louisiana Constitution, that Cleco Power LLC ("Cleco Power") filed with the Louisiana Public Service Commission ("LPSC") First Revised Tariff No. 3, Unmetered and Outdoor Lighting Service ("OLS"), effective as of March 1, 2020, to add Energy Efficiency Public Incentive ("EPI") installed lights and corresponding rates, as follows:

(a) Net Base Charge(s), excluding fuel per unit, are determined as follows: Customer Owned EEPE Installed Lights: SLA 40 \$1.10 KWH SLB 160 \$4.05 KWH SLB 320 \$4.05 KWH 109 KWH \$4.05 LED VERSA PT-65 23 KWH \$4.05

The proposed Net Base Charge(s) (plus other fees and charges) included in the OLS Tariff will be applied monthly in Rapides Parish as approved by Cleco Power.

For questions please call the LPSC toll free at (800) 239-7237. Additionally, the Company's filing may be viewed in the Records Division of the LPSC at the following address: Record Division, 602 North 5th Street, 12th Floor, Baton Rouge, Louisiana 70802. Telephone: (225) 342-3157. Cleco Power LLC (05) 8

Celco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to build a 261-foot Self-Support Lattice Communications Tower (Ref. EBI #612000802). Anticipated lighting application is a medium intensity dual red/white strobes. The Site location is 7610 Hwy 112, Himeson, Rapides Parish, Louisiana 71438 (31 08 38.29 N / 92 45 17.39 W). The Federal Communications Commission (FCC) Antenna Structure Registration (ASR, Form 854) filing number is A136958. ENVIRONMENTAL EFFECTS - Interested persons may review the application (www.fcc.gov/asr/environmentalrequest) and online filings are strongly encouraged. The mailing address to file a paper copy is: FCC Requests for Environmental Review, Attention: Request for Review (www.fcc.gov/asr/environmentalrequest) and online filings are strongly encouraged. The deposit upon return of the documents, in good condition, no later than ten (10) days after receipt of bids. On other sets of documents furnished to bidders, the deposit is the actual cost of reproduction will be refunded upon return of the documents, in good condition, no later than ten (10) days after receipt of bids.

The OWNER reserves the right to reject any or all bids for just cause. Such actions will be in accordance with Title 38 of the Louisiana Revised Statute (L.R.S.).

In accordance with L.A.R.S. 38:2212.B.(1), the provisions and requirements stated in the Bidding Documents shall not be considered as informalities and shall not be waived.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Bids and Proposals

4176874 ADVERTISEMENT OR INVITATION TO BID

TOWN OF CHENEYVILLE

2020 STREET IMPROVEMENTS

Separate sealed bids for the TOWN OF CHENEYVILLE IMPROVEMENTS, will be received by the Town of Cheneyville at Pan American Engineers, LLC, 1717 Jackson Street, Alexandria, LA 71301 on Thursday, June 4, 2020 and then at said office publicly opened and read aloud. Any bid received after the specified time and date will not be considered.

In an effort to maintain social distancing in response to the COVID-19 epidemic, the bid opening will be available via teleconference. Bidders wishing to attend the bid opening via teleconference shall dial 1-888-585-9008 and when prompted enter conference room number 547-629-108.

The Instructions to Bidders, Bid Form, Agreement Between Owner and Contractor, Forms of Bid and Payment Bonds, Drawings and Specifications, and other Contract Documents may be examined at the following location:

PAN AMERICAN ENGINEERS, LLC (Design Professional) 1717 JACKSON STREET (P. O. BOX 8599, 71306) ALEXANDRIA, LOUISIANA 71301 (318) 473-2100

The work to be performed under this Contract includes, but is not limited to: asphalt patching, asphalt overlay, and roadway reconstruction improvements on the following streets within the Town of Cheneyville's Corporate Limits: Avenue A, Avenue C, Avenue F, Boef, Burlington, Curtis, Greenwood Avenue, Jefferson Street, Wadsworth Street, and Wilhelmina Street

Copies of the bidding documents shall be obtained at the office of the American engineers, LLC upon deposit of \$150.00 of each set of documents. The deposit on the first set of documents furnished to bonafide prime bidders will be fully refunded upon return of the documents, in good condition, no later than ten (10) days after receipt of bids. On other sets of documents furnished to bidders, the deposit is the actual cost of reproduction will be refunded upon return of the documents, in good condition, no later than ten (10) days after receipt of bids.

The OWNER reserves the right to reject any or all bids for just cause. Such actions will be in accordance with Title 38 of the Louisiana Revised Statute (L.R.S.).

In accordance with L.A.R.S. 38:2212.B.(1), the provisions and requirements stated in the Bidding Documents shall not be considered as informalities and shall not be waived.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Each Bidder must deposit with the bid, security in the amount of \$15,000, as described in the Instructions to Bidders. Bid bonds shall be written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

The successful Bidder shall be required to furnish a Performance Bond and, in an amount equal to 100% of the Contract amount, written by a surety or insurance company meeting the requirements noted in L.A.R.S. 38:2218.

Bids and Proposals

Stay Home mandate, a Public Hearing will be held on Thursday, June 11, 2020, at 4:00 pm as a virtual meeting on a live stream feed to the City's Facebook page. Any questions or comments received during the comment period will be read aloud during the live feed virtual meeting.

Title I of the National Affordable Housing Act requires that for eligibility of certain HUD programs, state and local governments must have an approved Five (5) Year Consolidated Strategy and Plan. The Five (5) Year Consolidated Plan is designed to assess the affordable housing, community needs and market conditions to serve as the framework for the community-wide plan to identify priorities that align and focus funding from May 1, 2020 through April 30, 2024.

Each year, an Action Plan is developed from the goals and strategies stated in the Five (5) Year Consolidated Plan. The 2020-2021 Annual Action Plan provides information concerning the goals and strategies that the City reasonably expects to be available from Community Development Block Grant (CDBG), HOME Investment Partnership and CARES Act program funds for the upcoming federal fiscal year. The Annual Action Plan further describes the specific activities that will be funded in the program year to achieve the goals. All proposed uses are consistent with the HUD's regulations.

Interested persons can download the proposed FY2020-20

Bids and Proposals

proposed substantial amendments to the Citizen Participation Plan from the City's website: www.cityofalexandria.com, under the heading "Services" / "Community Development" / "Citizen Participation Plan". A copy may also be provided by calling our office during normal business hours to arrange to pick up a copy through the building's drive-thru window access during the Stay Home mandate. All comments will be given careful consideration prior to any further action on the part of the City towards plan implementation. Comments received after 4:30 pm on May 20, 2020 will not be considered.

