

Community Development Block Grant and HOME Programs



Spokane County
WASHINGTON

**2019 Annual Action Plan
(Application to HUD)**

**Year Five of the Spokane County
2015-2019
Housing & Community Development
Consolidated Plan**

Adopted by the Spokane County Board of Commissioners on XXXXX, 2019

Spokane County assures that grants will be conducted and administered in compliance with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d), the Fair Housing Act (42 U.S.C. 3601-3620), the Age Discrimination Act of 1975, Executive Orders 11063, 11625, 12138, 12432, and 12892, Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), the American with Disabilities Act (Title II), and implementing regulations.

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Executive Summary

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

1. Introduction

The 2019 Annual Action Plan represents an overview of the activities that will be funded and the strategies developed to achieve outcomes as prescribed by the 2015 – 2019 Consolidate Plan. The Community Services Housing and Community Development Department provide funds to assist in the development and reconstruction of a wide variety of activities that promote neighborhood revitalization and expand affordable housing opportunities throughout Spokane County. CDBG and HOME funds have been budgeted into five general categories:

Housing; Development and rehabilitation and repair programs which offer deferred-payment loans or grants to low-income and moderate-income homebuyers. This objective includes side sewer connections when hookup is required of the homeowner. Programs also provide housing resources for the development of low-income and moderate-income affordable rental housing and special needs housing.

Public Improvements; Acquisition, construction, reconstruction, or rehabilitation of facilities that provide assistance to low-income and moderate-income individuals and construction or reconstruction of infrastructure in low-income and moderate-income neighborhoods. Spokane County, CSHCD has set a 15% CAP on engineering for infrastructure improvements.

Public Services; Payment of staff, supplies and material to agencies providing direct assistance to low-income and moderate-income individuals. This assistance may include case management and counseling associated with employment, homelessness, health, fair housing, assistance with rent, gas, utilities and/or food. HUD has set 20% CAP on annual funding for public services.

Microenterprise Assistance; Technical and financial assistance to microenterprises. The assistance is available to Spokane County households with incomes less than 80% of Median Family Income for business training. This program also utilizes a revolving loan fund originated with Spokane County CDBG funds. Program income is put back into the microenterprise revolving loan fund for startup loans which are repaid to the program.

Administration; Overall program administration, including program development, management and coordination, personnel, accounting and grant compliance for the CDBG and HOME Programs.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The Annual Action Plan represents an overview of the activities that will be funded and the strategies developed to achieve objectives as prescribed by the 2015–2019 Consolidate Plan. The Plan illustrates Spokane County’s efforts toward expanding safe affordable housing choices, preventing and reducing homelessness, providing opportunities to improve quality of life, and support vibrant communities. HUD Objectives:

Suitable Living Environment; In general, this objective relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment.

Decent Housing; The activities that typically would be found under this objective are designed to cover the wide range of housing possible under HOME and CDBG. This objective focuses on housing programs where the purpose of the program is to meet individual family or community needs and not programs where housing is an element of a larger effort, since such programs would be more appropriately reported under Suitable Living Environment.

Creating Economic Opportunities; This objective applies to the types of activities related to economic development, commercial revitalization, or job creation.

Each project is evaluated to determine which of the three outcome categories best reflects the anticipated achievement. The three outcome categories are:

Availability / Accessibility; this outcome category applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low-income and moderate-income people, including people with disabilities. In this category, accessibility does not refer only to physical barriers, but also to making the affordable basics of daily living available and accessible to low-income and moderate-income people where they live.

Affordability; This outcome category applies to activities that provide affordability in a variety of ways in the lives of low-income and moderate-income people. It can include the creation or maintenance of affordable housing, basic infrastructure hookups, or services such as transportation or daycare.

Sustainability; Promoting Livable or Viable Communities. This outcome applies to projects where the activity or activities are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to person of low-income and moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods. However, there are no slum or blight areas currently identified for Spokane County.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

Spokane County successfully executed cooperation agreements with local jurisdictions for the Urban County Consortium through the 2020 PY. As part of the urban requalification process, Spokane Valley's CDBG set-aside funds for CDBG eligible projects within Spokane Valley was reestablished.

CSHCD created the 2017-2021 Homeless Crisis Response System which contains eleven goals to address homelessness in Spokane County. CSHCD continues to explore creative ways to leverage funding for serving homeless individuals and families. CDBG was used in the past to fund emergency homeless shelters, which are a high need in Spokane County and competition among shelters has always been great. As a result, the County began using local document recording fees (Homeless Housing Assistance Act or HHAA) to fund shelters that serve victims of domestic violence, women and children. Because HHAA funds allow the County more flexibility, The Reentry Initiative (REI), BRIDGES and the School Pilot are funded with HHAA. Consolidated Homeless Grant Funds from Washington Department of Commerce are also utilized to meet the needs of County homeless.

Spokane County strives to locate affordable housing for homeless county residents who want to be rehoused in the County outside the City of Spokane.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The Housing and Community Development Advisory Committee (HCDAC) made its preliminary funding recommendation for the 2019 PY in January 2019. After publication of the preliminary funding allocation the HCDAC held a Public Hearing on March 7, 2019, at the Spokane Regional Health District Building. Their final recommendations for funding were published and another two-week comment period ensued. The Spokane County Board of County Commissioners held its Public Hearing on June 18, 2019. At the Public Hearing the BOCC approved the 2019 AAP, which serves as the application to HUD for CDBG and HOME Entitlement Funds.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Approximately 24 people were present at the HCDAC Public Hearing on March 7, 2019. Eleven people thanked the committee for funding consideration or past funding.

The Board of Spokane County Commissioners held another Public Hearing. A brief presentation was provided by a member of the HCDAC for the BOCC. There were no additional comments from the public on the 2019 AAP.

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

All public comments were considered while developing the Spokane County 2019 Annual Action Plan.

7. Summary

The goals and objectives for the 2019 Annual Action Plan are primarily targeted to low-income and moderate-income residents of Spokane County and were developed to:

- **Provide decent housing**
- **Establish and maintain a suitable living environment**
- **Expand economic opportunities**

In implementing these goals, the County has developed the following guiding principles:

Priority to lowest income; ensure the needs of people with the lowest income are given priority consideration.

Basic Support; encourage the focus of public service resources on essential basic needs.

Citizen Participation; provide opportunities for the public to participate in plan development, implementation and evaluation.

Collaboration; encourage public, private and nonprofit sectors collaboration, and reduce program duplication.

Emphasize the potential; build upon available community assets, resources, plans and market forces.

Leverage; leverage limited resources by promoting partnership between organizations.

Measurable Results; produce and evaluate measurable outcomes and results.

Comprehensive; engage comprehensive strategies to address the holistic needs of a neighborhood, household, or individual.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity 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	SPOKANE COUNTY	Community Services, Housing & Community Developmen	
HOME Administrator	SPOKANE COUNTY	Community Services, Housing & Community Developmen	

Table 1 – Responsible Agencies

Narrative (optional)

The Spokane County Community Services, Housing and Community Development Department administer CDBG and HOME funds. All documents are available for public review in the Department or on the Spokane County Website. Administration of CDBG and HOME Programs will continue regardless of the grant status and agreement with HUD for 2019 PY, to comply with federal regulations and requirements. Start date will be July 1, 2019 for program administration of CDBG and HOME in CSHCD.

Consolidated Plan Public Contact Information

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

Spokane County maintains continued strong relationship with local agencies, nonprofit organizations, developers, and other entities providing emergency services, community development, economic development, affordable housing and homeless housing and services. Several groups of providers meet to address specific issues or concerns and to collaborate about best practices. There is duplication among the non-profits that attend group meetings or form committees. Member agencies will be listed once even if they were consulted multiple times at different meetings.

These groups include, but are not limited to:

- The Spokane Homeless Coalition
- Spokane City/County Continuum of Care (CoC)
- Greater Spokane Valley Network
- Housing Providers Network
- Homeless Outreach Teams
- Coordinated Assessments/Intakes Committee

Participating homeless providers in Spokane County are connected through the Homeless Management Information System (HMIS) which allows providers to see the service connections clients have and to follow up on referrals. The HMIS system is maintained by the City of Spokane CHHS Department.

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))

Spokane County assists where possible in coordinating the development and planning capacity in the County, particularly in the County cities and towns.

In accordance with SB6312, the Spokane Regional Service Area (RSA) implemented Integrated Managed Care on January 1, 2019. In doing so, the Spokane County Regional Behavioral Health Organization (SCRBHO) ended its operations on December 31, 2018. In implementing the Integrated Managed Care system in the Spokane RSA, the Health Care Authority awarded Medicaid contracts to four Managed Care Organizations (MCOs) which are Molina Health Care, Community Health Plan of Washington, Amerigroup, and Coordinated Care of Washington, as well as a contract to the county-operated Behavioral-Health Administrative Service Organization (BH-ASO), which is a Division within the Spokane County Community Services, Housing, and Community Development Department.

The BH-ASO and MCOs contract with behavioral health providers in providing behavioral health services to Medicaid and eligible non-Medicaid individuals within the scope of their individual contracts and membership. The scope of behavioral health services the BH-ASO provides include:

- Crisis services, including involuntary treatment act evaluations, for all individuals in the Spokane Regional Service Area regardless of income;
- Behavioral health services for Non-Medicaid individuals on Less Restrictive Alternative Court Orders or Conditional Release; and
- Non-crisis behavioral health services within Available Resources for individuals who are not Medicaid eligible and at or below the 220% Federal Poverty Level (FPL) in the Spokane Regional Service Area (RSA).

The Regional Health District produced a report “Missing the Foundation” Understanding Homelessness in Spokane County during 2015. The CSHCD School Pilot project was developed as a response to help homeless students in Spokane County schools.

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 Continuum of Care is merged for Spokane County and the City of Spokane beginning in 2010. The Community, Housing and Human Services (CHHS) department of the City of Spokane plays a critical role in the Spokane Continuum of Care by providing staff support to the CoC board and its committees. In monthly meetings of the Continuum, CHHS staff provide assistance in agenda-setting, planning activities, developing funding criteria and decisions, and providing performance and evaluation reports on CoC and ESG project performance, as well as progress in meeting Continuum goals. In addition, CHHS staff provides continuity between meetings and coordinates activities with members working on specific action steps of the Homeless Plan. Together, CHHS and the CoC have worked to develop the 2015-2020 Spokane Strategic Plan to End Homelessness; a Plan which is fully coordinated with the goals of the City of Spokane 2015-2020 Consolidated Plan. The Homeless Plan encompasses an aggressive approach to retool the housing and services delivery system toward the ultimate goal of ending veteran homelessness, chronic homelessness and family homeless all within the next four years. The CoC is currently working to strategically utilize all homeless funding resources to increase the community’s inventory of PSH and RRH units. We are continuously working to maintain a housing first philosophy within our programs as well as consistently reevaluate low barrier shelters and housing. In order to ensure every homeless individual has a place to go, we are retooling our shelter system to effectively implement a 24/7 shelter for singles and families respectively. In coordination with our continuum’s goals, collaboration is occurring between the CoC, CoC Homeless Youth Committee, and our Youth Advisory Board which is comprised of youth with lived homeless experience. We are coordinating with the Office of Homeless Youth to expand RRH for youth and are partnering with Invest Health to effectively serve youth exiting institutions. The CoC Veteran Leadership Committee is continuously

working to implement an effective service coordination system through work groups aimed at addressing the needs identified by consumers and partners in the gaps and needs analysis conducted in 2017.

