



Department of Commerce

Washington State
2015-2019 Consolidated Plan

2017 Action Plan

For HUD Funds Administered by the Department of Commerce

July 2017
Brian Bonlender, Director

Executive Summary

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

1. Introduction

The 2017 Action Plan describes how Washington State will use formula funds from the U.S. Department of Housing and Urban Development (HUD) to meet affordable housing and community development needs in the third year covered by the 2015-2019 Consolidated Plan and is an annual amendment to this Plan. This Action Plan is submitted to HUD for approval and to access federal funding for the state of Washington.

The entire 2015-2019 Consolidated Plan is available on the Washington State Department of Commerce website at www.commerce.wa.gov or upon request. The Department of Commerce (Commerce) is the lead state agency charged with enhancing and promoting sustainable community and economic vitality in Washington. It is responsible for developing and implementing the 2015-2019 Consolidated Plan including its annual Action Plans, and administering the following state programs:

- Community Development Block Grants (CDBG)
- Emergency Solutions Grant (ESG)
- HOME Investment Partnerships (HOME)
- Housing Trust Fund (NHTF)
- Housing Opportunities for Persons With AIDS (HOPWA)

Commerce endeavors to effectively administer and be good stewards of these funds on behalf of HUD, our partner local governments, organizations that implement the projects funded by these resources in communities across the state, and the citizens of Washington.

2. Summarize the objectives and outcomes identified in the Plan

Commerce seeks to strengthen communities in Washington State and further HUD's goals of providing decent housing, a suitable living environment, and expanding economic opportunities for the state's low-and moderate-income residents. Commerce strives to accomplish these goals by maximizing and effectively utilizing all available funding resources for housing and community development activities. Commerce has established three strategic priorities: affordable housing and homelessness, resilient communities, underserved communities. By addressing

needs and creating opportunities, Commerce hopes to improve the quality of life for all residents. Activities and outcomes identified in the Plan must meet at least one of HUD's three national goals and one objective. The HUD goals and Commerce's anticipated accomplishments by outcome indicator are as follows:

Provide Decent Housing:

- Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted
- Rental units constructed: 39 Household Housing Units
- Homeowner and Rental Housing Rehabilitated: 20 Household Housing Units
- Tenant-based rental assistance/Rapid Rehousing: 592 Households Assisted
- Homeless Person Overnight Shelter: 270 Persons Assisted
- Overnight/Emergency Shelter/Transitional Housing Beds added: 50 Beds
- Homelessness Prevention: 220 Persons Assisted
- Housing for People with HIV/AIDS added: 202 Household Housing Units

Create Suitable Living Environments:

- Public Facility or Infrastructure Activities: 60,000 Persons Assisted
- Public Service Activities: 150,000 Persons Assisted

Expand Economic Opportunity:

- Public Facility or Infrastructure Activities: 50 Persons Assisted
- Businesses assisted: 5 Businesses Assisted (including microenterprises)
- Jobs created/retained: 42

3. Evaluation of past performance

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

The State's evaluation of its past performance has been documented in its Consolidated Annual Performance Evaluation Report. The report states the objectives and outcomes identified during its program year July 1 to June 30. This document can be found on Commerce's website at www.commerce.wa.gov/cdbg under the Consolidated Plan and Action Plan menu item.

The 2016 program year and performance evaluation report is not yet complete as of this Action Plan. The CDBG, HOME, HOPWA, and ESG programs accomplishments during the 2015 program year are as follows:

- HOME increased the number of affordable rental housing units for low-income households by 13 units.
- CDBG assisted 222,729 persons. Ninety-eight percent of the funded activities principally benefit persons with low- to moderate-incomes.
- CDBG leveraged \$0.88 for every \$1 CDBG.
- CDBG obligated all funds within the required 15-month period.
- TBRA assisted 592 households.
- HOPWA assisted 202 households.
- ESG assisted 9,833 persons.

The state CDBG program assessed the number, type, and level of CDBG funding requests received during the 2016 program year, evaluated the outcomes resulting from CDBG-funded activities completed during the 2016 program year, and consulted with funding partners and other stakeholders to design changes in its method of distribution for 2017.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Commerce conducted the following outreach activities to provide internal and external stakeholders, and the public the opportunity to comment on potential program changes and the draft 2017 Action Plan:

- Sent email notices to low-income housing advocates and organizations, state CDBG-eligible cities and counties, HOME consortiums, community action agencies, economic development agencies, and interested others.
- Conducted two public meetings to solicit input and receive comments from the industry on the National Housing Trust Fund program.

- Published public notices announcing the public hearing, 14-day comment period and availability of the draft 2017 Action Plan in two regional newspapers.
- Conducted a public hearing to receive comment on community development and housing needs and program performance.
- Posted the draft 2017 Action Plan on the Commerce website and made it available upon request in alternate formats.
- Met with and received suggested improvements from internal and external stakeholders throughout the past program year.
- Responded to comments received during the public comment period. HUD has issued a waiver to reduce the public comment period associated with these plans from 30 to 14 days [waiver is available at: 24 CFR 91.105(b)(4) and 24 CFR 91.115(b)(4)].

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.

Along with stakeholder, partner and the public input received and considered by Commerce throughout the year, during the public comment period and public hearing Commerce received three formal comments. These comments are included as plan attachments.

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

All comments were accepted.

7. Summary

Commerce provided direct responses to each comment received.

PR-05 Lead & Responsible Agencies - 91.300(b)

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	WASHINGTON	Washington State Dept. of Commerce
HOPWA Administrator	WASHINGTON	Washington State Dept. of Commerce
HOME Administrator	WASHINGTON	Washington State Dept. of Commerce
ESG Administrator	WASHINGTON	Washington State Dept. of Commerce

Table 1 – Responsible Agencies

Narrative

The Washington State Department of Commerce administers all five of the HUD formula funds covered by the Consolidated Plan and is responsible for its preparation. The program managers of each of the five programs were involved in the preparation of the 2015-2019 Consolidated Plan and 2017 Action Plan.

Consolidated Plan Public Contact Information

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AP-10 Consultation - 91.110, 91.300(b); 91.315(l)

1. Introduction

The Washington State Department of Commerce (Commerce), which administers the HOME, National Housing Trust Fund (NHTF), Housing Opportunities for People with AIDS (HOPWA), Emergency Solutions Grant (ESG), and Community Development Block Grant (CDBG) programs, works closely every year with a variety of individuals and organizations to identify gaps in services and identify solutions to fill those gaps. To supplement this ongoing stakeholder engagement, Commerce conducted a public hearing and made the draft 2017 Action Plan available for a 30-day public comment period.

Commerce created a multi-faceted public involvement process to develop the state of Washington 2015-2019 Consolidated Plan. This public involvement process included integrated outreach to update the state's Analysis of Impediments to Fair Housing Choice. The primary goal of the consultation process was to receive information and perspectives from a broad range of stakeholders, including city officials, service providers, public housing authorities, advocacy groups, nonprofit agencies, for-profit developers, and the public. There were two key components of the public involvement process: two web-based surveys and two public hearings. Due to limitation in the IDIS template, please see the Consolidated Plan's Appendix K for further response to this question.

Provide a concise summary of the state's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies

Each year, Commerce coordinates with the variety of service providers addressing the housing, health, and public service needs of citizens throughout the state. These service providers include numerous local governments, state agencies, grant administrators, nonprofit organizations, advocacy groups, housing providers, and for-profit developers. This continuous effort identified gaps in services, clarified priorities, and identified solutions for serving the needs of individuals and businesses throughout the state.

One key example of Commerce's efforts to promote coordination is the Affordable Housing Advisory Board (AHAB), which advises the department on housing and housing-related issues. AHAB is composed of members representing a variety of interests related to the provision of affordable housing including cities, counties housing authorities, mortgage lenders, apartment managers, housing builders (both for-profit and nonprofit), special needs service providers, consumers, homeless individuals, and the general public. Commerce and AHAB are required to

prepare and update a five-year housing advisory plan to document the need for affordable housing in the state, examine the extent to which that need is met through public- and private-sector programs, facilitate planning to meet state affordable housing needs, and enable the development of strategies and programs for affordable housing and homelessness.