Persons who wish to comment on the Citizen Participation Plan, but cannot attend the public hearing, may join our live stream virtual meeting and/or can do so by submitting written comments to our office via postal mail or email. You may also contact the Community Development Office at 318-449-5072; visit at 625 Murray Street, Third Floor; postal mail to 625 Murray Street, Suite 7, Alexandria, LA 71301; or email to cda@cityofalex.com. (05) 8, 18

4179419
ADVERTISEMENT

INVITATION TO BID

Sealed bids will be received in the Purchasing Department of the Rapides Parish School Board Office Building, 619 Sixth Street, Alexandria, Louisiana 71301 until 11:00 A.M., Wednesday, May 27, 2020 for:

PURCHASE and TURNKEY INSTALLATION OF PLAYGROUND EQUIPMENT at NORTHWOOD HIGH (BID NO. 20-53)

After stamping to acknowledge timely receipt, the bids will be publicly opened and read by the Executive Committee and/or staff of the Rapides Parish School Board. Sole responsibility for proper delivery of bid is that of the bidder. Any offer received after closing time (11:00 A.M., Wednesday, May 27, 2020) will be returned unopened.

To obtain specifications and bid forms, please contact the RPSB Purchasing Department by emailing your request to purchasing@rpsb.us or sending your written request to P. O. Box 7117, Alexandria, Louisiana 71306 or 619 Sixth Street,

Bids and Proposals

Alexandria, LA 71301. Specifications and bid forms are also available at www.centralbidding.com; fees may be associated with the use of this site.

All bids must be accompanied by an original bid security equal to five (5%) of the total amount bid and must be in the form of a Certified Check, Cashier's Check or Bid Bond written by a company licensed to do business in the State of Louisiana.

Awards will not be made on the date of the bid opening, but will be awarded by the School Board at a later meeting.

Subject to the provisions of R.S. 38:2211, et seq., the Rapides Parish School Board reserves the right to reject any or all bids for just cause. Each bidder, shall submit with his proposal satisfactory evidence that he has complied with the requirements of the LA Contractor's Licensing Law, Louisiana R.S. 37:2150, et seq., and fully qualified to enter into contract with the Rapides Parish School Board.

Bid envelopes shall be marked "Purchase and Turnkey Installation of Playground Equipment at Northwood High Bid No. 20-53" and delivered to:

Purchasing Department
Rapides Parish School Board
619 Sixth Street
Alexandria, Louisiana 71301

By /s/ Ms. Elizabeth A. Domite, CPA, CGMA, CLSBA, CGFO

/s/ Ms. Elizabeth A. Domite, CFO
RAPIDES PARISH SCHOOL BOARD

Publication Dates:
May 08, 2020
May 15, 2020

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Citizen Advisory Committee - Volunteer Member Participation 2020-2022

Current Member Name	Contact Phone Numbers	Mailing Address	Member Representative Area	Attendance for 6/11/20 ZOOM meeting
Sandra Augustine sandigayle80@yahoo.com	442-4518	1522 Levin Street Alexandria, LA 71301	North Alexandria A-B	YES
Jannease Seastrunk, VP Community Relations jseastrunk@RedRiverBank.net	561-5814	Red River Bank 1412 Centre Court Alexandria, LA 71303	Business District C	YES
Willard McCall willardb.mccall@gmail.com	290-8237	333 Avoyelles Drive Alexandria, LA 71302	Lower Third D	YES
Edna Pellerin ednapellerin@yahoo.com	613-8959	1534 Fenner Street Alexandria, LA 71301	South Alexandria E	YES
Amy Cheney candicecheney@yahoo.com	442-6322	3708 Vermont Street Alexandria, LA 71302	Samtown / Woodside F	NO
Richard Crise, Executive Director richard.crise@scouting.org	547-2966	Boy Scouts of Louisiana 1101 4th Street, Suite 201 Alexandria, LA 71301	Youth Rep	YES
Joyce Thompson, Executive Director joycethompson@cenlaaging.org	484-2260	Cenla Area Agency on Aging PO Box 13027 Alexandria, LA 71315	Elderly / Handicap Rep	YES
Devon Sanders, Case Manager devon@class.life	442-1010	CLASS 1785 Jackson Street Alexandria, LA 71301	AIDS / HIV Rep	NO
Martha Powell, Executive Director martha.powell@theextramilecenla.org	321-1798	Extra Mile, Region VI 2201 Melrose Street Pineville, LA 71360	Mentally Disabled Rep	YES
Jospeh Buzzetta, Executive Director josephb@cenlahomeless.org	443-0500	Central LA Homeless Coalition 1515 Jackson Street Alexandria, LA 71301	Homeless Rep	YES
CmDv Staff Attendants:				
Shirley Branham	449-5070	Administrator	COA CmDv	YES
Keith Gremillion	449-5069	Inspector	COA CmDv	
Krystal Wimbley	449-5074	Rehab Program Manager	COA CmDv	
Kenna Lavalais	449-5071	Demolition Program Manager	COA CmDv	
Yvette Botts	449-5073	Secretary	COA CmDv	
Linda Ogle	449-5072	Clerical Specialist	COA CmDv	

City of Alexandria - Citizen Advisory Committee Meeting Agenda
ZOOM Conference Call (due to COVID)
Wednesday June 11, 2020 – 10:00 AM

A. INTRODUCTIONS

1. Opening Prayer
2. Appreciate member participation & renewals!
3. Purpose of the meeting – to review the 2019-2020 PROPOSED CAPER
4. Acknowledge staff's hard work!

B. ACTION ITEMS

1. Review 2019-2020 CAPER.
 - a. 15 day public comment period ends today at 4:pm.
 - b. Original Entitlement funding: CDBG=\$422,519 + HOME=\$213,841.
2. Review 2019-2020 accomplishments.
 - a. CDBG Minor Rehab – Krystal processed 139 applications and awarded 47.
 - b. HOME Major Rehab – Krystal awarded 5.
 - c. CDBG Code Enforcement – Kenna processed 209 complaints.
 - d. CDBG Demolition – Kenna processed 10 demolition with CDBG funds & 18 with City general funds.

