



## **Executive Summary**

FY 2016-2017, CAPER: Community Development Block Grant

### **Introduction**

The *CAPER (Consolidated Annual Performance and Evaluation Report)* is a year-end performance report for grantees to report on activities undertaken with assistance of the annual Community Development Block Grant (CDBG), funded by the U.S. Department of Housing and Urban Development (HUD). The City of McKinney is a grantee recipient and endeavors to demonstrate how the CAPER provides HUD and citizens of McKinney with performance achievements, compliance requirements and other information addressing the objectives, goals and strategies identified in the City of McKinney's action plan. The Department of Housing and Community Development administers the Community Development Block Grant.

The city of McKinney submitted the Action Plan for the program year 2016-17 in August, 2016 and HUD approved the plan to benefit low-to-moderate income persons. As required, within 90 days after the close of each program year, the City of McKinney reports on its Community Development and Housing activities for the reporting period. The Executive Summary and Performance Report reflects the period of October 1, 2016 through September 30, 2017.

All CDBG activities performed during the program year conformed to at least one of the three statutory national objectives established by Congress for the program:

- Benefit to low-to-moderate income persons;
- Aid in the elimination of slums or blight; or
- Meet other community development needs of a particular urgency, in which represent an immediate threat to the health and safety of community residents.

The U.S. Department of Housing and Urban Development allocates annual CDBG grants to eligible cities and counties to develop viable communities through the goals of providing decent housing, suitable living environments and the means to expand economic opportunities, principally for low-to-moderate income persons and households. The program is authorized under Title 1 of the Housing and Community Development Act of 1974, Public Law 93-383, as amended; 42 U.S.C. 5301 et est.

The Community Development Block Grant program is among the city's quality of life investment strategies used to impact Housing and Community Development services to the community, including affirmatively furthering fair housing choice.

The city of McKinney's Housing & Community Development Department administers the CDBG grant. Activities included housing programs, public services, vacant lot acquisition, fair housing, grant administration, outreach and public education/awareness.

## Financials

The CDBG The document also reports other department activities, leveraging resources (city/state), and other related Housing and Community Development efforts of the City in partnership with the community at-large. In conjunction with federal requirements, the City provides regular reporting under this grant. Before the start of the program year, review of the CDBG Annual Action Plan proposed funding for activities under the city's Housing Rehabilitation Program, Public Services Program, Grant Administration and other Community Development efforts. Citizens have an opportunity to participate throughout the process under public hearings, education programs, community stakeholder emails and community forum

The FY 2016-2017 program allocation during the reporting period was \$ 692,482 and included funds carried over and approved for use from previous program years. The city's CDBG program expended a total of \$ 710,614.95 during the program year. All activities met overall requirement of using at minimum 70% or greater of all funds to benefit low-to-moderate income (LMI) persons. The CDBG program used 100% of its funds to impact eligible LMI persons and households. Under federal requirements, the City of McKinney is required not to exceed statutory CDBG programs cap of 15% of the total grant funds for public services and the 20% cap for Grant Administration. Any funds remaining are reallocated back into the program for use to benefit low-to-moderate income persons and households. The final summary met statutory requirements within compliance:

**Public Service Cap: 14.43%**

**Admin Service Cap: 19.28%**

The City of McKinney, also leveraged other community development resources when possible, including funding from HOME Investment partnerships funding from the Texas Department of Housing and Community Affairs (TDHCA) and local resources. Under state funding – when available through its reservation system, was used by McKinney a first-time homebuyers program and tenant based rental assistance. Upon eligibility and availability, the City of McKinney endeavors to become a full participating jurisdiction (PJ) under the HUD Fort Worth Regional Office.

## At-A-Glance Summary

During the reporting period, the City of McKinney is required to use - at a minimum - 70% of its allocation to benefit low to moderate income persons. The City reports 100% of its CDBG funding was used to benefit the priority needs identified in the reporting period under the 2015-2019 Housing and Community Development Consolidated Plan, to assist low to moderate income persons and households.