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

The CHHS staff responsible for providing staff assistance to the Continuum of Care is also responsible for management of the ESG Program. City staff has drafted policies and procedures for annual allocations of ESG funds. These were adopted by the Continuum of Care.

CHHS staff also prepared proposed performance standards for evaluating ESG project outcomes for Continuum review and adoption. Coordinating with the Washington State Department of Commerce in utilizing statewide evaluation standards, the Continuum adopted a Dashboard data base and reporting process for use in the Spokane CoC for review of performance outcomes. Reports on outcomes are prepared by City staff at the system-level quarterly and on a project-level annually. These reports are used by the Continuum to evaluate performance and identify issues with specific projects and program areas. Procedures for use of HMIS data have also been adopted in the policies and procedures of the Continuum.

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	SPOKANE HOUSING AUTHORITY
	Agency/Group/Organization Type	PHA RAD rental assistance demonstration
	What section of the Plan was addressed by Consultation?	Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Anti-poverty Strategy Lead-based Paint Strategy Fair Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Leadership at the Spokane Housing Authority is active in the Homeless Coalition, The Continuum of Care, and administers Tenant Based Rental Assistance for Spokane County HOME program.
2	Agency/Group/Organization	SPOKANE REGIONAL HEALTH DISTRICT
	Agency/Group/Organization Type	Services-Health Health Agency Regional organization Planning organization

	What section of the Plan was addressed by Consultation?	Public Housing Needs Homelessness Needs - Unaccompanied youth Homelessness Strategy Anti-poverty Strategy Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	SRHD is proactive in several areas that overlap with goals of CSHCD. They provide resources and data to support health considerations in policies, plans and projects with health impact assessments and are training the community to conduct health impact assessments.
3	Agency/Group/Organization	City of Spokane CHHS Dept
	Agency/Group/Organization Type	Housing PHA Services-homeless Service-Fair Housing Other government - Local Planning organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Market Analysis Economic Development Anti-poverty Strategy Lead-based Paint Strategy Fair Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative of CSHCD participates as a member of the CHHS Board. Spokane County staff participate in the CoC and Fair Housing planning of annual conference. The City and County are working together to conduct needs assessment for use in public comment period of the upcoming 2020-2025 Consolidated Plan for consistency and efficiency.
4	Agency/Group/Organization	COMMUNITY FRAMEWORKS OF SPOKANE
	Agency/Group/Organization Type	Housing community land trust
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Community Frameworks continues to work to develop housing in Airway Heights to serve residents that are low- and moderate- income.

5	Agency/Group/Organization	Goodwill Industries
	Agency/Group/Organization Type	Services-Persons with Disabilities Services-homeless Services-Employment
	What section of the Plan was addressed by Consultation?	Homelessness Needs - Veterans Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Goodwill participates in the CoC and focuses on homeless veterans from the City or County. Coordination and communication is ongoing to serve this population. They receive CHG funds to serve homeless individuals with re-entry from existing institutions with rapid rehousing.
6	Agency/Group/Organization	VOLUNTEERS OF AMERICA
	Agency/Group/Organization Type	Housing Services - Housing Services-Persons with Disabilities Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	VOA receives Homeless Housing Assistance Act (HHAA) funds for emergency shelter and services for homeless women without children at Hope House and unaccompanied youth at Crosswalk. They participate in the CoC youth committee. Communication is ongoing as Spokane County adjusts homeless programs to best serve the community.
7	Agency/Group/Organization	SNAP
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Strategy Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	SNAP receives HHAA funds to serve homeless adults and provides homeless prevention and rapid rehousing for homeless families with children. SNAP also has a micro enterprise activity funded with CDBG as well as emergency housing repair targeted at low income homeowners.
8	Agency/Group/Organization	YWCA ALTERNATIVES TO DOMESTICE VIOLENCE
	Agency/Group/Organization Type	Housing Services-Victims of Domestic Violence Services-homeless Services - Victims
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	YWCA receives HHAA to provide front end triage for victims fleeing or attempting to flee domestic violence. They provide hotel/motel voucher in lieu of emergency shelter beds for families fleeing and engaged in TANF.
9	Agency/Group/Organization	SPOKANE HOUSING VENTURES
	Agency/Group/Organization Type	Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	As an affordable housing provider, SHV provides information and data on their projects as they report to the CSHCD HOME Program. Data is related to the funding of units or rehabilitation of units and ongoing compliance with HOME Program. They also consult with CSHCD when developing plans for housing that serve high priority need populations.
10	Agency/Group/Organization	Spokane Low Income Housing Consortium
	Agency/Group/Organization Type	Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	SLIHC is a partner for the Fair Housing Planning Committee and has members that provide affordable housing in Spokane County.

11	Agency/Group/Organization	CITY OF SPOKANE VALLEY
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Three representatives from Spokane Valley serve on the HCDAC. Spokane Valley is a member of Spokane County Urban Consortium.
12	Agency/Group/Organization	TOWN OF ROCKFORD
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative from Rockford serves on the HCDAC. Rockford is a member of Spokane County Urban Consortium.
13	Agency/Group/Organization	TOWN OF SPANGLE
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative from Spangle serves on the HCDAC. Spangle is a member of Spokane County Urban Consortium.
14	Agency/Group/Organization	TOWN OF FAIRFIELD
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative from Fairfield serves on the HCDAC. Fairfield is a member of Spokane County Urban Consortium.
15	Agency/Group/Organization	CITY OF AIRWAY HEIGHTS, WASHINGTON
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative from Airway Heights serves on the HCDAC. Airway Heights is a member of Spokane County Urban Consortium.
16	Agency/Group/Organization	City of Cheney
	Agency/Group/Organization Type	Other government - Local

What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	A representative from Cheney serves on the HCDAC. Cheney is a member of Spokane County Urban Consortium.

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

NA

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	Spokane City CHHS Department	Consistency with each plan is essential.
Spokane 2019 Annual Action Plan	Spokane City CHHS Department	Consistency with our plans helps the public and our planning.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

Spokane County has an established public participation policy which includes the public as well as agencies, groups and organizations who serve low income individuals and families. Using public notices and legal ads, all Plans; Consolidated Plan, Annual Action Plan, Fair Housing Analysis and Plan and the Consolidated Annual Performance Evaluation Report (CAPER), have an established public comment period as required by state

and federal laws. The Citizen Participation Plan provides details to the public about how to participate in public hearings, meetings and how to comment on our plans, processes and progress.

The Housing and Community Development Division administers HOME funds with an annual Request for Proposals (RFP). During the application process housing providers provide valuable information with market analysis and proformas projections to show the affordability period for projects desiring HOME Funds.

The Community Services, Housing, and Community Development Department (CSHCD) contains divisions that partner and contract with social service agencies countywide and in Eastern Washington. The Supportive Living Program (SLP) is the CSHCD Division which provides support services to people with mental health diagnosis who are referred by other mental health agencies. SLP helps them find housing and supports to be successful in housing. They help with housing searches and rental assistance when available. The ASO and SLP are in constant contact with Housing and Community Development Division advocating for the clientele they serve and the housing they need.

In recent years Providence Hospitals have been working to reduce excess use of emergency rooms. Spokane County and Providence have funded respite beds for homeless people who are released from local hospitals. Respite beds provide a safe and warm place to recuperate after medical procedures.

AP-12 Participation – 91.105, 91.200(c)

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

During September 2018, meeting the Housing and Community Development Advisory Committee (HCDAC), recommend adding a City of Spokane, Mayoral appointment, that provides representation from all thirteen cities and towns. The BOCC, formally adopted revisions to the HCDAC by-laws on October 9, 2018, pursuant to Resolution 18-0739.

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	Public Hearing	Non-targeted/broad community	Twenty four (24) people attended the public hearing on March 7, 2019 with the HCDAC	Several people thanked the committee for funding. One agency provided information on homeownership program.	All comments from the public are accepted by CSHCD for consideration	

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	People attended the BOCC public hearing on June 11, 2019	Tom Hormel, the Chair of HCDAC, explained the difference between the first recommendation for funding was based on an estimate and the final recommendation is based on the allocation from HUD.	All comments from the public are accepted by CSHCD for consideration	

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

Using the first-year allocation for CDBG and HOME, Spokane County has estimated the expected amount available for the remainder of the Consolidated Plan. The allocation is determined by the legislature and Spokane County was informed May 2019 of allocation amounts for the 2019 program year (PY).

The required thirty (30) day public comment period for the 2019 Annual Action Plan, proposed projects for 2019 PY, and Public Hearing before the Housing and Community Development Advisory Board (HCDAC) was accomplished prior to HUD's release, using estimates, based on historic allocations. CSHCD adjusted the project list based on the recommendation of the HCDAC who understands the amount is an estimate and provides contingency language in their recommendation to the BOCC, which holds its own comment period and Public Hearing.

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	1,583,493	75,000	46,469	1,704,962	0	

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: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	687,374	200,813	0	888,187	0	

Table 5 - 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

Spokane County generally provides limited gap financing in providing HOME Investment Partnership program resources, for multi-family development. Recognizing the importance of the County’s “first-in” allocation, provides assurance to private, state and local resources that proposed projects meet a high priority need, and, that supports additional leveraging from both public and private resources.

Agencies applying for Community Development Block Grant (CDBG) funding, are strongly encouraged to provide leverage, or, commitment in carrying out their planned activities in demonstrating to our HCDAC committee its commitment.

Clearly, not all local CDBG funded activities can generate or leverage additional funding, however, given the importance of the services, activities provided to our most vulnerable populations is certainly recognized by the HCDAC and BOCC.

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

Spokane County has surplus property for sale that could be used to develop affordable housing. Developers must negotiate with Spokane County in order to purchase and develop property which may or may not have the appropriate infrastructure or zoning needed.