C. NEW BUSINESS

1. Events coming in 2020-2021.
 - a. Five Year Con Plan is out for public comment until 6/15/2020.
 - b. New blight / revitalization map has been completed.
 - c. CARES ACT funding for \$248,812 to be used for Emergency Utility Assistance in October through CCAC.
2. Discuss 2019 Neighborhood Meeting's input for preparation of Annual Plan.
 - e. Each Neighborhood Survey summary review.
 - f. Cumulative survey results for priority of programs.
3. Review proposed 2020-2021 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 Minor Rehab
 - d. CDBG Rehab Program Delivery
 - e. CDBG Home Buyer Assistance – Buydown & Closing Cost
 - f. CDBG Credit Counseling
 - g. HOME Acquisition
 - h. HOME Substantial Renovation
 - i. HOME New Construction
 - j. CDBG-CV Emergency Utility Assistance
4. Review pre-2020 funds to be re-allocated to next fiscal year budgets – estimated at \$360,745.
5. 2020 Meeting schedule.
 - a. Neighborhood Community Meeting on November 5, 2020 at 6:pm.
 - b. Rehab applications will be taken from April 5th through April 8th, 2020 from 9:am to 3:pm.
 - c. CAC meeting to review AAP on January 7, 2021 @ 10:am.
 - d. CAC meeting to review CAPER on June 10, 2021 @ 10:am.
 - e. CAC meeting to review AAP on January 6, 2022 @ 10:am.

D. ADJOURNMENT


Post Details


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Post Preview


Actions



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17 hrs · 



09:33



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People Reached


179
Engagements


Boost Post


 9

1 Comment 1 Share 447 Views

 Like

 Comment

 Share



Performance for Your Post





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892

People Reached

12

Reactions, Comments & Shares

8	0	2
 Like	 Wow	 Love
0	0	0
 Haha	 Sad	 Angry
1	1	
Comments	Shares	

232

Post Clicks

0	0	183
Photo Views	Link Clicks	Other Clicks

Negative Feedback

2	0	0
Hide Post	Hide All Posts	Report as Spam
0		
Unlike Page		

Video Details



City of Alexandria, Louisiana - Government...

5:34 · Was Live: 05/20/2020 · Owned · Appears Once · Copy Video ID

Total Video Performance

Showing All ☐

	Peak Live Viewers	30	>
	Minutes Viewed	240	>
	1-Minute Video Views	77	>
	10-Second Video Views	213	>
	3-Second Video Views	438	>
	Average Video Watch Time	0:15	>
	Audience Retention		>
	Audience and Engagement		>

This video is used in 1 post

Posts	Posted Date	Estimated Reach	3s Video Views	10s Video Views	Unique 3s Video Views	Post Engagement	Average Video Watch Time
City of Alexandria, Louisiana - ...	● 05/20/2020 4:00 PM	881	438 100%	212 99%	438	4	0:15 / 5:34

Total 3-second video views on Facebook: 438

DRAFT – REVISED VERSION #2

Citizen Participation Plan (CPP)

- Clarified that CmDv will make accommodations to ensure access and communications to Limited English Speaking Persons (LEP).
- Updated CmDv's mailing address to 625 Murray Street, Suite 7, Alexandria, LA 71301.
- Clarified the structure, purpose, notification method and frequency of meetings with the Citizen's Advisory Committee.
- Provided language applicable to all public comment periods and/or public hearings that HUD may issue waivers to allow a shorter time period under special conditions, like COVID-19. This would be in the event HUD provides opportunity for waiver of the requirements within this plan during a federally-declared disaster or upon any other unforeseen circumstance, the City will follow applicable amended procedures for public notice, public review and comment, and citizen participation to enable the City to redirect resources to the most immediate community needs.
 - This includes clarification that public hearings may be held via livestream on the internet for broader outreach and as authorized by HUD waivers and conditions during social distancing restrictions.
- Clarified that public notice will be provided via Town Talk advertisement a minimum of seven (7) calendar days prior to a public hearing.
- Clarified that HUD requires a minimum of two (2) public hearings annually for the planning process of the Annual Action Plan. CmDv typically holds at least four (4) public hearings to collect input.
- Clarified that public comment periods for amendments to the Citizen Participation Plan will typically be held for fifteen (15) calendar days, even though this is not specified in HUD regulations. In this case, the wavier authorizing a minimum five (5) day comment period was utilized.
- Clarified that CmDv will make reasonable efforts to outreach notices via the local newspaper, email, City website postings, City social media postings, local churches, neighborhood groups and Citizen Advisory Committee representatives.
- Clarified that all HUD related plans are available for free review or download from the City's website at www.cityofalexandrialala.com/community-development.
 - Citizen Participation Plan;
 - Five Year Consolidated Plan and Annual Action Plan;
 - Analysis of Impediments to Fair Housing Choice; and
 - CAPER performance report.

Video Details



City of Alexandria, Louisiana - Government...

17:36 - Was Live: 06/11/2020 - Owned - Appears Once - View Permalink - Copy Video ID

Total Video Performance

Showing All

	Peak Live Viewers	20	>
	Minutes Viewed	259	>
	1-Minute Video Views	42	>
	10-Second Video Views	173	>
	3-Second Video Views	385	>
	Average Video Watch Time	0:20	>
	Audience Retention		>
	Audience and Engagement		>

This video is used in 1 post

Posts	Posted Date	Estimated Reach	3s Video Views	10s Video Views	Unique 3s Video Views	Post Engagement	Average Video Watch Time
City of Alexandria, Louisiana - ...	● 06/11/2020 4:01 PM	724	385 100%	173 100%	369	5	0:20 / 17:36

Total 3-second video views on Facebook: 385



City of Alexandria, Louisiana - Government was live.



Published by Jim Smilie [?] · June 11 at 3:57 PM · 🌐



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Start

724

People Reached

203

Engagements

Boost Post



4

1 Comment 385 Views

Like

Comment

Share



Most Relevant ▾



Comment as City of Alexandria, Louisiana - Gove...



James Crain · 1:27 Email list, social media, television and public access television station and y'all think that the Town Talk is the best way to get information out?