### STRATEGIC PLAN OBJECTIVES

<b>GOAL</b>	<b>PLAN STATEMENT OF STRATEGIC GOAL</b>	<b>NATIONAL OBJECTIVE</b>	<b>OUTCOME MEASURE</b>	<b>PERFORMANCE INDICATOR</b>
1	Improve the condition of housing occupied by the city's lowest income homeowners and preserve housing stock	Provide Decent Housing	Provide Decent Housing with Improved/New Affordability	Number of low/mod housing units rehabilitated
2	Support organizations that assist the city's special needs populations	Create Suitable Living Environments	Create Suitable Living Environment through Improved/new Availability/ Accessibility.	Number of persons assisted with access to a public service
3	Provide supportive services for residents who encounter homelessness or have a need for homeless prevention services	Create Suitable Living Environments	Create Suitable Living Environment through Improved/New Accessibility/ Availability.	Number of households or persons who receive assistance to prevent homelessness
4	Increase homeownership opportunities for low and moderate income households	Provide Decent Housing	Create Suitable Living Environment through Improved//New Accessibility/ Availability.	Number of persons assisted to purchase a home Number of households assisted through lot acquisition

During the reporting period, featured CDBG accomplishments from the City of McKinney include:

#### *Direct Impact*

- 10 low-to-moderate households received home repair assistance in the Housing Rehabilitation Program that provides emergency, small or major repairs that includes electrical, HVAC, plumbing, roofing, foundation or lead-based paint corrections for low-income homeowners throughout all districts in McKinney. The city also collaborated services with other housing nonprofit agencies or volunteer groups to assist homeowners unable to participate under city program requirements to meet their service need.
- 189 McKinney seniors received weekday and evening meals under the Meals on Wheels, directly impacted with CDBG funding.
- Homeless prevention: 70 household were saved from being evicted, losing utility services or face foreclosure under the homeless prevention programs of Community Lifeline Center and the McKinney Salvation Army.

- 14 seniors received case management assistance to provide older adults with caregiving counseling, health services and identifying seniors at-risk to partner with city departments including the Senior Center, Fire Safety and the Housing Services Division for assistance.
- Achieving affordable housing goals: Five persons received tenant based rental assistance under state funding with the Texas Department of Housing and Community Affairs (TDHCA) to avoid the plight of homelessness.
- 126 abused or neglected children received their own volunteer court-appointed advocates to assist their needs and to serve as their voice for their protection from abuse and to gain counseling and a safer environment.
- During the reporting period, 149 elementary children received academic and life skills counseling and support during the McKinney ISD school year at Caldwell Elementary. The long-term goals of this program are to reduce juvenile substance abuse, reduce teen pregnancy, reduce the overall dropout rate, increase the graduation rate and reduce juvenile crime. CISDR professional staff continue to provide targeted assistance to at-risk students and families on their caseload with school-wide services to enhance cultural awareness throughout the school. Staff conducted home visits and 23 volunteers also assisted with one-to-one or small group counseling through mentoring, tutoring and helping campus staff fill student and family needs. CIS implemented clubs on campus that include Robotics, LEGO, Book, Math, Reading and Crafts; they are the liaison for Food 4 Kids and REACH mentoring as leveraged resources for students in need and they conducted a parental education class, where parents can enhance effective communication for their children and teachers.
- Relocation assistance to public housing residents under the process of redeveloping Newsome Homes, a three-story senior citizen community that new energy-efficient housing units for low income residents.
- The renovated property opened May, 2017. The public-private partnership of the Newsome Homes redevelopment includes collaborative coordination and funding from the McKinney Housing Authority, private funds, U.S. Department of Housing & Urban Development, TDHCA, the McKinney Finance Corporation, the City of McKinney, and the McKinney Community Development Corporation. The property opened to celebration with a public ceremony and celebration of this significant affordable housing property.

### Compliance and Recognition

- The City expending 100% of its funds to benefit and impact low-to- moderate income persons for overall program benefit;
- Completed and met CAPER 2015-16 program compliance of Regional Auditing by the Fort Worth Regional Office under the U.S. Department of Housing and Community Development (HUD).
- Served eligible residents and the public in compliance in a timely manner, per HUD regulations.
- City of McKinney, municipality winner of the 2016 John A. Sasso Community Development award from the National Community Development Association and recognized as a leading CDBG program. This is the second award recognition from the organization.
- Affirmatively Furthering Fair Housing:
  - Approximately 55,000 households receiving fair housing information access to information about their Fair Housing rights and how to file a complaint and knowledge of the housing rehabilitation program.
  - Began citizen and community stakeholder partnerships under the Assessment of Fair Housing study that resulted in the first round of participation under the period of March, 2017 – August, 2017 with more than 350 residents, community leaders and agencies giving voice to concerns and participating in data gathering through community meetings, public hearings, surveys, phone calls, focus groups and interviews to review the growth and needs of McKinney to ensure that everyone has fair housing choice. Partnerships included residents, transportation groups, city leaders and staff, educators, community agencies, senior citizen groups, REACH of Plano for disabled residents, veteran and homeless coalition groups and a host of other participants.
  - Ongoing resident assistance through phone calls, meetings or email communication toward public education regarding fair housing rights, tenant rights and resource coordination inquiries for persons with disabilities.
  - Assisted McKinney Housing Authority with public awareness of public housing waiting lists and vacancy opportunities to interested persons.
  - Listening sessions with concerned citizens and agencies regarding barriers to affordable housing, including the need for housing stability for seniors and persons with disabilities unable to sustain increased housing costs.
  - Conducted a workshop with Dallas-Fort Worth cities, towns and public housing authorities to discuss fair housing strategies and policy updates with the HUD Fort-Worth Regional Director of Fair Housing in preparation for upcoming updates to the Assessment of Fair Housing Report for citizen