Another example of ongoing departmental efforts is the Interagency Council on Homelessness (ICH), which works to create greater levels of interagency coordination and to coordinate state agency efforts with the efforts of state and local entities addressing homelessness. The council is comprised of policy-level representatives of the Department of Commerce, the Department of Corrections (DOC), the Department of Social and Health Services (DSHS), the Department of Veterans Affairs, the Department of Health (DOH), and the Office of Superintendent of Public Instruction (OSPI). The ICH works to:

- Align homeless-related housing and supportive service policies among state agencies.
- Identify ways in which providing housing with appropriate services can contribute to cost savings for state agencies.
- Identify policies, and actions that may contribute to homelessness or interfere with its reduction.
- Review and improve strategies for discharge from state institutions that contribute to homelessness.
- Recommend policies to either improve practices or align resources, or both.
- Ensure that the housing status of people served by state programs is collected in consistent formats available for analysis.

Due to limitation in the IDIS template, please see the Consolidated Plan's Appendix K for further response to this question.

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

Commerce is the Collaborative Applicant for the Balance of State Continuum of Care (BoS CoC) which comprises the 33 smallest counties in the state, none of which receive direct ESG allocations. The direct ESG allocation to Commerce also covers counties and jurisdiction not a part of the BoS CoC. The BoS CoC Homelessness Steering Committee, staffed and supported by Commerce, provides guidance and coordination for CoC and statewide efforts to provide affordable, accessible, and integrated permanent housing and homeless services. The BoS CoC has four subpopulation committees that meet monthly and report to the Steering Committee. The four committees are Veterans, Unaccompanied Youth, Families with Children and Individuals/Chronically Homeless. The BoS CoC Homelessness Steering Committee regularly consults with the

Statewide Homelessness Advisory Committee (HAC) to coordinate CoC efforts with the rest of the state, including ESG funding decisions and allocations. Further coordination is achieved through the Consolidated Homeless Grants that combine state homeless resources into a single grant opportunity in support of an integrated system of assistance for the homeless or those at risk of homelessness.

Describe consultation with the Continuum(s) of Care that serves the State 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 Washington Balance of State Continuum of Care is one of seven CoCs that the Commerce ESG award serves. When the HEARTH Act was implemented, the Balance of State CoC Homeless Steering Committee and Statewide Homeless Coordinating Committee (which comprises all seven Continuums of Care in Washington state), in consultation with HPRP sub-recipients, determined the format for selecting ESG sub-recipients in the geographic area. In subsequent years all ESG recipients and sub-recipients participate in discussions related to ESG guideline development, identification of gaps in ESG service coverage and funding decisions. Further efforts to ensure coordination include participation in the Washington State Interagency Council on Homelessness, the State Advisory Council on Homelessness, the Affordable Housing Advisory Board, and development of a Ten-Year Plan to End Homelessness by each county.

Commerce is not only the HMIS lead agency in the BoS CoC, but also integrates HMIS data from all CoCs in the state into a single, statewide database. This allows for performance measurement and evaluation on a state level in accordance with standards derived through consultation with the groups listed above. Commerce supplements HMIS data with data from other state agencies through a partnership with the state Department of Social and Health Services to ensure a comprehensive framework of analysis on issues relating to homeless populations and their housing and service needs. Commerce continues to provide assistance to HMIS system users to ensure accurate and timely reporting. HMIS administration is paid for by the Continuum of Care Program as well as state-generating funds.

2. Agencies, groups, organizations and others who participated in the process and consultations

Agency/Group/Organization	Balance of State Continuum of Care
Agency/Group/Organization Type	Services-homeless
What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	During in-person meetings prior to allocation of funds. Affected stakeholders have also been consulted via telephone. Potential grantees agree consolidated of ESG grantees and alignment with state Consolidated Homeless Grant will simplify and improve service delivery.

Table 2 – Agencies, groups, organizations who participated

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

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	Washington State Department of Commerce	Washington State Ten-Year Homeless Plan sets the framework for addressing homelessness and risk of homelessness throughout the state.
Housing Needs Assessment 2015	State Affordable Housing Advisory Board (AHAB)	The Housing Needs Assessment provides an accounting of housing affordability in Washington State.
Ten-Year Homeless Plan	County Governments	Each county plan sets the framework for addressing homelessness and risk of homelessness locally.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
AHAB Housing Advisory Plan	State Affordable Housing Advisory Board (AHAB)	Facilitate planning to meet affordable housing needs and enable the development of strategies and programs for affordable housing.
Results Commerce	Washington State Department of Commerce	Commerce Results goals include vibrant communities, reliable and sustainable infrastructure, growing economies, and strong partnerships.
Talent & Prosperity for All: Strategic Plan (WIOA)	Washington State Workforce Training & Education Coordinating Board	CDBG supports workforce development to expand economic opportunity for low- and moderate-income persons.

Table 3 - Other local / regional / federal planning efforts

Narrative

AP-12 Participation - 91.115, 91.300(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation

Summarize citizen participation process and how it impacted goal-setting

Washington used many approaches to gain input on the development of the 2015-2019 Consolidated Plan and 2017 Action Plan including consultation, newspaper notices, public hearings, and web-based surveys.

Commerce sought to broaden its public participation by:

- Use of communications software from GovDelivery.com to send notices of the public hearing to all parties of interest on record with Commerce (instead of reliance on the individual lists maintained by the four grant programs).
- Issuance of public notices and survey announcements through social media outlets including Facebook, Twitter, and RSS.
- Use of virtual meeting tools through GoToMeeting.com to allow interested individuals and organizations to participate remotely in the public hearings, ask questions, and provide comments.
- Consultation with stakeholders prior to the official public process.

Input on housing and community development needs impacted funding priorities and methods of distribution.

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	Three regional housing organization representatives and five program representatives attended in person or via teleconference.	No comments were given during the public hearing.	No comments were given during the public hearing.	
2	Newspaper Ad	Non-targeted/broad community	See above and below.	See above and below.	See above and below.	
3	Email Outreach	Non-targeted/broad community Program stakeholders and interested parties	Received three formal comments attached to this plan.	Need for homeownership investments, affordable housing for people with HIV disease, and coordinated funding streams.	All comments were accepted.	
4	Internet Outreach	Non-targeted/broad community	See above.	See above.	All comments were accepted.	http://www.commerce.wa.gov/serving-communities/current-opportunities/community-development-block-grants/cdbg-consolidated-plan-action-plan/

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)
5	Public Meeting	NHTF Stakeholders	Two stakeholder meetings were held in Olympia and Spokane, WA, in January and February 2017, which were attended by about 50 people in person or via teleconference.	The vast majority of stakeholders were highly supportive of implementing an Operating & Maintenance Subsidy. They provided mixed responses regarding investing NHTF funds in home-ownership, especially given that NHTF only subsidizes 30% AMI households, and the fact that the state funds home-ownership with its State HTF program.	N/A - comments were not formally accepted as these were two general meetings intended to receive feedback and suggestions for the 2017 allocation plan.	

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.320(c)(1,2)

Introduction

Assuming funding levels remain largely constant through 2019, over the course of the five-year Consolidated Plan the state of Washington through the state Department of Commerce will make available approximately \$103 million in HUD funds through the CDBG, HOME, NHTF, HOPWA, and ESG programs to:

- Increase the number of affordable rental housing units for extremely low-, low- and moderate- income households.
- Increase the number of affordable rental housing units for special needs populations.
- Decrease numbers experiencing homelessness.
- Create vibrant and sustainable communities.

This 2017 Action Plan lists actual 2017 annual allocations for the HUD formula funded programs.

HUD funds will be used in conjunction with additional resources from other federal, state, and local funding sources to maximize investments in affordable housing and community development activities.

Primary funding sources allocated by the state are included in the table below. These programs are the:

- Consolidated Homeless Grant;
- Washington State Housing Trust Fund (HTF);
- Section 811 Grants; and
- Continuum of Care Program Competitive Grants*

*Note that Commerce is the Balance of State Continuum of Care Collaborative Applicant for the Continuum of Care Program. After consulting with the Continuum of Care Homelessness Steering Committee, Commerce selects projects and applies for funding on behalf of grantees. HUD administered the grant agreements.

Due to limitation in the IDIS template, please see the response for SP-35 in Appendix K for further response to this question.

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	11,372,604	3,120,250	1,554,594	16,047,448	22,745,208	Distributed to five CDBG subfunds: General Purpose Grants, Economic Opportunity Grants, Housing Enhancement Grants, Public Services Grants, and Supplemental Grants. Program income is revolving loan fund program income. Prior year resources are recaptured and 2016 unobligated funds.

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	4,319,147	0	3,000,000	7,319,147	11,638,294	Grants and loans to eligible nonprofits for new construction of rental units and tenant based rental assistance vouchers for rent assistance and security deposits.
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	843,936	0	300,000	1,143,936	1,943,936	Funds are used for housing assistance and supportive services.