Affordable parcels are often located just outside the city limits but within the urban growth area (UGA) boundary established by the Growth Management Act (GMA). Annexation of property funded with HOME could adversely affect the County HOME Program when/if property funded is eventually annexed into the city. HOME has a restriction for funding affordable housing within another jurisdiction (City of Spokane). Therefore, site location is an even more important factor in determining which affordable housing projects can be funded that are not slated for annexation sometime in the future. The GMA conflicts with the HUD requirement to fund projects that will remain under County jurisdiction. All property that becomes urban in nature will eventually be annexed into the UGA of a city or town according to GMA. Counties are rural and Cities are urban.

The City of Spokane and Spokane County have agreed to work cooperatively to develop and implement a model for smart growth that delivers mutually beneficial outcomes for each jurisdiction and the citizens they serve. This agreement recognizes the individual jurisdictions have an obligation to support and serve smart economic growth while preserving and enhancing our environment, our neighborhoods, our businesses and our quality of life. The agreement is titled Joint Development Agreement - City of Spokane and Spokane County.

Discussion

Contingency recommendation in the BOCC resolution reflects the understanding that the 2019 PY may begin before the contract with HUD is signed. CSHCD is directed to conduct CDBG and HOME administrative tasks prior to the execution of the contract with HUD.

Annual CHDO allocations will not be considered projects or activities until enough funds have been set aside to provide adequate assistance.

Infrastructure projects or activities may be changed during the bidding process due to the unknown costs at the time of application and funding.

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	Public Service PS2	2015	2019	Non-Housing Community Development		Emergency Services	CDBG: \$53,156	Public service activities other than Low/Moderate Income Housing Benefit: 43100 Persons Assisted
2	Public Service PS3	2015	2019	Non-Housing Community Development		Emergency Services	CDBG: \$191,791	Public service activities other than Low/Moderate Income Housing Benefit: 3743 Persons Assisted
3	Area Revitalization AR1	2015	2019	Non-Housing Community Development		Sidewalks Water / Sewer Improvements	CDBG: \$645,544	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 11680 Persons Assisted
4	Affordable Rental Housing H1	2015	2019	Affordable Housing		Decent, Safe, and Affordable Rental Housing	HOME: \$103,106	Rental units constructed: 10 Household Housing Unit
5	Economic Development ED1	2015	2019	Non-Housing Community Development		Micro-Enterprise Assistance	CDBG: \$125,000	Businesses assisted: 96 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Affordable Housing H5	2015	2019	Affordable Housing		Decent, Safe, Affordable Housing / Homeowners	CDBG: \$215,000	Public service activities for Low/Moderate Income Housing Benefit: 200 Households Assisted
7	Planning and Administration PA1	2015	2019	Administration		Planning and Administration	CDBG: \$331,699 HOME: \$88,819	

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Public Service PS2
	Goal Description	Provide funding to food banks.
2	Goal Name	Public Service PS3
	Goal Description	Provide funding for other high priority needs.
3	Goal Name	Area Revitalization AR1
	Goal Description	Improve the infrastructure and/or physical environment.
4	Goal Name	Affordable Rental Housing H1
	Goal Description	Increase the supply of new affordable rental housing for low- and extremely low-income households.

5	Goal Name	Economic Development ED1
	Goal Description	Provide technical and financial assistance to microenterprises.
6	Goal Name	Affordable Housing H5
	Goal Description	Increase the capacity for low- to moderate-income owner-occupied households to maintain affordable homeownership by providing loans/grants for emergency repairs. Including side sewer connections.
7	Goal Name	Planning and Administration PA1
	Goal Description	Program administration and management of projects and programs within Spokane County, CSHCD, for CDBG and HOME funds. Regardless of delay in contract for CDBG and HOME between the County and HUD, CSHCD staff will utilize administration funds for the program year beginning July 1, 2019 and will be reimbursed upon execution of the contract.

Projects

AP-35 Projects – 91.220(d)

Introduction

Projects for the 2019 Program Year are listed as follows.

Projects

#	Project Name
1	Cheney Community Outreach Center
2	The GreenHouse Community Center
3	Spokane Valley Partners
4	Medical Lake Community Outreach
5	Lutheran Community Services Northwest
6	New Hope Resource Center
7	Northwest Fair Housing Alliance
8	The Salvation Army Food Bank
9	Second Harvest Food Bank
10	Greater Spokane County Meals on Wheels
11	SNAP Emergency Home Repairs
12	SNAP Financial Access
13	Spokane Valley Ella Sidewalk Improvements
14	Spokane Valley Conklin Sidewalk Improvements
15	Cheney Water Improvements
16	Spokane County HOME Administration
17	Spokane County CDBG Administration
18	Multi-Family Housing CHDO set-aside

Table 7 - Project Information

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

AP-38 Project Summary
Project Summary Information

1	Project Name	Cheney Community Outreach Center
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Emergency Services
	Funding	CDBG: \$20,000
	Description	Cheney Outreach Center provides emergency services to residents of Cheney Washington and surrounding unincorporated area.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 612 (unduplicated beneficiaries) people will benefit from emergency services. Financial assistance is limited as required by HUD.
	Location Description	Office is located at 613 Third Street, Cheney, WA 99004
	Planned Activities	Provides information, referral and energy assistance and other direct aid for low income, families, individuals, elderly and special needs residents of the Cheney area. Serves all residents of the Cheney School District #360.
2	Project Name	The GreenHouse Community Center
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Emergency Services
	Funding	CDBG: \$28,000
	Description	The Green House Community Center serves the North-West portion of Spokane County including Deer Park residents.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 450 people (unduplicated beneficiaries) will obtain emergency assistance from the Green House. Financial assistance is limited as required by HUD.
	Location Description	West 12 First Street, Deer Park, WA 99006

	Planned Activities	Provides an information and referral service for North County. Provides clothing bank, emergency services, counseling services, furniture and household items, GED program. Outreach location of other agencies such as SNAP energy assistance. A food bank is co-located there.
3	Project Name	Spokane Valley Partners
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Emergency Services
	Funding	CDBG: \$20,000
	Description	Spokane Valley Partners is the Community Center that serves the City of Spokane Valley and the unincorporated County to the East.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 413 people (unduplicated beneficiaries) will benefit from emergency services. Financial assistance is limited as required by HUD.
	Location Description	10814 E Broadway, Spokane Valley, WA 99206
	Planned Activities	Provides emergency assistance to Spokane Valley residents. Food bank is also on site.
4	Project Name	Medical Lake Community Outreach
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Emergency Services
	Funding	CDBG: \$10,000
	Description	Medical Lake Community Outreach serves the West Plains Area including Airway Heights residents with emergency services.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 150 people (unduplicated beneficiaries) will be served with emergency services. Financial assistance is limited as required by HUD.
	Location Description	

	Planned Activities	211 N Lefevre Street, Medical Lake, WA 99022
5	Project Name	Lutheran Community Services Northwest
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Abused / Neglected Children Facilities Senior Services Battered and Abused Spouse Services
	Funding	CDBG: \$40,000
	Description	Provides specialized advocacy navigating health and legal systems to victims of crime, including sexual assault; Elders and youth, including domestic violence victims. Provides referrals when appropriate.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 140 victims (unduplicated beneficiaries) will have access to services. Proposed to assist youth and elderly victims. Financial assistance is not provided.
	Location Description	210 W Sprague, Spokane WA 99201 Serves entire County population as needed
Planned Activities	Outreach, legal advocacy, medical advocacy and case management support to survivors of trauma caused by violent crime, sexual assault, domestic violence or other traumatic events.	
6	Project Name	New Hope Resource Center
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Emergency Services
	Funding	CDBG: \$18,000
	Description	New Hope Resource Center provides emergency services in the North-East County unincorporated area.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	Approximately 700 people (unduplicated beneficiaries) will be provided with emergency services. Serves low- moderate- income people in the NE County locations. Financial assistance is limited as required by HUD.
	Location Description	4211 E Colbert Road, Colbert, WA 99005
	Planned Activities	New Hope serves Mead, Colbert, Elk, Chattaroy and Riverside communities in North Spokane County. Zip codes include 99005, 99201, 99003, 99009, 99218 and 99025. They provide information and referral services, emergency assistance for utilities, rent and prescription assistance. Also offers chore services and transportation for the elderly and disabled people.
7	Project Name	Northwest Fair Housing Alliance
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Fair Housing Activities
	Funding	CDBG: \$10,791
	Description	NWFHA will provide outreach, fair housing workshops and counselling, to low-and moderate- income residents of publicly subsidized and low income housing tax credit multi-family properties. Emphasis will be on elderly, people with disabilities and families with children. As a public service, workshops in Deer Park, Airway Heights, Cheney, Medical Lake qualify as area-wide benefit due to population of low- moderate income residents. Other workshops and counselling will require intake documentation of income eligibility. Furthermore, NWFHA will provide essential data for use in Spokane County's effort to Affirmatively Further Fair Housing.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	450 low- moderate- income renters will gain information and support with fair housing questions and/or complaints.
	Location Description	Deer Park, Airway Heights, Cheney, Medical Lake, Spokane Valley and Liberty Lake, Washington.

	Planned Activities	Targeted provision of six (6) fair housing workshops for fair housing training and counseling to residents of publically subsidized and low income housing tax credit multi-family housing complexes.
8	Project Name	The Salvation Army Food Bank
	Target Area	
	Goals Supported	Public Service PS2
	Needs Addressed	Emergency Services
	Funding	CDBG: \$17,524
	Description	The Salvation Army Food Bank provides food to County beneficiaries.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 8,600 low- and moderate- income people from county locations will receive food from the food bank.
	Location Description	222 East Indiana, Spokane, WA 99209. Serving County beneficiaries at this city location.
	Planned Activities	Provide emergency food to families who live in Spokane County locations. They use this food bank due to convenient hours of operation, when accessing other services at Salvation Army Center.
9	Project Name	Second Harvest Food Bank
	Target Area	
	Goals Supported	Public Service PS2
	Needs Addressed	Emergency Services
	Funding	CDBG: \$35,632
	Description	Provides food for Spokane County Beneficiaries at local food banks.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 34,500 people (unduplicated county beneficiaries) will get food from area food banks.
	Location Description	1234 E Front Avenue, Spokane, WA 99202. Serves entire County Food Banks.