- participation.
- Staff participation in DFW Fair Housing Annual Training (April, 2017) hosted by the City of Arlington and Dallas to learn policy and resource updates from the state, HUD and engage best collaborative practices with other DFW municipalities about impactful citizen participation.
  - Participated in Section 3 workshops to recruit eligible contractors and expand minority and female owned participation.
  - Completion of the city's citizen participation plan prior to start of the Affirmatively Furthering Fair Housing process. Ongoing development and improvements of drafts the city's civil rights plan, detailing how the City of McKinney operates its programs and services without regard to race, color, national origin, disability, gender or age in accordance with Title VI of the Civil Rights Act (and supplementing legislation).

### *Partnerships and Leveraging*

- Citizen Participation of the Community Grants Advisory Commission to provide funding recommendations to the City Council under the Community Development Block Grant and the Community Support Grant.
- Successful implementation of the 2015-2019 Housing and Community Development Consolidated Plan and the 2016-17 Annual Action Plan with Community Partnership support from city leaders, residents, and community and business leaders.
- The City leveraged its CDBG program with \$119,700 in grant support to nonprofit agencies under the Community Support Grant for the 2015-2016 program year. Service delivery expansion to agencies with increased technical assistance, an online application process and supporting application workshops.
- In January, 2017, homeless persons were counted under the annual Point-in-Time Count to assist in development of funding to assist persons in need. The **Point-in-Time (PIT) count** is a count of sheltered and unsheltered homeless persons on a single night in January. HUD requires that Continuums of Care conduct an annual **count** of homeless persons who are sheltered in emergency shelter, transitional housing, and Safe Havens on a single night.
- McKinney participates in the Collin County Homeless Coalition with citizens, agencies, and organizations to address the concern and impact of homelessness by increasing awareness; coordinating advocacy and empowering collaborative service delivery to those in need.
- Approximately 100 residents and community leaders participated in community education meetings and activities including PRIDE (*Promoting Resident Involvement, and Enthusiasm*) Community Meetings, Serve McKinney, Collin County Social Services Association, Collin County Homeless Coalition and other Community Development Awareness Programs.

- Partnership with the city's Police Neighborhood Officer Patrol to expand citizen resources and their involvement with PRIDE meetings; UNIDOS; emergency assistance and count coordination of the homeless; citizen concern inquiries, and citizen engagement activities (Coffee with our cops, Faith Based Partnerships, Tacos with Cops, School Officers) to build bridges of trust toward community policing.
- Collaborative partnerships with community stakeholders for youth, neighborhood revitalization and poverty initiatives under the programs, Say YES to Youth Summit (April 2017).

## Public Comment

The Public Comment Process is an intricate part of the Citizen Participation component of the city's Housing and Community Development Consolidated Plan. The final document was available for public comments during a 15-day comment period, extended to December 19 for residents. The City Council will hold a public hearing at its regular meeting on Tuesday, December 19 at 6:00 PM at Council Chambers, 222 N. Tennessee Street.

Interested persons are asked to provide written comments to the Community Services Administrator no later than December 19 at 5:00 p.m. to [sbest@mckinneytexas.org](mailto:sbest@mckinneytexas.org), or to Shirletta Best, Community Services Administrator, City of McKinney, Housing & Community Development Department, 406 North Tennessee Street, McKinney, Texas 75069. A notice of the availability of the report published in the *McKinney Courier Gazette*, inviting the public to comment on the CAPER. The CAPER is available for review, at the City's Housing and Community Development Department office 406 North Tennessee Street during regular business hours.

Written comments under submission - including those provided at the City Council meeting - will be inserted into the final document for submission to the Community and Planning Division of the U.S. Department of Housing and Urban Development (HUD). The document will be submitted to HUD for review and approval after December 19, 2017.