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: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	2,554,041	0	1,504,200	4,058,241	9,166,200	Funds are used for homelessness prevention, rapid re-housing, emergency shelter operations, case management, HMIS and outreach services.
Continuum of Care	public - federal	Permanent housing in facilities Permanent housing placement Rapid re-housing (rental assistance) Supportive services Transitional housing Other	6,191,535	0	0	6,191,535	18,574,605	The Washington Balance of State Continuum of Care receives about \$6.2 million each year for permanent supportive housing, transitional housing, rapid re-housing and supportive service projects.
Housing Trust Fund	public - federal	Admin and Planning Multifamily rental new construction	7,375,966	0	0	7,375,966	12,975,104	Grants and loans to eligible nonprofits for new construction of rental units.
Section 811	public - federal	TBRA Other	1,060,000	0	0	1,060,000	2,120,000	Funds are used for project-based rental assistance vouchers.

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: \$		
Other	public - state	Acquisition Housing Multifamily rental new construction	TBD	0	0	TBD	80,940,000	Funds are used to support development of affordable housing projects.
Other	public - state	Overnight shelter Permanent housing in facilities Permanent housing placement Rapid re-housing (rental assistance) Supportive services Transitional housing Other	7,600,000	0	0	7,600,000	22,800,000	The Consolidated Homeless Grant (CHG) provides resources to assist people who are experiencing homelessness obtain and maintain housing stability. Grantees and subgrantees must prioritize unsheltered homeless households for assistance and services.

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

The HOME, NHTF, ESG, HOPWA, and CDBG programs only partially fund the many different activities and services listed above. Each program takes a unique approach to leverage multiple funding sources to expand the reach of services. This leveraged funding from other partners is critical. As federal funds continue to diminish, developers, communities, and service providers must be creative and have partnerships and other resources to successfully complete the proposed projects.

CDBG-funded projects historically leverage \$1.5 (other resources) to every \$1 (CDBG funds). CDBG seeks to maximize its limited grant funds by partnering with state, federal, and private loan partners, including the state Housing Trust Fund, EPA-funded state revolving funds for clean and drinking water, USDA Rural Development, and local bond financing to fund local projects. The CDBG applications for assistance that leverage other resources and demonstrate local financial commitment generally are more competitive. Leveraging high levels of additional local resources can be challenging given CDBG applicants are lower income, rural communities with limited resources and debt capacity. CDBG funds will leverage state administration funds of at least two percent of the annual CDBG allocation.

HOME-funded Rental Development projects typically leverage other funds at a ratio of 4:1 using a variety of public and private resources, including the federal Low Income Housing Tax Credit program, the State's Housing Trust Fund (HTF), and locally-funded housing programs. The HOME Program 25 percent match requirement will be met with funding to HOME-eligible projects through the State HTF.

NHTF – based on our experience with HOME funds, funded new construction rental projects typically leverage other funds at a ratio of 4:1 using a variety of public and private resources, including the federal Low Income Housing Tax Credit program, the State's Housing Trust Fund (HTF), and locally-funded housing programs.

ESG will leverage additional funding for activities that prevent and end homelessness. Funds will be spent on services such as case management, coordinated entry, outreach, emergency shelter operations, rental assistance, and other financial assistance to prevent a household from becoming homeless or move them out of their homeless situation and into a permanent unit. It will also be used to cover costs of entering ESG participants in the local Continuum of Care homeless management information system. ESG funds are primarily matched at the county level by funding collected through a document recording fee authorized by RCW 43.185C in 2006.

HOPWA leverages funding from Ryan White (case management), state agencies, local governments, nonprofit agencies, and private donations. These leveraged funds provide case management, food assistance, operating and maintenance assistance, rent assistance, and hotel vouchers.

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

Not Applicable.

Discussion

While leveraged funds and support from outside partners broadens the accomplishments of each program, the historical trend of funding reductions significantly impacts the CDBG and HOME programs. Reduced federal funding makes it more difficult to leverage supplemental resources and provide technical assistance on other resource opportunities. So instead of expanding the work to be funded, the federal reductions become further magnified.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives – 91.320(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Provide Decent Housing	2015	2019	Affordable Housing Homeless			CDBG: \$1,200,000 HOPWA: \$843,936 HOME: \$4,319,147 ESG: \$2,554,041 Continuum of Care: \$6,191,535 Housing Trust Fund: \$4,129,304 Section 811: \$1,060,000 Consolidated Homeless Grant: \$7,600,000	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted Rental units constructed: 39 Household Housing Unit Homeowner Housing Rehabilitated: 20 Household Housing Unit Tenant-based rental assistance / Rapid Rehousing: 592 Households Assisted Homeless Person Overnight Shelter: 270 Persons Assisted Overnight/Emergency Shelter/Transitional Housing Beds added: 50 Beds Homelessness Prevention: 220 Persons Assisted Housing for People with HIV/AIDS added: 202 Household Housing Unit

2	Create Suitable Living Environments	2015	2019	Non-Housing Community Development		Comm Dev Rural Infrastr Non housing Community Development Rural Public S Non housing Community Development Urgent Need Non housing Community Development Rural Planning	CDBG: \$12,497,448	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 60000 Persons Assisted Public service activities other than Low/Moderate Income Housing Benefit: 150000 Persons Assisted
3	Expand Economic Opportunity	2015	2019	Non-Housing Community Development		Non housing Community Development Rural Economic	CDBG: \$2,350,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 50 Persons Assisted Jobs created/retained: 42 Jobs Businesses assisted: 5 Businesses Assisted

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Provide Decent Housing
	Goal Description	The listed housing goal outcome indicators are the anticipated outcomes to be accomplished in the 2017 and following program year(s) resulting from the award of 2017 funds for affordable housing and homeless activities.

2	Goal Name	Create Suitable Living Environments
	Goal Description	The listed suitable living environment goal outcome indicators are the anticipated outcomes to be accomplished in the 2017 and following program year(s) resulting from the award of 2017 funds for public facility, planning-only, and public services activities.
3	Goal Name	Expand Economic Opportunity
	Goal Description	The listed economic development goal outcome indicators are the anticipated outcomes to be accomplished in the 2017 and following program year(s) resulting from the award of 2017 CDBG funds for economic development activities such as microenterprise assistance and infrastructure in support of economic development.

AP-25 Allocation Priorities – 91.320(d)

Introduction:

This table assigns a percentage for each state HUD funded program under each goal.

Funding Allocation Priorities

	Provide Decent Housing (%)	Create Suitable Living Environments (%)	Expand Economic Opportunity (%)	Total (%)
CDBG	7	78	15	100
HOME	100	0	0	100
HOPWA	100	0	0	100
ESG	100	0	0	100
Continuum of Care	100	0	0	100
Housing Trust Fund	100	0	0	100
Section 811	100	0	0	100
Other Consolidated Homeless Grant	100	0	0	100
Other State HTF	100	0	0	100

Table 8 – Funding Allocation Priorities

Reason for Allocation Priorities

CDBG: The CDBG allocation is based on the assessment of rural community needs identified by the CDBG nonentitlement local governments through needs surveys, stakeholder consultation, application technical assistance, and historic application data. The allocation also considers state goals, availability of other funding sources, and CDBG national objectives. Based on consultation with stakeholders and a review of fund performance, the CDBG program is reducing the amount set aside for the Economic Opportunity Grant partnership with its Community Based Development Organization from up to \$3 million to \$2.1 million. This adjustment supports the CDBG program’s objective to fully obligate its remaining Economic Opportunity funds during the 2017 program year.

HOPWA: HOPWA's goal is to provide housing opportunities for persons living with HIV/AIDS, according to their housing needs. These housing

opportunities include long-term rental assistance, short-term rental assistance, mortgage and utility assistance, facility operating assistance, and housing stability services. HOPWA also leverages other funding from state, local, and private sources that further helps meet the housing needs of people living with HIV/AIDS.

811: 811 funding provides 20-year project-based vouchers to non-elderly disabled adults. The program is a partnership between the Department of Commerce, which provides the housing services, and DSHS, which provides the client referrals to the housing.

HOME and NHTF: The allocations are based on the assessment of housing needs identified by a broad array of affordable housing providers and other stakeholders through needs surveys, stakeholder consultation, and historic application trends. The allocation also considers state goals and availability of other funding sources.

NHTF: The allocation is based on the assessment of housing needs identified by a broad array of affordable housing providers and other stakeholders through needs surveys, stakeholder consultation, and historic application trends. The allocation also considers state goals and availability of other funding sources.