	Planned Activities	Second Harvest will supply emergency food to all eligible people in need, including children, working poor households, elderly, homebound, disabled, homeless and others experiencing hunger.
10	Project Name	Greater Spokane County Meals on Wheels
	Target Area	
	Goals Supported	Public Service PS3
	Needs Addressed	Senior Services Handicapped Services Emergency Services
	Funding	CDBG: \$45,000
	Description	Greater Spokane County Meals on Wheels is a home delivered meal program with nutritious meals for home bound people (elderly and disabled). They also provide food to senior meal sites for those who are not home bound to enjoy a meal together.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 828 elderly and disabled people (unduplicated County beneficiaries) will benefit from Meals on Wheels food delivery program, either to their homes or to a nearby senior center cafe.
	Location Description	12101 E Sprague, Spokane Valley, WA 99206. Serves County-wide.
	Planned Activities	Serving with a focus on people 60 years of age or older and/or disabled people with hot prepared meals as needed. Weekend meals are provided frozen for at home use. Clients must apply for this service to be included in deliveries. Seniors may give donations toward lunch or eat free at senior centers that serve Meals on Wheels lunches.
11	Project Name	SNAP Emergency Home Repairs
	Target Area	
	Goals Supported	Affordable Housing H5
	Needs Addressed	Decent, Safe, Affordable Housing / Homeowners
	Funding	CDBG: \$215,000
	Description	Emergency repairs will be made to low and moderate- income homeowners dwellings as needed for accessibility and safety.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	Approximately 200 Low/Mod income homeowners (unduplicated County beneficiaries) will receive approximately 280 emergency housing repairs/rehabilitation or modifications so they can remain in their homes, safely. The Target population is homeowners with incomes at or below 50% of MFI, especially those with special needs such as elderly, frail elderly, severely mentally ill, developmentally disabled, physically disabled, or HIV/AIDS - positive occupants.
	Location Description	212 W 2nd, Spokane, WA 99201. Serves County-wide.
	Planned Activities	Repairs to low- and moderate-income, owner occupied homes where conditions create a health or safety hazard. Assistance of up to \$2,500 each to cover the cost of 1) accessibility modifications for disabled household member. 2) Repair of emergency health and safety hazards.
12	Project Name	SNAP Financial Access
	Target Area	
	Goals Supported	Economic Development ED1
	Needs Addressed	Micro-Enterprise Assistance
	Funding	CDBG: \$125,000
	Description	Providing technical and financial assistance to micro-enterprises.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 96 people (unduplicated County beneficiaries) will be served with technical assistance and/or financial assistance for micro enterprises.
	Location Description	212 W 2nd Avenue, Spokane, WA 99201. Serves County-wide.
	Planned Activities	Micro enterprise businesses have five or fewer employees including the employer. Assistance is available to households with income less than 80% MFI. Services included training, technical assistance and access to funding starting and growing a business. A portion of the micro-enterprise CDBG funds will be used as matched savings grants for Individual Development Accounts which will assist low-income beneficiaries in capitalizing their microenterprise business.
13	Project Name	Spokane Valley Ella Sidewalk Improvements
	Target Area	
	Goals Supported	Area Revitalization AR1

	Needs Addressed	Sidewalks
	Funding	CDBG: \$358,133
	Description	Installation of ADA Compliant Curb cuts and Sidewalk Improvements on Ella Road from Alki Avenue to East Broadway Avenue, in Spokane Valley. Census Tract 53063012100 Block Group 3.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	900 people will benefit from new sidewalks in this census tract which qualifies as area-wide benefit due to the low-income population within the census block group. 445 residents or 49.44% are Low- moderate income.
	Location Description	Determined to be primarily a residential area, the project will be constructed in Spokane Valley on Ella Road from Alki Avenue to East Broadway Avenue.
	Planned Activities	Sidewalk improvements and ADA compliant curb cuts are part of the Spokane Valley Pedestrian Plan to bring sidewalk facilities up to par for Spokane Valley residents. This project continues that work on Ella Road from Alki Avenue to East Broadway Avenue in Spokane Valley.
14	Project Name	Spokane Valley Conklin Sidewalk Improvements
	Target Area	
	Goals Supported	Area Revitalization AR1
	Needs Addressed	Sidewalks
	Funding	CDBG: \$75,611
	Description	Installation of ADA Compliant Curb cuts and Sidewalk Improvements on Conklin Road from Riceland Lane to Appleway Trail (135 linear feet) Census tract 53063012100 Block Group 3.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	2,300 people will benefit from new sidewalks in this census tract which qualifies as area wide benefit due to the low- moderate- income population within the census block group. 1,680 residents or 73.04% are low-moderate-income.

	Location Description	Determined to be primarily a residential area, the project will be constructed in Spokane Valley on Conklin Road, from Appleway Trail to Riceland Lane. This will connect neighborhoods and provide safe access the Appleway Trail.
	Planned Activities	Sidewalk improvements and ADA compliant curb cuts are part of the Spokane Valley Pedestrian Plan to bring sidewalk facilities up to par for Spokane Valley residents. This project continues that work.
15	Project Name	Cheney Water Improvements
	Target Area	
	Goals Supported	Area Revitalization AR1
	Needs Addressed	Water / Sewer Improvements
	Funding	CDBG: \$211,800
	Description	Cheney will improve the infrastructure by installing new water mains. The City of Cheney is determined to be predominantly residential.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	8,480 people will benefit from improved water infrastructure. 4,705 or 55.48% are low/mod income in Cheney Washington, qualifying this as area-wide benefit.
	Location Description	North 3rd Street, between Ash and Elm Streets, in Cheney Washington
	Planned Activities	Cheney will replace approximates 600 lineal feet of new water main on North 3rd between Ash and Elm.
16	Project Name	Spokane County HOME Administration
	Target Area	
	Goals Supported	Planning and Administration PA1
	Needs Addressed	Planning and Administration
	Funding	HOME: \$88,819
	Description	CSHCD provides management, compliance and oversight of the County's HOME Entitlement. CSHCD intends to utilize 2019 HOME Administration funds beginning July 1, 2019 regardless of the status of HUD's Contract with Spokane County, as allowed to conduct required activities for HOME administration.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	NA Planning activities
	Location Description	314 West 8th Avenue, Spokane, WA 99204
	Planned Activities	HOME compliance monitoring is extensive and carried out by CSHCD staff to provide for ongoing affordability and compliance of projects.
17	Project Name	Spokane County CDBG Administration
	Target Area	
	Goals Supported	Planning and Administration PA1
	Needs Addressed	Planning and Administration
	Funding	CDBG: \$331,699
	Description	CSHCD provides management, compliance and oversight of the County's CDBG Entitlement. CSHCD intend to utilize CDBG Program Administration funds beginning July 1, 2019 to stay compliant with requirements of the CDBG Program regardless of the status of the HUD contract.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	NA Planning and Administration
	Location Description	Desk Monitoring will take place at the CSHCD location 314 W. 8th Avenue, Spokane, WA 99204
	Planned Activities	CSHCD staff conducts desk monitoring monthly and technical assistance as needed. On site monitoring of projects is conducted according to a risk assessment.
18	Project Name	Multi-Family Housing CHDO set-aside
	Target Area	
	Goals Supported	Affordable Rental Housing H1
	Needs Addressed	Decent, Safe, and Affordable Rental Housing
	Funding	HOME: \$103,106

Description	HUD requires a 15% HOME Community Housing Development Organization (CHDO) set-aside for affordable housing. 15% of HOME is inadequate for funding a project that often needs other layers of funding and time to generate the total funds for development. Annual amounts are set aside that will be combined in order to sufficiently provide gap funding to affordable housing projects. CHDO allocations will be addressed in the Federal IDIS Program and identified as a project in each Annual Action Plan. Changes to such projects are not considered to be substantial because the project is described in one Annual Action Plan with multiple years' projects contributing to the same development. HOME funds were over committed in 2016. This project is meant to provide additional funds as needed for one or more projects.
Target Date	6/30/2020
Estimate the number and type of families that will benefit from the proposed activities	Originally 16 households, including homeless and special needs will benefit from the 2016 project(s) that will receive addition funding with 2019 HOME funds.
Location Description	NA. These funds are set aside for existing or future multi-family housing projects as required by CHDO 15% set aside requirement of HUD.
Planned Activities	CSHCD intends to combine these funds with other years' funds to complete an affordable rental housing project.

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

Currently Spokane County chooses not to identify geographic priorities. Target Areas identified by HUD provide guidance on area where CDBG can be used as an area-wide benefit. Income levels within census block groups are adjusted by the American Community Survey and have become unpredictable over the five year planning horizon. Therefore, Target Areas will be identified and area-wide benefit used after annual review prior to projects moving forward for consideration and funding.

Infrastructure projects and activities are profoundly affected by the change to American Community Survey. The high cost of surveys and the process for requesting waivers from HUD add to the difficulty of funding otherwise qualified infrastructure projects.

A map is provided by HUD and utilized by CSHCD to determine which towns qualify annually.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

NA

Discussion

Community Development managers continually expressed concern about the change to American Community Survey for the purposes of allocating CDBG funds. Those concerns were noted, yet we are left with the inability to serve the towns and cities that have large census block groups and few homes. One or two large homes in a farming community can skew the income level to the point where they jurisdiction is no longer qualified for CDBG area-wide assistance.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

Table 11: One-year Goals for the *types* of households supported are funded with;

- Consolidated Homeless Grant (CHG)
- Homeless Housing Assistance Act (HHAA local document recording fees)

Spokane County's strategy to address safe, affordable housing using HOME and CDBG funds include infrastructure projects that provide availability and accessibility for the purpose of a suitable living environment and affordability of decent housing. These are objectives of HUD which are described in more detail within the Executive Summary. (CHG/TBRA rental assistance was counted in 2017 Annual Action Plan).

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	2,915
Special-Needs	828
Total	3,743

Table 9 - 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	0
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	0

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

Homeless are not served with CDBG. The number for homeless is an estimate of those served by Homeless Housing Assistance Act Funds during the period of July 1, 2019-June 30, 2020. Non-Homeless number reflects estimated beneficiaries of Community Centers' emergency services, food banks, and other public services. Special needs number reflects proposed beneficiaries of Greater Spokane Meals on Wheels. Infrastructure benefit is not reflected here. See project descriptions for more detail on these goals.

AP-60 Public Housing – 91.220(h)

Introduction

Spokane Housing Authority (SHA) went through a process of reevaluation and planning improvements to better serve the needs of Spokane County residents with affordable housing options. Considerable work was done to provide housing choice vouchers to local programs who serve low- income people with special needs. Spokane County has reestablished a working relationship with the housing authority by holding meetings with them and the City of Spokane to strategize together around affordable housing goals of the agency, jurisdictions and low-income public. As well as how various programs may be able to compliment the housing voucher program with supportive services such as housing specialists assisting people with locating and obtaining housing, including furnishings and household items for stability.