Like · Reply · 4d

CAPER DRAFT #1

- Draft has been published and advertised in the Town Talk for 15 day public comment from May 27th through June 11th. Comment period will end with the close of this meeting.
- Purpose of this meeting is to collect any comments to be considered prior to adoption and submittal to HUD.
 - Final will be presented on June 23, 2020 for introduction and July 7, 2020 for adoption
- All HUD related plans are available for free review or download from the City's website at www.cityofalexandria.com/community-development.
- PY2019-2020 HUD Entitlement totals:
 - CDBG = \$422,519 + \$356,567 reallocated from PY2018
 - HOME = \$213,841 + \$322,346 reallocated from PY2018

- Accomplishments:

Program	Spent	Performance
HOME Major Rehab	\$154,829	5 homeowner occupied houses
CDBG Minor Rehab	\$261,578	47 homeowner occupied houses
CDBG Code Enforcement	\$42,037	209 abandoned structures
CDBG & City Demolition	\$292,503	28 abandoned structures (10 + 18)
Owner Demo's	-	4 structures
Owner Rehab	-	2 structures
Public Facilities	\$84,996	5 Community Centers

- Upcoming in 2020-2024:
 - 2019 Neighborhood survey input results for top 5 priorities:
Demo, Minor Rehab, Code Enforcement, Major Rehab and Homebuyer Assistance
- Remaining budgets from PY2019-2020 to re-allocate to PY2020-2021 Activities:
 - CDBG = \$70,179
 - HOME = \$360,745
- 2020 Schedule
 - Neighborhood Community Meeting = November 5, 2020 at 6:pm at Bolton Avenue Community Center
 - Accepting Rehab Applications = April 5th through 8th from 9:am to 3:pm

Five Year Consolidated Plan DRAFT #1

- Draft has been published and advertised in the Town Talk for 30 day public comment from May 15th through June 15th.
- Purpose of this meeting is to collect any comments to be considered prior to adoption and submittal to HUD.
 - Comment period will end on June 15th at 4:00pm.
 - Final will be presented on June 23, 2020 for introduction and July 7, 2020 for adoption
- All HUD related plans are available for free review or download from the City's website at www.cityofalexandria.com/community-development.
- Goals to preserve & develop our community over the next five years:
 - Provide Owner Occupied Housing Rehab = \$625,000
 - Increase Affordable Housing Opportunities = \$2,434,379
 - Address Slum & Blight = \$724,703
 - Provide Emergency Assistance = \$248,812
 - Researching out for other leveraging and funding sources to make a greater impact
 - Goals were determined through neighborhood outreach surveys, non-profit and focus groups input and data analysis

- Activities

CDBG	CDBG-CV Phase 1	HOME
Minor Rehab (roof only)	Emergency Utility Assistance	Acquisition
Code Enforcement	(through Cenla Community Action	Substantial Renovation
Demolition	Committee) 318-314-3480	New Construction
Home Buyer Assistance		
Credit Counseling		

- PY2020-2021 HUD Entitlement totals for Annual Action Plan:
 - CDBG = \$422,981 + \$70,179 reallocated from PY2019
 - HOME = \$255,651 + \$360,745 reallocated from PY2019
 - CDBG-CV = \$248,812
- Revitalization Map Delineation
 - HUD requires the boundary of low to moderate income census tracts to be defined every 10 years.
 - Must invest 70% of CDBG fund into low moderate families / individuals
 - State Statute 33:4625 for Parish Redevelopment Law to take certain actions and implement strategies, which requires a revitalization plan
 - Compares demographics, income, employment, housing, transportation, infrastructure, community lending, land use, zoning profile, neighborhood conditions, neighborhood classification and declaration of need
 - Strategies for redevelopment from the 2009 J-Quad Study:
 - Land Bank
 - Affordable Housing
 - Ownership Options



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

PY2020-2021 Comments Received for HUD Plans Public Comment Periods

Plan:	Five Year Consolidated Plan PY2020-2024 & PY2020-2021 Annual Action Plan
Comment Period:	May 15, 2020 through June 15, 2020 at 4:30 pm
Advertisement Posted:	May 8, 2020 and June 10, 2020
Public Hearing:	June 11, 2020 at 4:00 pm
Comments Received:	Source of outreach to other social media methods. James Crain
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	Ten Year Revitalization Map PY2020-2029 (included in 5YCP)
Comment Period:	May 15, 2020 through June 15, 2020 at 4:30 pm
Advertisement Posted:	May 8, 2020 and June 10, 2020
Public Hearing:	June 11, 2020 at 4:00 pm
Comments Received:	None
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	CARES Act Phase I – Emergency Utility Assistance (included in 5YCP)
Comment Period:	Not required
Advertisement Posted:	Not required
Public Hearing:	July 7, 2020 at 5:00 pm
Comments Received:	None
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	Citizen Participation Plan
Comment Period:	May 15, 2020 through May 20, 2020 at 4:00 pm
Advertisement Posted:	May 8, 2020 and May 18, 2020
Public Hearing:	May 20, 2020 at 4:pm
Comments Received:	None
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	CAPER PY2019-2020
Comment Period:	May 27, 2020 through June 11, 2020 at 4:30 pm
Advertisement Posted:	May 27, 2020 and June 3, 2020
Public Hearing:	June 11, 2020 at 4:00 pm
Comments Received:	None
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	Analysis of Impediments to Fair Housing Choice
Comment Period:	Not required
Advertisement Posted:	Not required
Public Hearing:	July 7, 2020 at 5:00 pm
Comments Received:	None
City Council Adoption:	July 7, 2020 – Resolution #

Plan:	CARES Act Phase I – Emergency Utility Assistance
Comment Period:	Not required
Advertisement Posted:	Not required
Public Hearing:	July 7, 2020 at 5:00 pm
Comments Received:	Appreciative that we were doing a credit screening on each applicant! Jannease Seastrunk of Red River Bank
City Council Adoption:	July 7, 2020 – Resolution #
Plan:	
Comment Period:	
Advertisement Posted:	
Public Hearing:	
Comments Received:	
City Council Adoption:	
Plan:	
Comment Period:	
Advertisement Posted:	
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Comments Received:	
City Council Adoption:	

Citizen Participation Plan



Community Development Department

Citizen Participation Plan (CPP)

FINAL

Prepared for Submission to the U.S. Dept. of HUD

By the City of Alexandria

Community Development Department

Jeffrey W. Hall, Mayor

Shirley Branham, Administrator

625 Murray Street, Suite 7, Alexandria, LA 71301-8022

Adopted Ordinance #60-2020

June 23, 2020

Habla Español? Para la versión en Español, llamar el (318) 449-5072 o visitor

www.cityofalexandrialala.com _or_ cda@cityofalex.com.

For alternate forms of this document for persons with disabilities, please contact (318) 449-5072.

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Introduction

Each year, the City of Alexandria receives funding allocations from the U.S. Department of Housing and Urban Development (HUD). These include the Community Development Block Grant (CDBG), the HOME Investment Partnerships Grant (HOME) and in 2020, the CDBG CARES Act (CDBG-CV). As a condition of receiving these allocations, the City must satisfy annual planning and reporting requirements outlined in the federal regulations at 24 CFR Part 91. This Citizen Participation Plan outlines the City's policies and procedures for obtaining public input in the planning and decision-making processes associated with these HUD grants. These citizen participation policies and procedures shall also be followed for the City's Analysis of Impediments to Fair Housing Choice (AI) and any application for additional funding through the HUD Section 108 Loan Guarantee Program.