ESG: Commerce chose to use ESG funds for Rapid Re-Housing, Prevention, Emergency Shelter, HMIS, and Street Outreach components after consulting with the Balance of State Continuum of Care Homelessness Steering Committee and other the other Continuums of Care in Washington State. Discussion included references to the corresponding need in our Action Plan to reduce homelessness, CoC strategies and goals, county-level data, performance standards, state resources, rural needs, and obstacles to addressing underserved needs. With improved flexibility subrecipients are able to spend more of their ESG funds on HMIS, street outreach and coordinated entry.

Continuum of Care: Allocation priorities were chosen by the Balance of Washington State Continuum of Care Homeless Steering Committee, which placed an emphasis on serving chronically homeless individuals and families as well as homeless unaccompanied youth. The Committee chose to adopt the goals established in the USICH Opening Doors strategic plan.

Consolidated Homeless Grant (CHG): CHG funds are used for Rental Assistance, Shelter Operations, Permanent Supportive Housing and Outreach services. The grant is primarily funded by a document recording fee generated through RCW 43.185C which charges Commerce to allocate funding to counties to be spent on activities that will assist homeless individuals and families and end homelessness. Funding is allocated to counties using a formula that includes population, poverty levels and past grant spending.

How will the proposed distribution of funds will address the priority needs and specific objectives described in the Consolidated Plan?

CDBG: The CDBG program offers five funds with varying methods of distribution to respond to priority needs, timing needs, and CDBG national objectives. The annual General Purpose Grants fund a wide range of local government priority needs including sewer, water, transportation, community facilities, housing, and economic development utilizing an annual competition. Housing Enhancement Grants fill the infrastructure in support of housing need prioritized by the state Housing Trust Fund and local governments. Planning-Only Grants are available on an ongoing basis to support local strategic and feasibility planning to promote activities towards implementation. Public Services Grants target lower-income persons and support regional services throughout the rural areas of the state. Supplemental Grants are available on an ongoing basis to ensure previously-funded activities facing unanticipated costs reach successful outcomes. Using CDBG revolving loan program income, Economic Opportunity Grants are available on a funds available basis to address a wide range of economic development projects, energy-related priorities, and emerging economic opportunities/needs.

HOME and NHTF: HOME funds will be used to leverage a variety of other public and private resources to address locally identified affordable housing priorities. Specifically, HOME Rental Development and NHTF funds will be competitively awarded to eligible nonprofit organizations to construct new affordable housing units in areas with an identified need for additional rental housing for extremely low, low-income and special needs households. HOME TBRA funds will continue to provide rent and utility assistance and utility and security deposits to households at or below 50 percent of median income, including those who are homeless and have special needs.

NHTF: NHTF funds will be used to leverage a variety of other public and private resources to address state and locally identified affordable housing priorities. Specifically, NHTF funds will be competitively awarded to eligible nonprofit organizations to construct new affordable housing units in areas with an identified need for additional rental housing for extremely low-income (at or below 30 percent of area median income) and special needs households. A portion of the NHTF funds (per HUD guidelines) will be used to provide operating and maintenance assistance to these households, including those who are homeless and have special needs.

HOPWA: HOPWA will continue to provide long-term rent assistance, short-term rent, mortgage and utility assistance, facility operating assistance, and services that support housing stability and access to care of persons living with HIV/AIDS. HOPWA will also leverage other funding, including other state, local, and private funding, which will provide additional case management, support services, and emergency rent assistance.

ESG: The funding priority of ESG supports the state and national priorities to respond quickly and move homeless households into permanent

housing. Rapid Re-housing with minimal barriers addresses the need to both reduce the length of time a person is homeless as well as the total number of homeless persons in the state. The ESG priorities also support assisting the most at-risk households with prevention assistance requiring assessments of supportive networks and risk factors for homelessness. By only providing assistance to the most vulnerable households that exhibit the same characteristics of households that ultimately lose housing without assistance, ESG can be more effective at reducing the number of newly homeless persons.

AP-30 Methods of Distribution – 91.320(d)&(k)

Introduction:

The Methods of Distribution identify the process each state HUD-funded program will follow to distribute funds. This Method of Distribution is supplemented by more detailed program-specific resources available on each program’s website at www.commerce.wa.gov or upon request.

Distribution Methods

Table 9 - Distribution Methods by State Program

State Program Name:	CDBG Contingency Fund
Funding Sources:	CDBG
Describe the state program addressed by the Method of Distribution.	The Contingency Fund includes remaining funds still unobligated from the prior program year, program income received by the state, and recaptured/de-obligated funds. These funds are tracked separately and made available for new grant awards as described in the methods of distribution for each CDBG fund.
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	There is not a separate application process for accessing Contingency Funds. Rather, the application requirements are outlined in the methods of distribution for each CDBG fund.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	There is not a separate application process for accessing Contingency Funds. Rather, the application requirements are outlined in the methods of distribution for each CDBG fund and in the application materials for each CDBG fund available at www.commerce.wa.gov/cdbg or upon request.

Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	N/A
Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	N/A

<p>Describe how resources will be allocated among funding categories.</p>	<p>The Contingency Fund balance changes throughout the year as current CDBG contracts end and de-obligate funds into the Contingency Fund, and as new CDBG awards are made out of the Contingency Fund following the application/award processes of the CDBG funding programs. Approximately \$952,806 is currently available in the Contingency Fund at the date of the Action Plan.</p> <p>The unobligated prior year funds and unrestricted program income will be awarded first for a high ranking 2017 General Purpose Grant(s) to offset any federal award reductions. Secondly, available recaptured/de-obligated funds will then be used to ensure funding for each CDBG grant fund at the proposed 2017 funding level. Finally, if Contingency Funds remain, they are available to fund additional priority projects identified through the individual CDBG funds application/award processes on a funds available basis. This could include funds necessary to cover unanticipated CDBG Section 108 loan guarantee defaults.</p> <p>2017 Contingency Funds can be used for awards made after the CDBG allocations are announced but before the state funding agreement with HUD is executed. This process supports the timely expenditure of CDBG resources and ensures that the immediate funding needs of a priority local project can be met. Funds remaining in the Contingency Fund at the end of the program year will be carried over into the next program year Contingency Fund and are distributed in a manner consistent with the overall goals, objectives and guidelines of the CDBG Action Plan.</p>
<p>Describe threshold factors and grant size limits.</p>	<p>See above criteria.</p>
<p>What are the outcome measures expected as a result of the method of distribution?</p>	<p>Number of Persons Assisted, Household/Housing Units, Overnight/Emergency Shelter/Transitional Housing Beds/Businesses (including microenterprises) Assisted, Jobs.</p>
<p>State Program Name:</p>	<p>CDBG Economic Opportunity Grant</p>
<p>Funding Sources:</p>	<p>CDBG</p>

<p>Describe the state program addressed by the Method of Distribution.</p>	<p>Grants to nonentitlement local governments for state and local priority activities resulting in economic resilience and development including job creation, microenterprise assistance, energy-related, and disaster recovery activities that promote vibrant communities and principally benefit low- and moderate-income persons.</p>
<p>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</p>	<p>Applications can be submitted beginning July 1, 2017 and are awarded through June 30, 2018, on a funds available basis. Applications submitted late in the previous program year when the state budget is not yet passed, may be held for award after the state budget is passed. Eligible local governments may apply and be awarded only one Economic Opportunity Grant per program year, except if one of the applications is for microenterprise assistance or disaster recovery services.</p> <p>The selection process consists of three stages: threshold review, rating and selection, and award. To be selected for funding, the application must pass the CDBG threshold criteria and meet the high score standard:</p> <ul style="list-style-type: none"> • The project is a feasible solution for addressing a state and local priority need • The project is ready to proceed • Project partners have the administrative and financial capacity to successfully implement the project. <p>The project will result in measureable and meaningful outcomes specific to economic resilience and development, clean energy or energy efficiency.</p>
<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>Detailed instructions and requirements for developing a proposal, documenting CDBG eligibility, and submitting an application are in the CDBG Economic Opportunity Grant application handbook and the CDBG Economic Development Grant Application Supplement for disaster recovery services. All application materials are available at www.commerce.wa.gov/cdbg or upon request.</p>