SHA is governed by a seven-member Board of Commissioners to include one “directly assisted Commissioner” and six commissioners appointed by the following: Two (2) individuals appointed by the Mayor of the City of Spokane, two (2) individuals appointed by the City Council of the City of Spokane Valley, and two (2) individuals appointed by the Spokane County Commissioners. Each member serves a five-year term of office, with terms rotating in such a manner that one appointment is made each year. The Board has full authority in the establishment of SHA policies, long-term direction, and oversight of programs that accomplish the Agency’s mission.

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

Spokane County is available to discuss the needs of the Spokane Housing Authority (SHA) at any time. The annual RFP for HOME will reveal if SHA has need for County funds and will be addressed at that time. In 2019 PY SHA will administer TBRA vouchers for affordable rental housing for Spokane County CARES Program clientele which are disabled.

Spokane Housing Authority has always had an extremely small public housing program. Initially, just 125 total public housing units were in SHA’s inventory. In 2015, SHA was given permission to move forward with a Rental Assistance Demonstration (RAD) Program portfolio project to divest its public housing inventory. Phase I was the conversion of the Parsons, a 50-unit elderly/disabled property. Utilizing 4% Low-Income Housing Tax Credits and Tax Exempt Bonds, the Parsons was transferred to a Limited Liability Limited Partnership ownership structure in 2015, awarded project-based housing choice vouchers, and in 2016 completed \$1.8 million of rehabilitation. Also in 2016, one single family home (part of SHA’s scattered site public housing inventory), was sold to the Washington State Department of Transportation through eminent domain to facilitate the north/south freeway extension.

Phase II of SHA’s RAD participation is the disposition (sale) of the remaining 74 scattered site units. These include 58 single family homes and 8 duplex properties. Proceeds received from the sale of all scattered site units will be used as gap financing in the acquisition and rehabilitation or new

construction of additional affordable housing units using tax credit and/or bond financing structures. It is anticipated that this could create as many as 300 affordable housing units over a period years. The 74 Project-Based Section 8 Housing Choice Vouchers received as a part of this transaction will be attached to units located at two apartment communities owned and operated by two distinct tax credit partnerships. The Spokane Housing Authority is the General Partner of one property, Cedarwest Apartments, while a non-profit affordable housing provider, Spokane Housing Ventures, is the General Partner of the other tax-credit entity, Clare View North.

Current tenants of the remaining public housing units will be offered three housing alternatives:

- 1) Using a Housing Choice Voucher they have the right-of-first refusal to purchase and acquire the property they currently occupy. This is dependent upon meeting the qualifications of the Voucher Homeownership Program as well as lender requirements
- 2) Pursue their Right-to-Return and follow the RAD Transfer of Assistance to either Cedarwest Apartments or Clareview North Apartments. Tenants not choosing this alternative will have to voluntarily relinquish their right to pursue this option.
- 3) In lieu of Option 2, tenants can waive their right-to-return and accept a Housing Choice Voucher and full URA benefits and advisory services from SHA staff to find comparable housing.

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

The SHA Board of Commissioners includes at least one participant of SHA services. This resident representative provides the agency with resident's perspective on a broad range of issues. SHA develops its annual plan each year with resident consultation and the opportunity for them to provide feedback on the plan before finalizing it each year. SHA sponsors various resident social events designed to provide an opportunity for residents to interact with SHA staff and their neighbors.

The SHA may establish requirements for financing purchase of a home under the homeownership option. This may include requirements concerning qualification of lenders, terms of financing, restrictions concerning debt secured by the home, lender qualifications, loan terms, and affordability of the debt. The SHA must establish policies describing these requirements in the administrative plan.

The SHA may not require that families acquire financing from one or more specified lenders, thereby restricting the family's ability to secure favorable financing terms.

SHA Policy statements follow:

- Balloon payment mortgages and variable interest rate mortgages are prohibited and will not be

approved by the SHA.

- Seller financed mortgages shall be considered by the SHA on a case-by-case basis. If a mortgage is not backed by a government program, the SHA will require the lender to comply with accepted mortgage underwriting standards consistent with those of HUD/FHA, Ginnie Mae, Fannie Mae, Freddie Mac, USDA-RD or other private lending institution.
- Except in the case of a family that qualifies as an elderly or disabled family, other family members (described below) shall not receive homeownership assistance for more than:
- Fifteen years, if the initial mortgage incurred to finance purchase of the home has a term of twenty (20) years or longer; or ten (10) years, in all other cases. To encourage the residents to become more involved with management, the PHA Annual Plan is available for review at the Public Housing leasing office during its public review time period. SHA recently updated its Administrative Plan to provide an avenue for the 74-scattered site public housing residents to participate in the Housing Choice Voucher Homeownership program if they meet the qualifications. All 74 will get first right of refusal to purchase either the home in which they reside or another available from the inventory. SHA anticipates the 74 units will convert from public housing to SHA-owned affordable units in 2019. In 2018 and in 2019 the authority has met with households to understand which of the alternatives they wish to pursue. SHA has started working with interested households to pre-screen for homeownership qualifications. The rest of 2019 SHA will begin implementation of the alternative they selected. As the homeownership track is more involved and has more hurdles to overcome, not every household will be capable of or have the means to achieve this option. Still we intend to provide the choice to all current households and assist where we can. The remainder of 2019 and 2020 will be spent working with current households to begin implementing their future housing option which includes this homeownership alternative.

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

NA

Discussion

SHA participates and contributes to the annual fair housing training. The Director of SHA is on the Continuum of Care Board and continues to work on improvements to the homeless response system.

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

Introduction

The Spokane City/County Continuum of Care, in support of the 2015-2020 Strategic Plan to End Homelessness, will focus on action steps aimed at obtaining the following objectives: increase leadership, collaboration and civic engagement; increase access to stable and affordable housing; support effective pathways toward self-sufficiency and reduced financial vulnerability; transform homeless services to crisis response systems leading to improved health and safety; and advance health and housing stability for youth experiencing homelessness, including unaccompanied homeless youth and youth aging out of systems such as foster care.

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

In an effort to reach out to the unsheltered population, the community has implemented a number of street outreach initiatives. The City of Spokane's CHHS Department work with other City entities such as Code Enforcement and Police to support the Homeless Street Outreach Team, a collaboration between homeless housing providers, coordinated assessment, and mental health providers to identify and provide outreach to individuals occupying homeless encampments. This interagency collaboration includes both a City-funded street outreach team and a PATH-fund outreach team for homeless individuals with mental illness and provides a pipeline for housing and support services to the chronically homeless unsheltered population in our community. The City has identified the need for additional investment in street outreach in the next year and has targeted these funds to both expand the capacity of existing efforts and to facilitate better alignment of services between City-, PATH-, SSVF-, RHY-, and STR Opioid Crisis-funded street outreach teams. This new street outreach collaborative meets on a bi-weekly to case conference common clients and coordinate outreach services to ensure 100% geographic coverage of the jurisdiction and that clients are matched to the appropriate service provider. The goal for the next year is to complete assessment of the collaborative's geographic coverage with a particular emphasis on identifying gaps in rural coverage.

Addressing the emergency shelter and transitional housing needs of homeless persons

The CoC identifies the need to provide emergency response to families and individuals who are homeless and recognizes the continued need for shelter beds that are available when a person is unsheltered. Although the CoC is moving towards providing permanent, rather than temporary, housing options, there are some special populations, such as youth, households fleeing domestic violence, clients exiting institutions, and families with children involved with the child welfare system, who

continue to benefit from a supportive transitional housing program.

The jurisdiction's goal is to operate a comprehensive shelter system that meet the needs of all households regardless of composition and quickly transitions households from homelessness back into permanent housing. Currently the shelter system includes programs to serve the specific needs of homeless adult men, adult women, unaccompanied youth, and households with children, however youth who are in transition (18-24) do not have a dedicated shelter program. The City identified a partner agency at the end of 2017 through an RFI process to take the lead in the development of a shelter for young adults. In July of 2018, the City was selected by A Way Home Washington to participate in their Anchor Community Initiative around ending youth and young adult homelessness is currently working to utilize the financial resources available through the initiative to develop, with this partner agency, to develop a young adult shelter in the next year.

These efforts connect directly to the goals of transforming homeless services in to a crisis response system and the system goal of reducing the length of time households experience homelessness.

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 coordinated entry process includes access to diversion programs to prevent individuals and families with children from entering the crisis response system by assisting with their access to community resources. ESG is funding rapid re-housing and emergency shelter operations. An intentional shift to focus on permanent housing exits when households enter the homeless system has been transforming the community's homeless system over the past few years. As a result, much of the CoC efforts to serve homeless households are focused on rapid re-housing. Households who present as chronically homeless with very high barriers are placed directly into available PSH units or available bridge housing. These efforts shorten the time families are homeless and increase stability. The one year for these populations is complete for the CoC to complete its evaluation of the prioritization policies of singles and families coordinated assessment and implement any necessary changes to how households are matched with housing intervention.

The Supportive Services for Veteran Families (SSVF) program provides an essential resource for Veterans and their families who are homeless or at risk. SSVF provides intensive outreach, housing search and placement and continued case management for this population. For Veterans who need more intensive housing services, Spokane Housing Authority (SHA) has a successful partnership with the Veterans Administration to provide VASH vouchers to homeless veterans. All referrals are made through the VA, who also provides complete wrap-around supportive services. Veterans that are not eligible for these

programs are prioritized for placement in PSH dedicated to chronically homeless veterans.

The Young Adult Housing Program (YAHP) from the Washington State Department of Commerce's Office of Homeless Youth has provided the jurisdiction with an essential new resource for the provision of rent assistance, transitional housing, and case management for young adults ages 18 through 24. YAHP provides young adults with housing search assistance, temporary rental assistance, and case management as well as access to transitional or interim housing during the housing search process for youth with the highest barriers. The one-year goal for this population is to complete the evaluation of the joint transitional housing-rapid rehousing pilot program for YAHP to determine if this an effective model for transition vulnerable young people to permanent housing.

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.

The jurisdiction works with the following housing and health care partners on the implementation of an integrated care program: Empire Health Foundation, Providence Health Care, Community Health Association of Spokane, and Volunteers of America. The program strives to ensure eligible homeless clients are not discharged from in-patient hospital care or emergency room visit into homelessness. The Roads to Community Living Program coordinates with group homes, assisted living program and private landlords to ensure that long term Medicare eligible clients discharging from hospitals, nursing homes and mental health facilities are not being discharged into homelessness.

The Spokane County Regional Behavioral Health Division (SCRBH) is responsible for all community-based mental health services for inpatient and outpatient care services. Eastern State Hospital works in conjunction with Frontier Behavioral Health Outreach Team, Spokane County Supportive Living Program, and Behavioral Health Options. These programs work with the clients and the outpatient mental health provider to create a plan for housing and continued services.