It should be noted that the federal programs covered by this guidance are designed to primarily benefit "low and moderate-income" persons, who are defined as those earning less than 80% of the area median income. Given this, these policies and procedures will focus on gathering input and feedback from this demographic and other populations specifically identified by HUD, including minorities, non-English speaking persons, and persons with disabilities.

In regard to non-English speaking persons, the City has conducted a Four-Factor Analysis to identify Limited English Speaking Persons (LEP). HUD Entitlement Grant recipients are required to take reasonable steps to ensure meaningful access to LEP persons. According to the 2013-2017 American Community Survey 5-Year Estimates prepared by the U.S. Census, less than 2% of households within the City are considered to be Limited English Speaking households. Among Limited English Speaking Households, the languages spoken are divided amongst Spanish (57 households), other Indo-European languages (57 households), Asian and Pacific Island languages (80 households), and other languages (85 households). Based on this analysis, the City will not provide outreach materials in languages other than English, but will provide translation services upon request during public hearings.

Section I: Annual Schedule of Outreach for Planning and Reporting

The schedule of citizen outreach and opportunities for participation is included below. Details about each outreach component, like public hearings and public notice, are included below.

Month	Outreach and Consultation Efforts
January	Citizen Advisory Committee meeting on Annual Action Plan
February	Begin 30 calendar day Public Comment Period for proposed Five Year Consolidated Plan and/or Annual Action Plan Hold Public Hearing on proposed Five Year Consolidated Plan and/or Annual Action Plan
March	15 th : Deadline for submission of Annual Action Plan to HUD
April	30 th : End of City's Program Year Public Hearing at City Council to adopt Five Year Consolidated Plan and/or Annual Action Plan
May	1 st : Start of City's Program Year Citizen Advisory Committee meeting on CAPER – previous year's performance results
June	Begin 15 calendar day Public Comment Period for CAPER

City of Alexandria Citizen Participation Plan (CPP) - FINAL

	Hold Public Hearing on proposed CAPER
July	Public Hearing at City Council to adopt CAPER 30 th : Deadline for submission of Annual Report to HUD
August	Notice of Funding Availability
September	Execute grant award contracts and return to HUD
October	Public Notice of citizen participation Opportunities
November	Consultations with local partners Community Meetings in Target Neighborhoods for input on upcoming Annual Action Plan
December	Compile survey results from Neighborhood meetings

Section 2: Planning Processes

Every five years, the City is required to draft a Consolidated Plan. The Consolidated Plan includes an assessment of community needs related to community development, homelessness, and affordable housing. The Five Year Consolidated Plan also sets forth a number of strategies that the City will follow to address those needs deemed to be high priorities. Each year, the City is required to create an Annual Action Plan that budgets available resources to projects that will meet the goals set forth in the Five Year Consolidated Plan.

The City is also responsible for preparing an Analysis of Impediments to Fair Housing Choice (AI). The AI is prepared simultaneously with the Consolidated Plan. The AI is a separate document that includes an analysis of fair housing data, issues and contributing factors, and an identification of fair housing priorities and goals to increase fair housing choice. Fair housing choice means that individuals and families have the information, opportunity, and options to live where they choose without unlawful discrimination and other barriers.

These documents will guide the City's actions and use of federal resources for a five year period. It is important for the City to receive quality citizen input on both the Consolidated Plan and the AI. In regard to the Consolidated Plan, citizen input is helpful on the needs assessment and the strategic plan. Outreach itself can help increase the level of fair housing choice within the City. Citizen input can help identify sources of discrimination. It is especially important to receive input from members of the protected classes under the Fair Housing Act, including race, color, religion, sex, familial status, national origin, sexual orientation, gender identity or disability.

All aspects of citizen's participation will be conducted in an open manner, with freedom of access for all interested person and at handicapped accessible locations. The City will take the following actions to encourage citizen input in the planning process:

- Notice of Resources and Expected Activities

The City will publicize the amount of assistance the City expects to receive, including any program income expected to be generated, unspent money to be re-allocated from a previous year, and the type of activities it plans to undertake. The City will also estimate the amount of funds that will benefit persons of low- and moderate-income.

- Targeted Outreach

The City will provide a schedule of the planning process, including key dates such as public hearings, publication of the proposed plan, and comment periods, via email correspondence and City website postings, to the following groups:

- Interested Parties List
- Public Housing
- Alexandria Citizen Advisory Committee
- Continuum of Care

The City will sponsor a Citizen's Advisory Committee to hold meetings on the use and evaluation of CDBG and HOME funds, and any additional funding resources granted from HUD. Additionally, the City may send written requests via email to local non-profits, businesses and government agencies working in the fields of community development, affordable housing, and homelessness to identify ways to improve coordination and if needs have changed since the last needs assessment. The City may elect to schedule additional meetings or hold focus groups based on request. The purpose of these meetings will be to obtain citizens views on the use of CDBG, HOME and any other HUD funding resources. The meetings will be held at times and locations convenient to potential and actual beneficiaries, and with accommodation for persons with disabilities.

- Targeted Areas

The City may identify geographic areas where the majority of Community Development funds will be targeted. In order to solicit information from residents in these areas, the City will include the geographic areas as part of its Consolidated Plan draft.

- Technical Assistance for Interested Parties

The City will provide technical assistance upon request to groups and organizations that serve low and moderate income persons within the City. To request technical assistance, please call the City Community Development Department at 318-449-5072 or email cda@cityofalex.com. The City will provide a timely written response to all written proposals submitted within thirty (30) calendar days stating the reasons for the action taken by the City.

- Public Comment Period

The City will hold a thirty (30) calendar day public comment period to receive written comments on the contents of the Five Year Consolidated Plan and/or the Annual Action Plan, unless a shorter time period is allowed by HUD. Notice of the comment period will be posted in the local newspaper. The City will post a draft of the proposed Consolidated Plan to its website, which will be available for free download. The document will also include copies or links to the data sets referenced and analyzed when creating the plans. Summaries and full versions of the Five Year Consolidated Plan and/or Annual Action Plan will also be available for review at the Community Development Department, located at 625 Murray Street, 3rd floor. Please allow 3 business days to print the report after the date of the request for a copy. Any comment received during the public comment period will be included in a summarized response incorporated into the plan submitted to HUD.

- Public Hearings

The City will hold two public hearings during the planning process to receive public comment on the Five Year Consolidated Plan and/or the Annual Action Plan. The public hearing may be shared via livestream on the internet to expand participation. Any comments received during the public comment period will be included in a summarized response incorporated into the plan submitted to HUD.