<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>Approximately \$3.1 million in revolving loan program income may be available for Economic Opportunity Grants during the 2017 program year.</p> <p>Of this, up to \$2.1 million is set aside as CDBG Economic Opportunity Grants to fund business development and nonprofit capacity building loans through the state's designated Community Based Development Organization, Craft3. And up to \$1 million is available for a range of activities in support of economic development and resilience/disaster recovery. Any monies remaining unobligated in this Economic Opportunity Grant fund by the end of the 2017 program year will become available for eligible Economic Opportunity Grants or General Purpose Grants early in the 2018 program year. Additional program income or other available monies from the Contingency Fund may be used to ensure funding for priority Economic Opportunity Grant projects at the proposed 2017 funding level.</p>

Describe threshold factors and grant size limits.	<p>Activities must be eligible under Section 105(a) of Title I of the Housing and Community Development Act of 1974, as amended. Assistance to CBDs is an eligible CDBG activity under [Section 105(a)(15) of the Act].</p> <p>Each applicant must demonstrate how each proposed activity principally benefits low and moderate-income persons with the exception that an activity eliminating slum or blight may be accepted for meeting a CDBG national objective.</p> <p>Individual applications may be funded up to \$35,000 per FTE job created/retained or household benefited, with the exception of job creation activities which allows up to \$50,000 per FTE job created/retained in high poverty areas meeting the Aggregate Public Benefit Standard exclusion.</p>
What are the outcome measures expected as a result of the method of distribution?	Number of Persons Assisted, Businesses Assisted (including Microenterprises), Jobs.
State Program Name:	CDBG General Purpose Grants
Funding Sources:	CDBG
Describe the state program addressed by the Method of Distribution.	General Purpose Grants available annually to assist nonentitlement jurisdictions carry out construction/acquisition, planning-only, microenterprise assistance, and housing rehabilitation activities that principally benefit low- and moderate-income (LMI) persons.

Describe all of the criteria that will be used to select applications and the relative importance of these criteria.

Grants are available to eligible local governments on an annual, competitive basis. Applications must be submitted or postmarked on or before June 1, 2017. Under limited circumstances, a local government could submit up to four unrelated General Purpose Grant applications: one for construction/acquisition, one for planning-only, one for microenterprise assistance, and one for housing rehabilitation activities.

Applications will be ranked based on rating criteria detailed in the 2017 General Purpose Grant Application Handbook. The selection process consists of three stages: threshold review, rating and selection, and award. Up to 100 points are given under the following five rating criteria: Financial Review (20 points), Need (20 points), Capacity (20 points), Readiness/Feasibility (20 points), and Results (20 points).

Projects will be rated based on their compelling need for public assistance; feasible technical solution to the problem or opportunity identified and agreed to by affected citizens, the local government and appropriate regulatory agencies; local government capacity; project readiness; clear and feasible plan for implementation and maintaining operations; and that results are commensurate to the amount of funds requested.

The highest ranking application for each of the prioritized project categories (sewer, water, transportation, community facility, housing, economic development, and planning-only) that receives at least 65 points will be funded. Then highest ranking applications meeting the 65 point minimum will be funded in order, on a funds-available basis. Commerce may consult with informed third parties and may conduct interviews or make site visits to assist in the rating process.

<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>Detailed instructions and requirements for developing a proposal, documenting CDBG eligibility, and submitting an application in the CDBG General Purpose Grant application handbook.</p> <p>All application materials are available at www.commerce.wa.gov/cdbg or upon request.</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>\$9.2 million is set aside from the state's CDBG expected 2017 resources. Monies in the Contingency Fund may be used to offset any federal award reductions, to ensure funding for General Purpose Grants at the proposed 2017 funding level, and to fund additional priority projects on a funds available basis. Up to \$800,000 from CDBG revolving loan program income may be transferred from the Economic Opportunity Grant fund for priority General Purpose Grant applications that accomplish economic resilience and development objectives. If an award is declined or additional funds become available by December 2017, Commerce may offer an award to the next most highly ranked and fundable project. Remaining funds, if any, will be distributed among CDBG funding categories based on priority need.</p>

<p>Describe threshold factors and grant size limits.</p>	<p>Activities must be eligible under Section 105(a) of Title I of the Housing and Community Development Act of 1974, as amended. Each applicant must demonstrate how each proposed activity principally benefits low-and moderate-income persons with the exception that an activity eliminating slum or blight may be accepted for meeting a CDBG national objective.</p> <p>Applications must include required forms, documentation requirements, certifications and narrative as detailed in the 2016 General Purpose Grant Application Handbook. Incomplete applications could result in lower scoring or elimination from funding.</p> <p>The maximum grant is \$750,000 for acquisition/construction; \$500,000 for housing rehabilitation; \$250,000 for microenterprise assistance; and \$24,000 for planning-only activities.</p> <p>The CDBG investment limit is \$25,000 per household or direct job created/retained. For housing rehabilitation activities that include lead based paint mitigation the limit is \$35,000 per household.</p>
<p>What are the outcome measures expected as a result of the method of distribution?</p>	<p>Number of Persons Assisted, Household/Housing Units, Overnight/Emergency Shelter/Transitional Housing Beds, Businesses (including microenterprises) Assisted, Jobs.</p>
<p>State Program Name:</p>	<p>CDBG Housing Enhancement Grants</p>
<p>Funding Sources:</p>	<p>CDBG</p>
<p>Describe the state program addressed by the Method of Distribution.</p>	<p>CDBG Housing Enhancement Grants are available to provide flexible companion funding for competitive Housing Trust Fund (HTF) affordable housing applications in CDBG nonentitlement areas. This funding collaboration streamlines the financing of eligible HTF housing projects and prevents the need to wait for the annual General Purpose Grant funding cycle to receive CDBG assistance.</p>

<p>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</p>	<p>The application must first meet the HTF affordable housing selection criteria and identify the need for CDBG assistance. Once an application is selected for HTF funding, the CDBG applicant must submit documentation to meet CDBG eligibility and threshold requirements, documentation of the funding gap for a CDBG eligible activity, and signed certifications and forms demonstrating local commitment and compliance.</p>
<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>Detailed instructions and requirements for developing a proposal and submitting an application are in the HTF and CDBG Housing Enhancement Grant application materials. All CDBG application handbooks are available at www.commerce.wa.gov/cdbg and upon request.</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>

<p>Describe how resources will be allocated among funding categories.</p>	<p>Up to \$200,000 is set aside for Housing Enhancement Grants. Monies in the Contingency Fund may be used to ensure funding for Housing Enhancement Grants at the proposed 2017 funding level, and to fund additional priority projects on a funds available basis. CDBG and HTF staff determine the level of available 2017 funding in the HTF and potential, eligible projects in CDBG nonentitlement communities. If the legislature has not approved HTF and there are no potential, eligible projects in CDBG nonentitlement communities, then the amount of CDBG funds set aside for the Housing Enhancement Grants may be decreased accordingly and these CDBG funds would be available for 2017 General Purpose Grants or Supplemental Grants.</p>
<p>Describe threshold factors and grant size limits.</p>	<p>Program funds will be available for those projects located in eligible CDBG nonentitlement local governments, and when the local government agrees to support the project. CDBG eligible activities can be found in Section 105(a) of Title 1 of the Housing and Community Development Act of 1974, as amended. Funds are intended to cover CDBG eligible costs not eligible for HTF assistance, but essential to the overall project success. For example, funds may be used for off-site infrastructure essential to affordable housing projects, or to pay for non-housing costs of projects integral to a comprehensive project such as a day care facility incorporated into the design of a HTF project.</p>
<p>What are the outcome measures expected as a result of the method of distribution?</p>	<p>Number of Persons Assisted, Housing/Housing Units, Overnight/Emergency Shelter/Transitional Housing Beds.</p>
<p>State Program Name:</p>	<p>CDBG Public Services Grants</p>
<p>Funding Sources:</p>	<p>CDBG</p>
<p>Describe the state program addressed by the Method of Distribution.</p>	<p>CDBG Public Services Grants are available for new or expanded public services that principally benefit low- and moderate-income persons and address regional priority needs through county supported partnerships with community action programs as the preferred service provider.</p>

<p>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</p>	<p>To provide equitable access to public services funding for all 32 CDBG nonentitlement counties of the state, Commerce coordinates with CDBG nonentitlement counties to determine the lead county applicants for Public Services Grants. Funds are distributed among the eligible counties following a stakeholder approved formula based on the poverty rate and population of each service area.</p> <p>The community action program network covers the entire state through local and regional community action agencies certified by the U.S. Department of Health and Human Services. Of the state's 31 community action programs, 17 community action programs serve CDBG nonentitlement counties. By allocating public services funding to the 17 lead counties and their regional community action programs, all CDBG nonentitlement areas of the state have access to public services funding. Commerce will consider an alternative service provider only if the county adequately documents unsatisfactory CAP performance and identifies an alternate provider meeting CDBG subrecipient requirements for the service area.</p> <p>Each county and service provider must submit an application identifying the prioritized services to be funded and its budget, to be reviewed for Commerce approval prior to grant contracting.</p>
<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>Detailed instructions and requirements for developing a proposal, documenting CDBG eligibility, and submitting an application are in the CDBG Public Services Grant application handbook. All CDBG application materials are available at www.commerce.wa.gov/cdbg or upon request.</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>

Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	N/A
Describe how resources will be allocated among funding categories.	<p>Up to \$1.5 million and no more than 15 percent is set aside from the state allocation. Commerce allocates the available Public Services Grant funds among the 17 counties using a formula based on current population and poverty data. To ensure a foundation of funding for rural areas, a base allocation is provided with adjustments for areas with access to CDBG entitlement or other state CDBG resources.</p> <p>For service providers in CDBG entitlement city within a nonentitlement county, state CDBG funds will be used for only eligible programs that target and benefit residents of the nonentitlement service areas of the county.</p>
Describe threshold factors and grant size limits.	Activities must be eligible under Section 105(a)(8) of Title I of the Housing and Community Development Act of 1974, as amended, which allows CDBG to fund public services for new or expanded services including but not limited to: employment, crime prevention, child care, health, drug abuse, education, energy conservation, welfare and recreational programs.
What are the outcome measures expected as a result of the method of distribution?	Number of Persons Assisted.
State Program Name:	CDBG Supplemental Grants
Funding Sources:	CDBG

<p>Describe the state program addressed by the Method of Distribution.</p>	<p>Supplemental Grants are intended as a last resort funding option for grantees whose approved project have encountered unanticipated costs overruns beyond the reasonable control of the grantee. Once a Supplemental Grant is awarded, the supplemental funds are incorporated into the grant contact through an amendment process.</p>
<p>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</p>	<p>Applications may be submitted anytime during the 2017 program year and are awarded on a funds available basis. Grantee requests will be reviewed for merit and urgency. Commerce will consider the applicant's request for amendment and written responses to questions on maximum limits, current project scope and goals, need for additional funds, and alternate courses of action and funding.</p>
<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>The application process for a Supplement Grant is outlined in the CDBG Management Handbook section on contract amendments and supplemental funds, provided to each CDBG local government grant recipient.</p> <p>All CDBG application materials are available at www.commerce.wa.gov/cdbg or upon request.</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>

Describe how resources will be allocated among funding categories.	Initially, up to \$250,000 of recaptured/deobligated funds is set aside within the Contingency Fund to be made available for Supplemental Grants on a funds available basis. If additional funds are recaptured/deobligated, these funds may be available for Supplemental Grants based on the merit and urgency of the application.
Describe threshold factors and grant size limits.	Supplemental Grant requests are awarded to existing CDBG recipients that have already documented meeting threshold factors with their original application. Supplemental Grants cannot result in the CDBG amended total grant exceeding the original maximum grant limit. Reimbursement of supplemental funded activities must first obtain Commerce approval.
What are the outcome measures expected as a result of the method of distribution?	Number of Persons Assisted, Household/Housing Units, Overnight/Emergency Shelter/Transitional Housing Beds, Businesses (including microenterprises) Assisted, Jobs.
State Program Name:	Continuum of Care Program
Funding Sources:	Continuum of Care
Describe the state program addressed by the Method of Distribution.	The CoC Program provides housing and supportive services to homeless individuals and families. Temporary housing is provided through Transitional Housing grants, permanent housing is provided through Rapid Re-housing or Permanent Supportive Housing grants and supportive services are provided through Supportive Services Only grants or as a component to one of the housing grants. Eligible expenditures include rental assistance, leasing costs, services costs, operations costs and construction costs.

<p>Describe all of the criteria that will be used to select applications and the relative importance of these criteria.</p>	<p>Applications for new projects are selected based on greatest need, housing first characteristics, access to mainstream resources, leveraging of other funds in the community, project readiness, capacity, effectiveness of the use of funds, soundness of approach and whether or not there is already a CoC Program project in that county. The most important criteria (the criteria that receive the most points) are greatest need, housing first and access to mainstream resources. The three factors for ranking renewal projects include past performance, program utilization and expenditure of all funds. Past performance is weighted most heavily among the three criteria.</p>
<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>N/A</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>Grantees choose which funding categories are most appropriate for their project and will lead to the best, most efficient outcomes.</p>

Describe threshold factors and grant size limits.	There are no minimum or maximum grant amount restrictions. However, effectiveness of the use of funds is a rating criterion in the application for new projects and for ranking projects up for renewal.
What are the outcome measures expected as a result of the method of distribution?	Reduced term of homelessness, increased permanent housing placement, increased term in permanent housing, reduced return to homelessness rate, increased employment income, increased overall income and increased access to mainstream benefits.
State Program Name:	Emergency Solutions Grant
Funding Sources:	ESG
Describe the state program addressed by the Method of Distribution.	The purpose of the ESG program is to provide homelessness prevention assistance to persons who would otherwise become homeless, and to provide emergency assistance to temporarily or permanently re-house persons who are experiencing homelessness. The funds will provide for a variety of services, including: Short-Term or Medium-Term Rental Assistance, Utility Assistance, Housing Search and Placement, Outreach Services, Housing Stability Case Management and HMIS. Please see Consolidated Plan Appendix F for more information.
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Commerce adds ESG funding to state Consolidated Homeless Grant (CHG) funding and uses a formula based on population and poverty level to determine how much homelessness assistance funding to provide each county biennially. If they have no unresolved monitoring or audit findings related to Commerce housing assistance programs, the largest counties in the state that are able to spend \$600,000 in the Washington portion of ESG funding biennially will be offered an ESG allocation to expend in combination with their CHG allocation. The sum of those counties' ESG and CHG allocations will equal the total homelessness assistance amount identified by the funding formula. Other counties that don't receive a Washington ESG allocation will instead receive CHG funding equal to their share.

<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>N/A</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>As described above, the largest counties in the state that are able to spend \$600,000 in the Washington portion of ESG funding biennially will be offered an ESG allocation to expend in combination with their CHG allocation. The sum of those counties' ESG and CHG allocations will equal the total homelessness assistance amount identified by the funding formula. Other counties that don't receive a Washington ESG allocation will instead receive CHG funding equal to their share. The ESG grantee of Commerce then enters into subagreements with non-profit organizations including community and faith-based organization. This is done on either a competitive or formula basis. Each subagreement is required to uphold all requirements in the Commerce ESG Guidelines and ESG Rule.</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>Each grantee is imposed limits on how much they can spend from each program component:</p> <ul style="list-style-type: none"> Administrative Activities: 7.5% of grant limit Emergency Shelter or Street Outreach: 60% of grant limit Homelessness Prevention: no limit (100% of grant) Rapid Re-housing or HMIS: no limit (100% of grant)
<p>Describe threshold factors and grant size limits.</p>	<p>All grants are equal to or greater than the \$600,000 a biennium threshold. Grant sizes are determined by a formula based on county population and poverty.</p>

What are the outcome measures expected as a result of the method of distribution?	Reduced number of literally homeless households and terms of homelessness through street outreach and rapid re-housing, reduced number of new homeless households through homelessness prevention, exiting program participants to permanent destinations and reduced returns to homelessness.
State Program Name:	HOME Rental Development
Funding Sources:	HOME
Describe the state program addressed by the Method of Distribution.	HOME Rental Development funds will be utilized for new construction of rental housing and awarded to projects annually through a competitive application process simultaneously run with the State's Housing Trust Fund (HTF) and the National Housing Trust Fund (NHTF) programs. Department of Commerce will publish its annual Notice of Funding Available (NOFA) and application instructions on the program website, which will also be broadly distributed via email: http://www.commerce.wa.gov/htf/ .
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	See attachment - Table 9 - HOME Rental Development Section.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	N/A

<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>Approximately \$2,900,000 in HOME resources will be utilized for rental housing development.</p>
<p>Describe threshold factors and grant size limits.</p>	<p>Only eligible HOME applicants can apply for HOME resources within the application cycles. Eligible applicants include local governments, local housing authorities, nonprofit community or neighborhood based organizations, CHDOs, federally recognized Indian tribes in Washington State, regional support networks established under RCW Chapter 71.24, and regional or statewide nonprofit housing assistance organizations.</p> <p>All applicants must meet the thresholds described above. Department of Commerce will exercise its discretion in issuing threshold waivers only in rare and extraordinary circumstances. Applicants should note that waivers are the exception, rather than the rule. All waiver approvals will be made public.</p>
<p>What are the outcome measures expected as a result of the method of distribution?</p>	<p>HOME resources, combined with the State HTF funds, Low Income Housing Tax Credit allocations, and other funding sources will create additional rental housing throughout the state. These additional units will primarily serve very low-income persons at or below 50% of the Area Median Income.</p>

State Program Name:	HOME TBRA
Funding Sources:	HOME
Describe the state program addressed by the Method of Distribution.	HOME TBRA provides rent, utility and security and utility deposit assistance to low income households.
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	The HOME TBRA program is renewed each year with the current housing authorities, local governments and community action councils that provide the TBRA assistance. If a provider decides to no longer provide services, a process of finding another provider is undertaken. Criteria for a new provider may include capacity, experience with housing programs, and community support.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	N/A
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	N/A
Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	N/A
Describe how resources will be allocated among funding categories.	The resources are allocated between rent and utility assistance and security and utility deposits based on the need as assessed by the provider.