The CoC has ensured that its members have written procedures to address discharge planning of youth exiting foster care. The Department of Children, Youth, and Families procedures provide for Independent Living Services and require an Independent Living Plan to assist the youth toward a successful transition to adulthood. Local DCYF Social Workers and other community stakeholders work with youth as they near 18 to establish an ILP to guide the services and housing assistance until they are 21.

Spokane County has taken the lead in housing individuals as they exit from correctional institutions through the Re-Entry Initiative (REI) Program, a community re-entry program dedicated to transitioning

formerly homeless exiting institutional settings into adjusted citizens, engaging, working and living in stable housing with limited to no subsidy. Through their partnership with Goodwill Industries of the Inland Northwest, they provide permanent housing through a short term rental assistance program to persons exiting correctional institutions. Airway Heights Corrections facility and the local jail works with Pioneer Human Services who operates a 55-bed work release facility for women and an 80-bed work release facility for men. A formalized discharge plan, in which housing is a requirement, is created for each client as they discharge from these facilities.

Discussion

Please refer to AP85 "Other Actions Planned to Reduce Poverty"

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

Introduction:

Housing affordability is determined by the relationship between supply and demand. A household's purchasing power (demand), or its capacity to "consume" housing, is based on its income. This may include wages, investment income, gifts, and inheritance. Government can directly increase a household's purchasing power by general income transfers (public assistance, social security, etc.), housing assistance payments or services that increase disposable income (childcare subsidies, health care, etc.). Government can indirectly influence household income through actions such as increasing the minimum wage or changing the tax structure.

The price of housing is affected by a complex combination of factors related to the cost of housing production (supply). These include the cost of land, materials, labor, and capital. The government can be a housing developer, as in the case of public housing. Government loans, grants, and financing that reduce the cost of private sector and non-profit sector housing production, operation, or maintenance directly impact housing affordability.

The public sector can also make housing more affordable by imposing rent or price controls. Tax abatement and infrastructure development are indirect techniques for reducing the price of housing. Other types of government intervention in the housing market can increase the cost of housing. The most common of these interventions are local government development regulations. These include regulation of density, lot sizes, building size, unit type, and design and building materials.

Communities can also increase housing costs through lengthy approval process, permit fees, infrastructure requirements, and payments or land dedications for parks and schools. Increases in the minimum wage or prevailing wage requirements, which increase household income on the demand side, can increase the cost of labor for housing construction. The tax code can also impact housing cost, either positively or negatively. The availability of affordable housing is also related to consumer and community preference. Housing developers gauge housing location, style, and price to the perceived local market and community acceptability. Within this context, this section of the Annual Action Plan describes the barriers to meeting the affordable housing needs in Spokane County. They include:

- Federal resources and policies
- The gap between housing cost and income
- Local development regulations
- NIMBY opposition
- Fair Housing Issues

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

For households with incomes at or below 30% of median income, affordable housing consists primarily of federally subsidized rental housing. It is likely that the supply of these units in Spokane County will continue to be reduced. This will result from:

- Changes in public housing policies to allow preferences that may reduce availability for below 30% MFI households.
- Changes in the federal formula for allocation of Section 8 subsidy has led to the closing of the Section 8 waiting list.
- The loss of privately owned Section 8 units and federally insured units from the assisted housing inventory as owners opt out of these programs.

It is difficult to predict future trends in federal funds for the development and operation of affordable and subsidized housing. The Low-Income Housing Tax Credit and state private activity bonds are important tools for financing affordable housing and there is increasing competition for these resources.

Gap between Housing Cost and Income: Research has shown that the gap between the income of low-income households and the cost of housing is growing. This is perhaps the primary barrier to housing affordability. The average wage for a renter in Washington is \$15.55 per hour. In order to afford a two-bedroom apartment the average wage earner would need to work 48 hours per week year-round.

Local Development Regulations: The Spokane County Comprehensive Plan encourages affordable housing options. Accessory dwelling units are now allowed on a limited basis which was not the case with the prior Consolidated Plan showing progress. The County also began allowing zero lot line town homes as well. Both of these mechanisms help housing affordability by lowering development costs and allowing higher densities.

NIMBY Opposition: Spokane County citizens become active when projects are proposed in their area. Whether it be workforce housing or senior housing they are concerned about property values. The County is aware of its responsibilities for notification of land use activities. They accept public comment but do not violate the regulations in place just because a neighborhood is against a project allowed under the current zoning. Public education and the citizen participation process continue to provide information to thwart the “not in my back yard” attitude.

Fair Housing: The costs to a landlord or development associated with Fair Housing result in it being a barrier to affordable housing. The Fair Housing Assessment will be prepared upon the release of the final requirements for Fair Housing Planning. Annually in partnership with the City of Spokane, Northwest Fair Housing Alliance, Spokane Low Income Housing Consortium, Spokane Housing Authority, Landlord Association, and the Washington State Human Rights Commission, Spokane County co-hosts a Fair housing conference for local landlords and management companies. The current Analysis of

Impediments to Fair Housing Choice is available on the County website.

Discussion:

The City of Spokane and Spokane County have agreed to begin planning jointly around the fringe of the Urban Growth Boundary. Affordable housing is being built within the UGA which will eventually be annexed into a city as allowed by the Growth Management Act. Spokane County will look very closely at affordable housing projects due to the requirement that these projects remain within County jurisdiction for the affordability period. Conflicts with local GMA requirements and HUD HOME rule will be a focus for the Division in the future.

AP-85 Other Actions – 91.220(k)

Introduction:

The following narrative speaks to the actions Spokane County will undertake during the 2019 PY to address the obstacles toward achieving safe affordable housing choice, need to reduce homelessness and provide for the basic needs, need for community development, infrastructure and economic opportunities.

Actions planned to address obstacles to meeting underserved needs

Spokane County is working with local non-profit agencies and jurisdictions within the County to strategically target projects that will preserve and increase quality, safe and affordable housing choices; prevent and reduce homelessness; provide opportunities to improve quality of life; support vibrant cities and towns and expand economic opportunities.

Actions planned to foster and maintain affordable housing

Spokane County recognizes the importance of affordable housing development and maintaining existing affordable housing stock. The County includes both for profit and non-profit housing developers in the annual Affordable Housing Request for Proposals. The County offers developer the opportunity to leverage limited County HOME and Affordable Washington State Housing Trust Funding. Typically, County HOME funds account for a fraction of the total cost but deliver large projects providing a large number of long-term affordable rental housing units.

The County maintains its HOME investment in affordable housing by monitoring rental housing occupancy and physical condition over HUD's minimum compliance periods required by 92.254. The County also grants and loans CDBG funds to repair low-income owner-occupied homes enabling existing homeowners to enjoy a safe and healthy home that they can afford to operate and maintain. These repairs include required connections to the centralized sewer system.

Actions planned to reduce lead-based paint hazards

Spokane County's Emergency Housing Repair Program and Affordable Housing Program are active in identifying and addressing lead-based paint hazards in eligible owner and renter housing. HUD Title X and EPA Renovator (RRP) requirements are integrated into CDBG and HOME funded programs that rehabilitate housing units constructed prior to 1978. These programs coordinate with the Washington State lead-Based Pint Program for contractor certification, lead-safe renovation, and regulation technical assistance. Typical lead hazard control begins with visual assessment and in more severer cases require a lead inspection to guide the scope of work. Contractors certified as Abatement Supervisor and EPA Renovators can complete projects in compliance with HUD's Title X regulation. These projects typically include wet scraping, painting, eliminating friction/impact surfaces, mulching bare soil, and cleaning to

achieve clearance.

Actions planned to reduce the number of poverty-level families

Spokane County's anti-poverty strategy focuses on the concept of coordination and linkages. The goals and objective in the Strategic Plan describe the role that the County will play in regional efforts to move people out of poverty and to revitalize geographic areas of the community with high poverty levels. Key strategies include:

- Focusing resources on populations with the greatest need
- Coordinating physical development with the provision of supportive services for persons with special needs
- Enabling low-income person to accumulate assets through homeownership and business development
- Focusing on education and training that leads to self-sufficiency
- Job and construction contracting opportunities to low-income residents and Section 3 business concerns that are owned by or employ low-income residents
- Providing access for people in poverty to employment opportunities
- Empowering low-income residents to provide leadership and solve problems in their communities.

Actions planned to develop institutional structure

The main strategy regarding institutional structure in Spokane County is collaboration. There are good working relationships among the municipalities, state agencies, and local organizations involved with housing and community development related services. The exchange of information and technical assistance has resulted in a more effective service delivery system. The County has strived to work with the City of Spokane to approach challenges on a regional basis. Examples of this are the merged Continuum of Care, County representative on the City's Community Housing and Human Services Board, City / County agreement to plan together for annexations and inclusion of a City representative on the HCDAC through a bylaws update.

Spokane County will assist where possible in coordinating the development and planning capacity in the county, particularly in the county cities and towns. Technical and financial assistance in the area of economic development will be offered to increase capacity toward becoming economically self-sustaining in these areas.

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

The County has established a number of cooperative partnerships and collaborations with public and

supportive housing providers, private and government health, local government, mental health and social service agencies to address our priority needs and will continue to do so. Examples include:

Multi-family Housing: The County works closely with the City of Spokane and Washington State Department of Commerce to coordinate the funding and development of multi-family housing units funded through the County's Affordable Housing Program.

Spokane County partners with the City of Spokane, Northwest Fair Housing Alliance, The Washington State Human Rights Commission, and the Spokane Low Income Housing Consortium and the Landlord Association, by providing Fair Housing Conferences annually in April.

Participation in the Spokane Homeless Coalition, the Continuum of Care Advisory Committee and Greater Spokane Valley Network to keep information flowing on ways to help homeless or to prevent homelessness.

Tenant Based Rental Assistance (TBRA) Program is managed by the Spokane Housing Authority in partnership with CSHCD to serve homeless households who are progressing to self-sufficiency but have expired Consolidated Homeless Grant Funds for rental assistance. HOME TBRA will be provided for up to two years, keep those households stable and avoid having them return to homelessness. Additionally, HOME TBRA will provide rental assistance to CARES program clientele for two years while they apply for section 8 housing choice vouchers.

Discussion:

One-third of Spokane Public School students were dropping out in 2006. Many students who started college never got a technical certificate or a two-year or four-year degree.

To empower young people and expand educational opportunities to improve health, Spokane County is transforming its approach to student success. County leaders—including school officials, local universities, the business community and other partners—responded with a series of innovative steps, including full-day kindergarten; skill-building training sessions for young students; a real-time early-warning system to monitor student attendance and grades; and targeted dropout prevention programs designed to be supportive rather than focusing on punishment.

The plan is working—and the results will continue to pay dividends.