- The first public hearing will be held at the start of the planning process in November with the purpose of soliciting input on community need. An advertisement will be placed in the local newspaper for the public hearing at least seven (7) calendar days before the hearing date, unless a shorter time period is allowed by HUD.
- The second public hearing will be held during the thirty-day public comment period. Notice for this meeting will be given in the local newspaper advertisement announcing the public comment period itself, but this second public hearing shall not be held earlier than seven (7) calendar following the notice, unless a shorter time period is allowed by HUD.
- Adoption of the Plan
Following the public comment period and finalization of the Plan, it will be presented to and adopted by City Council during a Public Hearing. The public hearing date can be confirmed by contacting the City Clerk 318-449-5090. Attendance is open to the public and the hearing is televised on the local City channel 4 for viewing.
- Publication of Final Adopted Plan
After submission to HUD, the City will post the final adopted Consolidated Plan and AI on the City's website.

Section 3: Amendments

From time to time, the City will need to amend the information contained in the Consolidated Plan and/or Annual Action Plan. Depending on the nature of the change, the amendment will be considered to be a substantial amendment¹ or a minor amendment. Substantial amendments will trigger additional public participation processes outlined below. If an amendment does not meet the definition of a substantial amendment, it shall be considered a minor amendment and will be included in the annual report. Interested parties wishing to comment on minor amendments may do so during the review of the annual report.

A. Reasons for Substantial Amendments to the Consolidated Plan or Annual Action Plan

The City will consider the following changes to constitute a substantial amendment to a Consolidated Plan or Annual Action Plan:

- Changes to priorities in how funds are allocated;
- Use of federal funds to undertake a project not previously described in the action plan;
- Changes in the use of CDBG funds from one eligible project to another if such changes exceed 25% of the total CDBG annual allocation.
- Changes in the use of HOME funds from one eligible project to another if such changes exceed 10% of the total HOME annual allocation.

B. Substantial Amendment Process for the Consolidated Plan and Annual Action Plan

The City will take the following actions to encourage citizen input for substantial amendments to the Consolidated Plan or Annual Action Plan:

¹ In regard to the AI, HUD uses the term "significant material change." For the purposes of this document, the City will use term substantial amendment for "significant material change" to the AI.

- Notice of Substantial Amendment
The City will post a draft of the proposed substantial amendment to its website and follow the public comment requirements in Section 2 above.
- Targeted Outreach
Targeted outreach will follow the process described in Section 2 above.
- Public Comment Period
Public Comment Period will follow the process described in Section 2 above.
- Submission to HUD
Upon completion of the public participation process, the City will send a written notice to HUD of the amendment and update the IDIS reporting system accordingly. Letters transmitting copies of amendments will be signed by the Community Development Administrator and the Mayor.
- Notice to Public Housing Authority
For changes to the Analysis of Impediments to Fair Housing Choice, the City will forward a copy of the amendment to the Alexandria Housing Authority so that the agency may reflect those changes accordingly in their planning efforts.
- Publication of Adopted Substantial Amendment
After submission to HUD, the City will post the final adopted plan on the City's website.

C. Amendment Process for Citizen Participation Plan

The City will review this Citizen Participation Plan annually to ensure it complies with HUD requirements and meets the needs of the community. If an amendment to the Citizen Participation Plan is needed, then the City shall follow this process to provide reasonable notice to the public:

- Public Comment Period
The City will hold a fifteen (15) calendar day public comment period to receive written comments on the contents of the amended or new Citizen Participation Plan, unless a shorter period is allowed by HUD. Notice of the comment period will be posted in the local newspaper. The City will post a draft of the amended Citizen Participation Plan to its website, which will be available for free download. Any comments will be considered before adoption of the plan. Summaries and full versions of the Citizen Participation Plan will also be available for review at the Community Development Department, located at 625 Murray Street, 3rd floor. Please allow 3 business days to print the report after the date of the request for a copy. Any comment received during the public comment period will be included in a summarized response incorporated into the plan submitted to HUD.
 - When amending the Citizen Participation Plan in conjunction with the preparation of the Five Year Consolidated Plan or Annual Action Plan, the City may publish the Citizen Participation Plan along with the Five Year Consolidated Plan or Annual Action Plan for the full thirty (30) calendar day period required for those documents.

Section 4: Performance Reports

The City will prepare an annual report at the end of each Program Year (April 30th) called the Consolidated Annual Performance and Evaluation Report (CAPER). The CAPER report summarizes the use of funds and evaluates the City's performance in regard to meeting its goals during the program year ending (May 1st to April 30th).

- Targeted Outreach
The City will follow the targeted outreach process described in Section 2 above.
- Public Comment Period
The City will hold a fifteen (15) calendar day public comment period to receive written comments on the contents of the CAPER, unless a shorter period is allowed by HUD. Notice of the comment period will be posted in the local newspaper. The City will post a draft of the CAPER to its website, which will be available for free download. Summaries and full versions of the CAPER will also be available for review at the Community Development Department, located at 625 Murray Street, 3rd floor. Please allow 3 business days to print the report after the date of the request for a copy. Any comment received during the public comment period will be included in a summarized response incorporated into the plan submitted to HUD.
- Public Hearing
The City shall hold a public hearing on the draft CAPER and provide notice to the public of the hearing. This public notice shall be posted at the same time the notice for the public comment period is published, but the public hearing shall not be held earlier than seven (7) calendar following the notice. The public hearing may be shared via livestream on the internet to expand participation.
- Submission to HUD
Upon completion of the public participation process, the City will submit the final version of the CAPER report to HUD and update the IDIS reporting system accordingly. The plan must be submitted within ninety (90) calendar days (July 31st) of the end of the program year (April 30th).
- Publication of Final CAPER Report
After submission to HUD, the City will post the final version of the annual CAPER report on the City's website.

Section 5: Methods of Citizen Outreach

A. Public Notice

The main method for providing notice of opportunities to participate in planning and reporting processes will be the local newspaper and City's website. The City's website will provide a consistent source of finding information related to Community Development that can be accessed at any time. The website can be found at:

www.cityofalexandria.com

Click on Services Tab near the upper right, then click on Community Development on the upper center.