Describe threshold factors and grant size limits.	N/A
What are the outcome measures expected as a result of the method of distribution?	Continued affordable housing for low income households.
State Program Name:	HOPWA
Funding Sources:	HOPWA
Describe the state program addressed by the Method of Distribution.	HOPWA provides housing assistance and supportive services to moderate and low-income people with HIV/AIDS and related diseases, and their families. This support helps persons living with HIV/AIDS secure stable housing.
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	The HOPWA program is renewed each year with the current providers. If a provider decides to not continue providing services, a process of finding another provider is undertaken. Criteria for a new provider may include capacity experience with housing programs, and community support.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	N/A
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	N/A

Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	Project sponsors are selected based on their capacity, experience with housing programs, experience serving people with HIV/AIDS, organizational effectiveness, and community support.
Describe how resources will be allocated among funding categories.	The Project Sponsors allocate the funds among the funding categories based on their assessment of need identified through their own data including HMIS, waiting lists for assistance or other assessments of need.
Describe threshold factors and grant size limits.	The grant amounts are based on surviving HIV/AIDS cases as they are reported to the Washington State Department of Health.
What are the outcome measures expected as a result of the method of distribution?	Continued housing assistance, housing stability and access to care.
State Program Name:	National Housing Trust Fund
Funding Sources:	Housing Trust Fund
Describe the state program addressed by the Method of Distribution.	NHTF funds will be utilized for new construction of rental housing and awarded to projects annually through a competitive application process simultaneously run with the State's Housing Trust Fund (HTF) and HOME programs. Department of Commerce will publish its annual Notice of Funding Available (NOFA) and application instructions on the program website, which will also be broadly distributed via email: http://www.commerce.wa.gov/htf/ .
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	See attachment - Table 9 - NHTF Section.

<p>If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)</p>	<p>N/A</p>
<p>Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)</p>	<p>N/A</p>
<p>Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)</p>	<p>N/A</p>
<p>Describe how resources will be allocated among funding categories.</p>	<p>Approximately \$2,500,000 in NHTF resources will be utilized for new rental housing development and \$1,200,000 for operating and maintenance subsidy support.</p>
<p>Describe threshold factors and grant size limits.</p>	<p>Only eligible NHTF applicants can apply for NHTF resources within the application cycles. Eligible applicants include local governments, local housing authorities, nonprofit community or neighborhood based organizations, federally recognized Indian tribes in Washington State, regional support networks established under RCW Chapter 71.24, and regional or statewide nonprofit housing assistance organizations.</p> <p>All applicants must meet the thresholds described above. Department of Commerce will exercise its discretion in issuing threshold waivers only in rare and extraordinary circumstances. Applicants should note that waivers are the exception, rather than the rule. All waiver approvals will be made public.</p>

What are the outcome measures expected as a result of the method of distribution?	NHTF resources, combined with the State HTF funds, Low Income Housing Tax Credit allocations, and other funding sources will create additional rental housing throughout the state. These additional units will primarily serve very low-income persons at or below 30% of the Area Median Income.
State Program Name:	Section 811
Funding Sources:	Section 811
Describe the state program addressed by the Method of Distribution.	The 811 program provides project-based vouchers for non-elderly disabled adults.
Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Projects will be selected based upon the number of eligible 811 clients in the community, proximity to services and amenities (i.e. hospitals, transportation, social services, etc.), number of units provided, organizational capacity, organizational history, and the timeline for when the units will become available. All of these criteria are important, but especially important are finding projects located in areas with eligible 811 clients.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	N/A

Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	N/A
Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	N/A
Describe how resources will be allocated among funding categories.	All resources will be allocated to project-based rental assistance vouchers.
Describe threshold factors and grant size limits.	Each project receives an award based upon the number of units awarded for 811 funding. The number of units awarded for 811 depends on the number of units the project wants to dedicate to 811 and the number of eligible 811 clients in the community.
What are the outcome measures expected as a result of the method of distribution?	Housing stability.

Discussion:

AP-35 Projects – (Optional)

Introduction:

There are currently no 2017 projects to report, as the 2017 Program Year for the state's HUD formula funds does not begin until July 1, 2017. Funding contracts for CDBG, HOME, NHTF, ESG, and HOPWA projects will not be executed until program-specific applications are received and evaluated, and the funding agreement between HUD and Commerce is executed.

#	Project Name

Table 10 – Project Information

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

There are currently no 2017 projects to report. For this reason, this section has been left blank.

AP-38 Project Summary

Project Summary Information

AP-40 Section 108 Loan Guarantee – 91.320(k)(1)(ii)

Will the state help non-entitlement units of general local government to apply for Section 108 loan funds?

No

Available Grant Amounts

N/A

Acceptance process of applications

N/A

AP-45 Community Revitalization Strategies – 91.320(k)(1)(ii)

Will the state allow units of general local government to carry out community revitalization strategies?

Yes

State's Process and Criteria for approving local government revitalization strategies

The state will allow units of general local government to carry out community revitalization strategies after consultation with the state CDBG program and HUD's authorization of a state process and criteria for approving revitalization strategies. Washington has not chosen to target particular geographical areas for special set aside assistance under the CDBG program. The state does not have a process and criteria for community revitalization strategy at this time.

AP-50 Geographic Distribution – 91.320(f)

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

CDBG: The state Community Development Block Grant program awards funding to rural areas of Washington State not entitled to receive a direct CDBG allocation from HUD or a part of a CDBG urban county consortium. A map and list of those areas is on the CDBG website at www.commerce.wa.gov/cdbg and in Appendix D of the Consolidated Plan. The state CDBG program can fund projects benefiting both entitlement and nonentitlement area residents only as outlined in the state CDBG program's Entitlement/Nonentitlement Policy. Cities that reach the CDBG entitlement population threshold and are eligible to participate in a CDBG urban county consortium will not be prioritized for state CDBG funding without the jurisdiction first receiving a state waiver. The state CDBG program cannot award grants directly to tribes, since they are eligible to apply for Indian CDBG funding directly from HUD. The state CDBG program will prioritize funding for activities that principally benefit low- and moderate-income persons.

HOME and NHTF: The Department of Commerce will conduct a funding round for the State HTF, National HTF, and HOME Rental Development programs simultaneously via a release of a Notice of Funding Availability (NOFA) and will award these funds through a competitive application process. Given the small HOME and NHTF allocations in 2017, it may not be possible to spread the HOME funds to several projects, but in combination with the State HTF, the Department of Commerce will prioritize statewide distribution among all its affordable housing project awards. HOME TBRA funds are currently being distributed on a renewal basis.

ESG: Emergency Solutions Grants are allocated using the same formula as the state's own Consolidated Homeless Grant program which is based on population and poverty levels in each county. Those counties with allocation amounts less than \$600,000 a biennium will not receive ESG funding, but instead will receive an increase in state funding in an amount equal to their ESG share.

HOPWA: Housing Opportunities for Persons with AIDS does not have geographic priority areas. Funding is allocated on an annual renewal based on surviving HIV/AIDS cases as reported to the Washington State Department of Health.

Except for the restrictions noted above, Washington does not have any pre-identified geographic target area priorities. However, the state does encourage investments to be targeted in areas of high level of need for all grant programs. The state also encourages communities to develop projects that respond to these needs, especially through outreach and technical assistance, as well as by allocating funds in a manner that

emphasizes these priority needs consistent with established program guidelines.

Geographic Distribution

Target Area	Percentage of Funds

Table 11 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

N/A

Discussion

Each program has a distinct focus and the eligibility for funding is targeted to maximize achievement of program requirements and goals.