“There are so many linkages between health and education,” says Lyndia Wilson, Division Director at Spokane Regional Health District (SRHD). “Individuals who have more education are more likely to make better decisions about tobacco and alcohol, sexual activity and other risky behaviors. At the same time, better education makes you eligible for better-paying jobs that have health insurance, wellness

programs, and other benefits.”

Other health efforts in Spokane County build on education achievements by empowering youth and fostering youth advocacy to enact healthy changes in the community. A Neighborhoods Matter initiative trains youth advocates who successfully lobbied the Spokane City Council for the bulldozing of a drug house, zoning limits on junk food advertising, and preserving local public library hours. As a result of complementary efforts, a one-tenth cent sales tax now supports community-based mental health and criminal justice services.

By complementing the laser focus on improving graduation rates with these other initiatives to address the root causes of poor health, community partners are making a positive impact on the ability of every child to succeed.

Program Specific Requirements

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

Introduction:

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.	100.00%

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:

Spokane County does not plan to directly use other forms of investment beyond those listed in 92.205. The years covered that include this Annual Action Plan are 2018 and 2019 as indicated on

the attached certifications.

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:

HOME regulation 92.254 describes qualifications of homeownership activities as affordable housing. The recapture provision is triggered if a borrower sells, transfers, refinances, or changes the use of the property during the HOME period of affordability. This loan provision limits recaptured funds to net proceeds available from the sale rather than the entire HOME investment. Using recapture provision the County will not be required to repay HUD if a sale, short sale, foreclosure, involuntary sale, etc. of the program-assisted home provide insufficient funds to fully repay the amount of HUD downpayment assistance.

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:

HOME regulation 92.254 (a) (4) describes the minimum HOME period of affordability based upon the amount of HOME homeownership assistance. The Downpayment Assistance Program Guidelines and agreements include a provision for the affordability period and the recapture provisions upon the sale, transfer, refinance or if the home ceases to be the primary residence of the borrower(s). The recapture provision limits recaptured funds to any net proceeds available from the sale rather than the entire HOME investment.

HOME funded affordable rental housing projects include acquisition, new construction, and/or renovation trigger minimum periods of affordability per 24 CFR 92.252(e)

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:

HOME funds will not be used to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds under 24 CFR 92.206(b). However, HOME funds may be used to pay off principal and interest of a construction loan, bridge financing loan, or guaranteed loan as provided under 24 CFR 92.206(g).

HUD requires that a portion of HOME Entitlement be reserved for Community Housing Development Organizations (CHDO). Annual amounts set aside will need to be combined in order to sufficiently provide gap funding to affordable housing projects. CHDO allocations will be addressed in the Federal IDIS program rather than be identified in each Annual Action Plan. The HOME RFP is conducted after Annual Action Plans are submitted to HUD.

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



Date



Title

SIGN AND DATE

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) 2018, 2019 [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.

SIGN AND DATE

Signature of Authorized Official

Date

Mary E. Kuey

6/18/19

Chair, BOCC

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.

SIGN AND DATE

Mary E. Kney
Signature of Authorized Official

6/18/19
Date

Chair, BOCC
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;

SIGN AND DATE

Mary E. Kenney
Signature of Authorized Official

6/18/19
Date

Chair, BOCC
Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter’s rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

Essential Services and Operating Costs – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

Renovation – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal State, local, and private assistance available for these individuals.

Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

Confidentiality – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.

SIGN AND DATE

Mary E. Kinney
Signature of Authorized Official

6/18/19
Date

Chair, BOCC
Title

Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

Activities -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

Building -- Any building or structure assisted under that program shall be operated for the purpose specified in the consolidated plan:

1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

SIGN AND DATE

Mary S. Kunay
Signature of Authorized Official

6/18/19
Date

Chair, BOCC
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.

Application for Federal Assistance SF-424

* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): _____ * Other (Specify): _____
---	---	--

* 3. Date Received: _____	4. Applicant Identifier: B-19-UC-0004
-------------------------------------	---

5a. Federal Entity Identifier: _____	5b. Federal Award Identifier: B-19-UC-0004
--	--

State Use Only:

6. Date Received by State: _____	7. State Application Identifier: _____
---	---

8. APPLICANT INFORMATION:

*** a. Legal Name:** SPOKANE COUNTY, STATE OF WASHINGTON

* b. Employer/Taxpayer Identification Number (EIN/TIN): 91-6001370	* c. Organizational DUNS: 0102050780000
--	---

d. Address:

*** Street1:** 1116 WEST BROADWAY
Street2: _____
*** City:** SPOKANE
County/Parish: _____
*** State:** WA: Washington
Province: _____
*** Country:** USA: UNITED STATES
*** Zip / Postal Code:** 99260-0100

e. Organizational Unit:

Department Name: SPOKANE COUNTY CSHCD	Division Name: HOUSING AND COMMUNITY DEVELOPM
---	---

f. Name and contact information of person to be contacted on matters involving this application:

Prefix: Mr. *** First Name:** TIM
Middle Name: _____
*** Last Name:** CROWLEY
Suffix: _____

Title: MANAGER, HOUSING AND COMMUNITY DEVELOPMENT

Organizational Affiliation:

* Telephone Number: 509.477.4488	Fax Number: 509.477.2561
---	---------------------------------

*** Email:** tcrowley@spokanecounty.org

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

COMMUNITY PLANNING AND DEVELOPMENT/DEPARTMENT OF HUD

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

COMMUNITY DEVELOPMENT BLOCK GRANTS/ENTITLEMENT GRANTS

*** 12. Funding Opportunity Number:**

14.218

* Title:

2019 CDBG FORMULA GRANTS

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Areas Affected by Project attachment.docx

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

2019 COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="1,583,493.00"/>
* 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" value="75,000.00"/>
* g. TOTAL	<input type="text" value="1,658,493.00"/>

*** 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

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:

*Chair, BOCC
Mary L. Kuney*

Application for Federal Assistance SF-424

* 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:

M19-UC-53-0203

5a. Federal Entity Identifier:

SPOKANE COUNTY, WA 539063

5b. Federal Award Identifier:

M19-UC-53-0203

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

SPOKANE COUNTY, STATE OF WASHINGTON

* b. Employer/Taxpayer Identification Number (EIN/TIN):

91-6001370

* c. Organizational DUNS:

0102050780000

d. Address:

* Street1:

1116 WEST BROADWAY

Street2:

* City:

SPOKANE

County/Parish:

* State:

WA: Washington

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

99260-0100

e. Organizational Unit:

Department Name:

SPOKANE COUNTY CSHCD

Division Name:

HOUSING&COMMUNITY DEVELOPMENT

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

* First Name:

TIM

Middle Name:

* Last Name:

CROWLEY

Suffix:

Title: MANAGER, HOUSING AND COMMUNITY DEVELOPMENT

Organizational Affiliation:

* Telephone Number:

509.477.4488

Fax Number:

* Email:

tcrowley@spokanecounty.org

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

COMMUNITY PLANNING AND DEVELOPMENT /DEPARTMENT OF HUD

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

2019 FORMULA GRANTS

*** 12. Funding Opportunity Number:**

14.239

* Title:

HOME INVESTMENT PARTNERSHIP PROGRAM/FORMULA GRANTS

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Areas Affected by Project attachment.docx

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

2019 HOME AFFORDABLE HOUSING PROGRAM

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="687,374.00"/>
* 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" value="200,813.00"/>
* g. TOTAL	<input type="text" value="888,187.00"/>

*** 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.

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Yes No

If "Yes", provide explanation and attach

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

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Middle Name:
* Last Name:
Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative:

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

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.

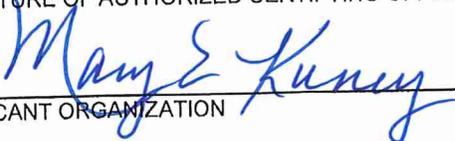
NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

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 the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and 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 interest in the title of real property in accordance with 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 progress 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 for 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.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Chair, Spokane County Board of Commissioners
APPLICANT ORGANIZATION Spokane County	DATE SUBMITTED 7/2/19

ASSURANCES - CONSTRUCTION PROGRAMS

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.

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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 the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and 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.
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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.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Chair, Spokane County Board of Commissioners
APPLICANT ORGANIZATION Spokane County	DATE SUBMITTED 7/2/19

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF SPOKANE COUNTY, WASHINGTON

IN THE MATTER CONCERNING APPROVAL OF)
THE 2019 ANNUAL ACTION PLAN, WHICH)
INCLUDES THE RECOMMENDED ALLOCATION)
OF COMMUNITY DEVELOPMENT BLOCK GRANT)
(CDBG) AND HOME INVESTMENT PARTNERSHIP)
PROGRAM (HOME) FUNDING)

PUBLIC HEARING

WHEREAS, the Board of County Commissioners of Spokane County, pursuant to the provisions of the Revised Code of Washington, Section 36.32.120(6), has the care of County property and the management of County funds and business; and

WHEREAS, the United States Department of Housing and Urban Development (HUD) has the authority to make available to counties, funds for community development purposes pursuant to various federal laws including CFR Title, 24, Chapter V, Part 570, Community Development Block Grants (CDBG); and HOME Investment Partnership (HOME) affordable Housing Projects under 24 CFR Section 92.150; and

WHEREAS, the Spokane County Community Services, Housing and Community Development (CSHCD) Department has complied with applicable laws and regulations at all stages of the Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) application process and Citizen Participation Plan, two public hearings were conducted to obtain citizen comments regarding the Draft 2019 Annual Action Plan, as well as, comments on strategies and program objectives, project selection criteria, and proposal evaluation process; and

WHEREAS, Spokane County has been notified by HUD that Urban County Entitlement Status is in effect for the award of Program Year 2019 Community Development Block Grant (CDBG) and HOME Investment Partnership Act (HOME) funding; and

WHEREAS, citizens were given full information regarding selected projects, allocation amounts, and other information contained in the Draft 2019 Annual Action Plan; and

WHEREAS, Spokane County intends to fund and implement some, or all, of the proposed 2019 CDBG and HOME Projects contained in the Draft 2019 Annual Action Plan as funds allow; and

WHEREAS, Spokane County intends to utilize CDBG and HOME administration funds beginning July 1, 2019 to carry out the necessary tasks to stay compliant with federal regulations; and

WHEREAS, the Housing and Community Development Citizens Advisory Committee has accepted and recommends approval of the Draft 2019 Annual Action Plan's funding recommendations for proposed 2019 projects and now submits the Plan to the Board of County Commissioners for their approval; and

WHEREAS, public hearing was held on June 18, 2019, before Board of Commissioners at the time and place designated in said of Notice of Public Hearing; and

NOW, THEREFORE, BE IT RESOLVED by the Spokane Board of County Commissioners that the attached Draft 2019 Annual Action Plan is hereby approved and adopted. The recommended allocations of CDBG and HOME funding are approved as outlined in the 2019 Annual Action Plan; and

BE IT FURTHER RESOLVED that this resolution constitutes authority for the Chair of the Board, a majority of the Board of Spokane County Commissioners, the Chief Operating Officer, the Chief Executive Officer, or the Chief Budget Officer in other than an open meeting, to sign and enter into agreement with

the decision to execute the Draft 2019 Annual Action Plan.