The City will publicize all HUD required public hearings at least seven (7) calendar days ahead of time. The public hearing may be shared via livestream on the internet to expand participation. Reasonable notice will be given for the commencement of any comment period. This will include the following notices:

- Notice of Resources and Expected Activities
- Notice of Funding Availability (NOFA)
- Notice of Public Hearings
- Notice of Citizen Comment Period

B. Citizen Outreach

The City will sponsor a Citizen's Advisory Committee to gather citizen input on the use of CDBG and HOME funds. The Committee will be composed of ten (10) members. The composition of the Committee will be as follows:

- One resident of Target Neighborhood A-B-North Alexandria
- One resident of Target Neighborhood D-South Alexandria.
- One resident of Target Neighborhood E-South Alexandria.
- One resident of Target Neighborhood F-Samtown/Woodside.
- One member of the Business Community or representatives who reside in Target Neighborhood C-Central Business District.
- One representative of elderly and handicapped citizens
- One representative for homeless persons
- One representative for youth
- One representative for persons with AIDS/HIV.
- One representative for person who is mentally/physically disabled

The Mayor shall appoint all members subject to City Council confirmation. All members will serve for a two-year term. Committee members should be active community leaders who are aware of the needs of their neighborhood and who will assist in obtaining citizen input concerning CDBG and HOME activities, and/or any other HUD funding resources, which principally benefit low and moderate income persons. If a member has three (3) consecutive unexcused absences, this member will be replaced.

The Community Development Administrator will serve as the Administrator to the Citizen Advisory Committee to provide support as needed and to provide continuity of citizen participation throughout all stages of the program including the development of needs, the review of proposed activities and review of program performance. The Administrator will not be a voting member of the committee.

Community Development will directly notify, via email or phone call, persons on the Citizen Advisory Committee of upcoming meetings since this is targeted group.

Other Interested Parties may request to attend the Citizen Advisory Committee and/or to be added to the Interested Parties List, please call the City's Community Development Department at (318) 449-5072 or email cda@cityofalex.com.

City also will make reasonable efforts to outreach via the local newspaper, email, City website postings, local churches and through the efforts of the representatives on the Citizen Advisory Committee.

Notice will also be provided to the following groups to directly outreach to minorities, non-English speaking persons, persons living in low and moderate income neighborhoods, and persons with disabilities.

- Neighborhood Meetings in CDBG Target Areas
- Citizen Advisory Committee
- Public Housing Authority
- Members of Continuum of Care
- Recently funded subrecipients

C. Public Hearings

These public hearings contemplated under this plan will be held in Human Resources Conference Room or another accessible City building to ensure accessibility for persons with physical disabilities. The City will attempt to accommodate translation for non-English speaking residents and persons with disabilities if a request is made at least three (3) days in advance. If the City cannot accommodate a request, the City will make alternative opportunities available for non-English speaking persons and persons with disabilities to participate.

D. Publication and Review

The City will post summaries and full versions of each plan and report to its website. Summaries and full versions of the plans and report can be made available for review at the Community Development Department, located at 625 Murray Street, Third Floor. Please allow 3 business days to print the report after the date of the request for a copy.

The website will also include copies or links to the data sets referenced and analyzed when creating the plans. Primary sources include:

- HUD-provided fair housing data;
- HUD-provided low and moderate income data;
- HUD-provided CHAS/ACS data sets; and
- Supplemental information used by the City in its analysis and funding decisions.

E. Public Comments

Written comments received during the formal comment periods described in this draft and those received orally at public hearings will be included in a summarized response incorporated into the documents submitted to HUD.

Comments may be emailed to cda@cityofalex.com or submitted in writing to:

City of Alexandria Community Development
Attention: Administrator
625 Murray Street, Suite 7
Alexandria, LA 71301-8022

F. Access to Records

To assure public access to all records, the City will make the following documents available for review on the City's website at www.cityofalexandriala.com and at the Community Development Department, located at 625 Murray Street, Third Floor, during normal business hours:

- Current version of the City's proposed or adopted Citizen Participation Plan;
- Current version of the proposed or adopted Five Year Consolidated Plan and Annual Action Plan;
- Current version of the proposed or adopted Section 108 Loan Guarantee Fund applications and related documents, if applicable;
- Current version of the proposed or adopted Analysis of Impediments to Fair Housing Choice; and
- Current version of the proposed or adopted annual CAPER performance report.

Additional records related to the grant programs may be available for public review. However, it is the City's duty to protect the personal information of their beneficiaries. Requests for records other than those listed above will be subject to City approval and may require a Freedom of Information Act (FOIA) request.

G. Technical Assistance

The City will provide technical assistance upon request to groups and organizations that serve low and moderate income persons within the City. To request technical assistance, please call the City Community Development Department at 318-449-5072 or email at cda@cityofalex.com. The City will provide a timely written response to all written proposals submitted within thirty (30) calendar days stating the reasons for the action taken by the City.

Section 6: Response to Disasters and Unforeseen Events

In the event HUD provides opportunity for waiver of the requirements within this plan during a federally-declared disaster or upon any other unforeseen circumstance, the City will follow applicable amended procedures for public notice, public review and comment, and citizen participation to enable the City to redirect resources to the most immediate community needs. The City will comply with all requirements accompanying the allocation of federal funds in these circumstances, including the requirements of statutes, regulations, or HUD administrative guidance with respect to citizen participation and the amendment or adoption of the Consolidated Plan, Annual Action Plan, or CAPER. If needed, the City will request appropriate waivers from HUD to take advantage of any flexibility offered by HUD.

The City may modify its procedures as follows, notwithstanding HUD guidance to the contrary.

- The public review and comment period for amendments may be shortened to five (5) days.
- In-person public hearings for the Consolidated Plan, Annual Action Plan, or any amendment may be held by virtual public hearings only if:
 1. national/local health authorities recommend social distancing and limiting public gatherings for public health reasons; and
 2. virtual hearings provide reasonable notification and access for citizens in accordance with the grantee's certifications, timely responses from local officials to all citizen questions and issues, and public access to all questions and responses.

Section 7: Complaints

Any complaint regarding the City's planning efforts must be in writing and shall be addressed to the Community Development Administrator. The City will evaluate the merit of each complaint and will make every effort to understand the reasons for such complaints and resolve them as soon as possible. The City will respond in writing to all written complaints within fifteen (15) calendar business days of the receipt of the complaint.

Section 8: Relocation and Displacement

Community Development will make every effort to minimize relocation and displacement of persons, families, and businesses in activities funded by HUD funds. In this effort, Community Development will carry out its activities in accordance with the Uniform Relocation Act of 1970, as amended, the applicable federal regulations (49 CFR Part 24), and the requirements of the Section 104(d) of Title I of the Housing and Community Development Act of 1974, as amended.

When the health and safety concern is an issue, Community Development will make efforts to assist the property owner(s) in bringing the housing up to Housing Quality Standards, remove such substandard housing, or recommend temporary or permanent displacement of the person(s) residing in them. In such events, Community Development will provide relocation assistance, to the extent permitted, to the families displaced as a direct result of programs assisted by HUD funds.

Nonetheless, in certain areas identified as urban renewal areas or targeted districts, Community Development may carry out revitalization initiatives aimed at removing urban blight or foster redevelopments. These initiatives on occasions will require relocation. In such cases, prior to any action that will result in displacement, Community Development will notify all affected residents of the intended displacement action, as well as the extent of the benefits that will be available to each impacted person as outlined in 42 U.S.C. 4601 and 5304(d), and 49 CFR 24 and the most recent approved State laws.

End.

Certifications and SF-424s

Application for Federal Assistance SF-424 CDBG

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☒ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:** City of Alexandria, Louisiana

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

72-6000014

*** c. Organizational DUNS:**

0719444900000

d. Address:

*** Street1:** 625 Murray Street

Street2: Suite 7

*** City:** Alexandria

County/Parish: Rapides Parish

*** State:** LA: Louisiana

Province:

*** Country:** USA: UNITED STATES

*** Zip / Postal Code:** 71301-8022

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Community Sevices

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

*** First Name:**

Shirley

Middle Name:

*** Last Name:** Branham

Suffix:

Title: Administrator

Organizational Affiliation:

*** Telephone Number:** 318-449-5070

Fax Number: 318-619-3457

*** Email:** shirley.branham@cityofalex.com

Application for Federal Assistance SF-424 CDBG

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14-218

CFDA Title:

Community Development Block Grant, B-20-MC22-001

*** 12. Funding Opportunity Number:**

14-218

* Title:

Office of Community Planning and Development (CPD) formula program

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

Minor Housing Rehab, Rehab Program Delivery, Homebuyer Assistance, Credit Counseling, Demolition, Code Enforcement, Planning & Admin

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424 CDBG**16. Congressional Districts Of:**

* a. Applicant LA-005

* b. Program/Project LA-005

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date: 05/01/2020

* b. End Date: 04/30/2021

18. Estimated Funding (\$):

* a. Federal	422,981.00
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	
* g. TOTAL	422,981.00

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☒ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☐ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: Mr. * First Name: Jeffrey

Middle Name: W.

* Last Name: Hall

Suffix:

* Title: Mayor

* Telephone Number: 318-449-5000 Fax Number:

* Email: bernadette.baker@cityofalex.com

* Signature of Authorized Representative:

* Date Signed:

7-8-2020

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

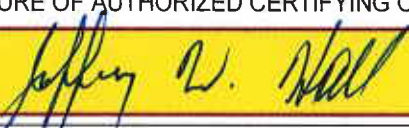
PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor Jeffrey W. Hall
APPLICANT ORGANIZATION City of Alexandria, Louisiana	DATE SUBMITTED 7-8-2020

CDBG

SF-424D (Rev. 7-97) Back

Application for Federal Assistance SF-424 **HOME**

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

City of Alexandria, Louisiana

* b. Employer/Taxpayer Identification Number (EIN/TIN):

72-6000014

* c. Organizational DUNS:

0719444900000

d. Address:

* Street1:

625 Murray Street

Street2:

Suite 7

* City:

Alexandria

County/Parish:

Rapides Parish

* State:

LA: Louisiana

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

71301-8022

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Community Sevices

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

* First Name:

Shirley

Middle Name:

* Last Name:

Branham

Suffix:

Title:

Administrator

Organizational Affiliation:

* Telephone Number:

318-449-5070

Fax Number:

318-619-3457

* Email:

shirley.branham@cityofalex.com

Application for Federal Assistance SF-424 [HOME](#)

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14-239

CFDA Title:

HOME Investment Partnerships Program, M-20-MC-22-0205

*** 12. Funding Opportunity Number:**

HOME Entitlement Grant

* Title:

Office of Community Planning and Development (CPD) formula program

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

Acquisition, Housing Rehab, New Construction, Planning & Admin

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424 [HOME](#)

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="255,261.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="255,261.00"/>

* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☒ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☐ c. Program is not covered by E.O. 12372.

* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)

☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:
 Middle Name:
 * Last Name:
 Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative:



* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

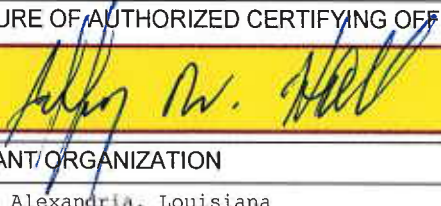
PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor Jeffrey W. Hall
APPLICANT ORGANIZATION City of Alexandria, Louisiana	DATE SUBMITTED

Application for Federal Assistance SF-424 CDBG-CV

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☒ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

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72-6000014

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0719444900000

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Suite 7

*** City:**

Alexandria

County/Parish:

Rapides Parish

*** State:**

LA: Louisiana

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

71301-8022

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Community Sevices

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

*** First Name:**

Shirley

Middle Name:

*** Last Name:**

Branham

Suffix:

Title:

Administrator

Organizational Affiliation:

*** Telephone Number:**

318-449-5070

Fax Number:

318-619-3457

*** Email:**

shirley.branham@cityofalex.com

Application for Federal Assistance SF-424 CDBG-CV

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14-218

CFDA Title:

Community Development Block Grant, B-20-MC-22-001 for CARES ACT (CDBG-CV)

*** 12. Funding Opportunity Number:**

14-218

* Title:

Office of Community Planning and Development (CPD) formula program for CARES ACT (CDBG-CV)

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

Emergency Utility Assistance, Planning & Admin

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424 CDBG-CV**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="248,812.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="248,812.00"/>

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☒ ** I AGREE

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Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

7-8-2020
7-8-2021

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

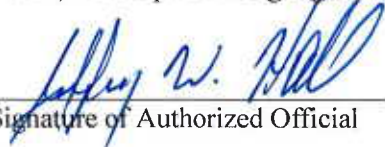
Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.



Signature of Authorized Official

7-8-2020

Date

Mayor

Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2020 - 2022 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official

7-8-2020
Date

Mayor

Title

OPTIONAL Community Development Block Grant Certification

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.



Signature of Authorized Official

7-8-2020

Date

Mayor

Title

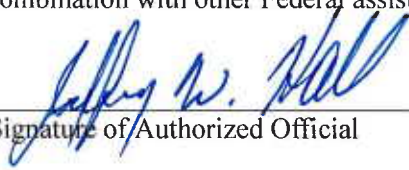
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;



Signature of Authorized Official

7-8-2020

Date

Mayor

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.



Signature of Authorized Official

7-8-2020
Date

Mayor
Title