PASSED AND ADOPTED this 18th day of June, 2019.



BOARD OF COUNTY COMMISSIONERS
OF SPOKANE COUNTY, WASHINGTON

ATTEST:

Mary L. Kuney
Mary L. Kuney, Chair

Al French
Al French, Vice-Chair

Ginna Vasquez
Ginna Vasquez, Clerk of the Board

Josh Kerns
Josh Kerns, Commissioner

AFFIDAVIT OF PUBLICATION

**STATE OF WASHINGTON
County of Spokane} ss**

Name:	<u>Spokane County Community Services</u>	Client ID:	<u>172146</u>
P.O. No.	<u>SR34965</u>	No. Lines:	<u>396</u>
Total Cost:	<u>\$621.58</u>	Order No:	<u>2010801</u>

I, E. Jean Robinson
do solemnly swear that I am the Principal Clerk of **The Spokesman-Review**, a newspaper established and regularly published, once each day in the English language, in and of general circulation in the City of Spokane County, Washington; and in the City of Coeur d'Alene, Kootenai County, Idaho; that said newspaper has been so established and regularly published and has had said general circulation continuously for more than six (6) months prior to the 23rd day of July, 1941; that said newspaper is printed in an office maintained at its place of publication in the City of Spokane, Washington; that said newspaper was approved and designated as a legal newspaper by order of the Superior Court of the State of Washington for Spokane County on the 23rd day of July, 1941, and that said order has not been revoked and is in full force and effect; that the notice attached hereto and which is a part of the proof of publication, was published in said newspaper one time(s), the publication having been made once each time on the following dates:

February 3, 2019

That said notice was published in the regular and entire issue of every number of the paper during the period of time of publication, and that the notice was published in the newspaper proper and not in a supplement.

E. Jean Robinson

Subscribed and sworn to before me at the City of Spokane, this
4th day of February, 2019.

Joni L. Vincent



Notary Public in and for the State of Washington,
residing at Spokane County, Washington

Notary Stamp



Spokane County
WASHINGTON

PUBLIC HEARING NOTICE

The Spokane County Housing and Community Development Advisory Committee (HCDAC) is holding a Public Hearing to obtain public comments on Spokane County's 2019 Community Development Block Grant (CDBG) program year. All citizens, including low and moderate-income persons, persons living in low and moderate-income neighborhoods, minority populations, non-English speaking persons, residents of assisted housing developments, and members of the public are invited to provide comments on:

- Preliminary Funding Recommendations for 2019 CDBG Program Year
- Draft 2019 Annual Action Plan

These documents are open for a thirty-day public comment period, beginning February 4, 2019, and ending March 7, 2019. The public is encouraged to attend and comment at the Public Hearing on March 7, 2019, or may submit written comments to the Community Services, Housing, and Community Development Department, 312 West 8th Avenue, Spokane, WA 99204, or at tlandsiedel@spokanecounty.org.

Public Hearing Date: Thursday, March 7, 2019
Time: 6:00 p.m.
Location: Spokane Regional Health District – 1st Floor Auditorium, Rm 140

1101 West College Avenue, Spokane, WA 99201

Listed below are the 2019 applicants, proposed projects, requested CDBG funding amount and preliminary recommendation.

	Requested Amount	Recommended Amount
Public Service Projects – County-Wide:		
Lutheran Community Services – Victim Assistance	\$56,385	\$40,000
Greater Spokane County Meals on Wheels – Senior Nutrition Program	\$89,572	\$45,000
Inland Northwest Farmers Market – Youth Nutrition	\$25,314	\$0
New Hope Resource Center – Emergency Services	\$18,000	\$18,000
Northwest Fair Housing Alliance – Fair Housing Counseling	\$10,791	\$10,791
Salvation Army- Food Bank	\$60,486	\$20,000
Second Harvest Food Bank – Food Bank	\$80,000	\$ 35,632
Public Service Projects - Cities and Towns:		
City of Cheney		
Cheney Outreach Center – Emergency Assistance	\$25,798	\$20,000
City of Deer Park		
The Green House – Emergency Services	\$35,000	\$28,000
City of Medical Lake		
Medical Lake Community Outreach – Emergency Assistance	\$10,000	\$10,000
City of Spokane Valley		
Spokane Valley Partners – Emergency Services	\$20,000	\$20,000
Housing Projects - County-Wide:		
SNAP – Emergency Housing Repair	\$215,000	\$200,000
SNAP – Homeownership Services	\$250,000	\$0
Economic Development Projects – County-Wide:		
SNAP Financial Access – Micro-Enterprise	\$250,000	\$107,931
Infrastructure/Public Facility Improvement Projects - Cities and Towns:		
City of Cheney		
City of Cheney – Water Improvements	\$211,800	\$211,800
City of Spokane Valley		
City of Spokane Valley Priority #1 Ella Rd – Sidewalk Improvement	\$358,133	\$358,133
City of Spokane Valley Priority #2 Conklin Rd – Sidewalk Improvement	\$75,611	\$0
City of Spokane Valley Priority #3 Farr Rd – Sidewalk Improvement	\$295,641	\$0
Planning and Administration Projects – County Wide:		
Spokane County CSHCD - Administration	\$334,468	\$334,468
Total Funds Left to Allocate		<u>\$259,453</u>
Total	\$2,421,999	\$1,719,208

** There is approximately \$259,453 in CDBG funds remaining to allocate towards projects on this list, excluding public services, which is capped at fifteen percent (15 %). Directly after the Public Hearing, the HCDAC will reconvene into a regular meeting to review comments and develop final preliminary recommendations, which will be forwarded to the BoCC.

Notice of Substantial Amendments to prior years is provided in the following circumstances:

A change in allocation priorities of thirty percent (30%) or greater or a change in the method of distribution of funds; Carrying out an activity, using funds from any program covered by the Consolidated Plan, including program income, not previously described in the Action Plan; or significant change to the purpose, scope, location, or beneficiaries of an activity.

There are currently no Substantial Amendments to prior years plans.

Spokane County assures that grants will be conducted and administered in compliance with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d), the Fair Housing Act (42 U.S.C. 3601-3620), the Age Discrimination Act of 1975, Executive Orders 11063, 11625, 12138, 12432 and 12892, Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), the Americans with Disabilities Act (Title II), and implementing regulations.

All projects will benefit low and moderate-income residents of Spokane County within the twelve participating municipalities and Spokane County's unincorporated areas.

None of the recommended CDBG projects involve displacement and/or relocation of individuals or the demolition of affordable housing units. Any residential rehabilitation work involving temporary relocation of residents will be performed in accordance with the Spokane County Residential Anti-Displacement and Relocation Policy. The Residential Anti-Displacement and Relocation Policy is available at <http://www.spokanecounty.org/1232/Community-Development> by request. Contact Tami Landsiedel at (509) 477-2588 or tlandsiedel@spokanecounty.org to obtain a copy.

Spokane County actively supports fair housing efforts in the community in a positive, solution-oriented fashion. Housing programs funded by the Community Development Block Grant, Home Investment Partnership Program, and homeless programs are administered to affirmatively further fair housing.

Funding for these preliminary recommendations has not yet been allocated by the federal government. Acceptance of the 2019 Annual Action Plan by HUD and a contract between HUD and Spokane County authorizing the 2019 Annual Action Plan are conditions precedent to Spokane County funding of these projects.

Persons who have physical, mental or developmental disabilities making it difficult for them to participate in Public Hearings and/or non-English speaking residents, may obtain program information by contacting the Housing and Community Development Division. The Spokane County website is accessible for those with sight impairment or limited English proficiency. The Division will provide accommodations to the maximum extent possible when provided a request at least 72 hours prior to the Public Hearing in order to arrange accommodations and participation by citizens with special needs. Contact Tami Landsiedel at (509) 477-2588 or tlandsiedel@spokanecounty.org to arrange special accommodations.





U.S. Department of Housing and Urban Development
Office of the Regional Administrator

July 31, 2019

The Honorable Mary Kuney
Chair, Board of County Commissioners
Spokane County
1116 West Broadway
Spokane, WA 99206

Dear Ms. Kuney:

SUBJECT: Annual Action Plan Approval

I am pleased to inform you that the 2019 Annual Action Plan submitted by Spokane County has been reviewed and approved. The Annual Action Plan describes the activities the county will undertake with 2019 program year grant funds. The approval of the plan is based on the specific review criteria at 24 CFR 91.500. As a result of our review, we conclude that the plan is consistent with the purposes of the Cranston-Gonzales National Affordable Housing Act, that it is substantially complete, and that the accompanying certifications are acceptable.

Based on this approval, enclosed are the funding agreements for Spokane County's 2019 program year grants: Community Development Block Grant (CDBG) \$1,583,493, and HOME Investment Partnerships Act (HOME) \$687,374. We have executed two copies of the agreement for each program. Please sign all copies of the agreements (in original signature), return one copy to the Office of Community Planning and Development, 909 First Avenue, Suite 300, Seattle, WA 98104-1000, and retain one copy for your records. Please complete this action within two weeks.

Please note that the CDBG agreement contains a special condition requiring the submission of additional information if grant funds will be used for payment of indirect costs. Please include this information with the signed copy of the agreement returned to our office.

We note the county is not proposing to use 2019 HOME funds for homebuyer assistance activities. If the county amends the plan to include the use of HOME funds for homebuyer assistance activities, the resale/recapture provisions required to ensure compliance with the affordability period must be submitted to HUD for review and approval. HUD approval of the provisions is required before any 2019 HOME funds may be used for homebuyer assistance activities.

This plan approval is not a concurrent determination that the eligibility requirements and statutory objectives of the authorizing legislation will be met by the proposed activities. It is primarily the responsibility of the county to ensure that funded activities meet these and all other applicable program requirements.

We look forward to working with you and your staff on the effective implementation of the activities described in your Annual Action Plan. If you have questions, please contact John W. Peters, Director, Office of Community Planning and Development at (206) 220-5268. Your staff can receive technical information by calling Cristina Yamamoto at (206) 220-5367.

Sincerely,



Jeffrey W. McMorris
Northwest Regional Administrator

Enclosures