Affordable Housing

AP-55 Affordable Housing – 24 CFR 91.320(g)

Introduction:

The one year goals for affordable housing vary by program and the population to be served. Some of the data in the following tables may overlap since some programs assist households in addition to individuals. Those served by the Tenant Based Rental Assistance (TBRA) program, for instance, may be homeless receiving rental assistance, in addition to those receiving TBRA who are not homeless.

For NHTF, since this is its second allocation--and the State plans to use the small award to fund capital new construction projects--actual units of affordable housing will be placed in service in 2018 at the earliest.

One Year Goals for the Number of Households to be Supported	
Homeless	249
Non-Homeless	545
Special-Needs	0
Total	794

Table 12 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	682
The Production of New Units	33
Rehab of Existing Units	20
Acquisition of Existing Units	0
Total	735

Table 13 - One Year Goals for Affordable Housing by Support Type

Discussion:

Homeless households are assisted by ESG funds, but not under the Affordable Housing category and so these goals and outcomes are not listed here.

CDBG can fund infrastructure in support of affordable housing and housing rehabilitation, so the CDBG goals of supporting at least five new units and rehabilitating at least 20 existing units are included here. CDBG can also fund transitional housing and homeless shelters as public facilities, so these goals are not listed here. CDBG funding of activities in support of affordable housing is contingent on a CDBG nonentitlement local government first prioritizing these activities and submitting a CDBG application to Commerce.

AP-60 Public Housing - 24 CFR 91.320(j)

Introduction:

The state is able to provide support and technical assistance to PHAs upon local request. Specific financial assistance to PHAs under any of the Consolidated Plan formula grant programs will be considered as any other application competing for those funds, unless the administering state agency determines that both cause and authority exist to prioritize such funding under the current Consolidated Plan and the individual program's guidelines.

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

See above.

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

See above.

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

See above.

Discussion:

See above.

AP-65 Homeless and Other Special Needs Activities – 91.320(h)

Introduction

Washington State will continue working to reduce and end homelessness with the Balance of State Continuum of Care, State Advisory Council on Homelessness, the Affordable Housing Advisory Board, and the Interagency Council on Homelessness. The state will identify priority needs and inform Emergency Shelter Grant (ESG) allocations. Commerce, as the State ESG grantee, will continue to award funds to sub-grantees at the local level to deliver housing and non-housing homeless services to persons in need.

The CDBG program can fund homeless shelters and transitional housing as public facilities, and services for the homeless, contingent on these activities being first prioritized with applications submitted by CDBG nonentitlement local governments.

For NHTF, since this is its second annual allocation--and the State plans to use the small NHTF allocation to fund capital new construction projects--actual units of affordable housing will be placed in service in 2018-2019 at the earliest. In distributing the 2017 NHTF funds, the State will evaluate projects based on multiple criteria (as presented in AP-30 in this Plan). One of the evaluation criteria is the type of population served, such that the State will prioritize special needs and homeless populations over “general low income” populations (in alignment with the State’s current priorities) which include individuals, families, and youth affected by homelessness, as well as homeless individuals with chronic mental illness and veterans.

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

Commerce contracts with local providers who direct their outreach efforts to the most vulnerable persons in their services areas. Each county prepares a Ten-Year Plan for serving persons who are homeless. Part of this plan is an inventory of services available within the county. With this information, providers coordinate outreach activities and direct persons who are homeless to services using coordinated assessment where such a system has been developed within the county or geographic area. The assessment is used to determine a household’s initial needs. If further intervention or assistance is needed, the household is directed to the appropriate services with the goal of moving the household into a

permanent housing situation with no later return to homelessness.

Addressing the emergency shelter and transitional housing needs of homeless persons

In the 2017 program year counties will receive ESG or Consolidated Homeless Grant funding to meet the emergency shelter needs of residents. The federal Continuum of Care Program and state Consolidated Homeless Grant will provide funding for transitional housing for all 39 counties in the state. Commerce approximates there will be over 4,400 emergency shelter beds in the state in 2017.

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

Local providers in collaboration with the Balance of State Continuum of Care and the State Advisory Council on Homelessness are working to shorten periods of homeless and prevent recurrences of homelessness through a number of measures. They include utilization of the Homeless Management Information System to track these performance measures. The state has prioritized access to affordable housing through rapid re-housing. Commerce, in addition to other state agencies, works to regularly follow-up with clients upon exit from homeless housing programs.

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

Counties may use state, local, and a portion of their federal ESG funds on homelessness prevention. Commerce recommends grantees use a targeted prevention approach to identify low-income and extremely low-income households at the most risk of becoming homeless. An evaluation of the household's risk status will allow service providers to identify those households most at-risk of actually becoming homeless instead of those who may avoid homelessness even without financial assistance. Prevention assistance and case management is then provided

to those most at-risk households.

Commerce works with other state agencies to coordinate policies and protocols for the discharge of persons from state institutions or systems of care to prevent those persons from exiting to homelessness. Some of the agencies in collaboration with Commerce and its grantees are the state Departments of Social and Health Services (DSHS), Corrections (DOC), Veteran Affairs (VA), and ESD. DSHS and DOC are two state agencies that discharge or release people from systems of care/incarceration. They both have policies and programs in place that aim to prevent clients from exiting into homelessness. Counties within the Balance of State Continuum have also implemented such policies to varying degrees.

The state Consolidated Homeless Grant added incentive payments to the program that encourage providers to house specific populations, including people discharged from psychiatric hospitals, jails, prisons, and regular hospitals.

The state Balance of State Continuum of Care and state Consolidated Homeless Grant encourages providers to have agreements in place to directly house people discharged from psychiatric hospitals, jails, prisons, and regular hospitals.

Discussion

AP-70 HOPWA Goals – 91.320(k)(4)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	69
Tenant-based rental assistance	70
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	6
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	145

AP-75 Barriers to affordable housing – 91.320(i)

Introduction:

An extensive discussion of barriers to housing affordability and actions to address those constraints is included in the 2015-2019 Consolidated Plan sections MA-40 and SP-55. In addition to taking action to ameliorating barriers to affordable housing, the state is also dedicated to ensuring fair access to housing not only in affordable units but throughout the entire housing market.

For NHTF, since this is its second annual allocation--and the State plans to use the small NHTF allocation to fund capital new construction projects--actual units of affordable housing will be placed in service in 2018-2019 at the earliest. In distributing the 2017 NHTF funds, the State will evaluate projects based on multiple criteria (as presented in AP-30 in this Plan). For example, a higher ranking will be given to applications demonstrating that their service plans are sustainable long-term and aligned with State and Federal recognized best practices (i.e., are consistent with State and Federal requirements, are evidence-based, and follow statewide established models such as low-barrier or “housing first” models).

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The Affordable Housing Advisory Board convened a work group to update the Growth Management/Housing Task Force report of 2006. This report identifies a broad range of measures that would promote affordable housing. Many of the items noted in the report respond to public policies that serve as barriers to affordable housing. While this report will not result in any specific actions, it will support efforts to be undertaken by state and local government.

It is important to note that the state’s framework of planning is decentralized with a high level of responsibility and latitude in zoning, permitting and building code requirements given to cities and counties. The state, other than providing the framework for local authority through the Growth Management Act and the Planning Enabling Act, does not control land use or development review. Therefore, the state’s role becomes one of providing assistance to local governments in their efforts to reduce or eliminate barriers to housing affordability. This can be done through technical assistance or facilitation of discussions or through the administration of grants or programs. However, reductions in state financial resources since 2007 have significantly reduced the support that Commerce and other state agencies can provide, especially through

grants that assist with the development or revision of municipal plans or regulations.

The state remains committed to ensuring fair access to housing and has completed an update of the Analysis of Impediments to Fair Housing Choice (AI) in conjunction with development of the Consolidated Plan. The AI identifies the major impediments to fair housing and makes a number of recommendations to lower these barriers.

Discussion:

AP-85 Other Actions – 91.320(j)

Introduction:

The following are actions planned throughout the course of the Consolidated Plan period (2015-2019).

Actions planned to address obstacles to meeting underserved needs

The primary obstacles to meeting underserved needs are lack of financial and human resources, and a growing gap between housing costs and incomes. The state will continue to advocate for more resources and to use its resources carefully and strategically as evidenced in this plan to reduce the effects of the cost/income gap. The state's recently completed statewide Housing Needs Assessment will serve to inform policies and enable programs to better target resources to address underserved needs.

Actions planned to foster and maintain affordable housing

In addition to using CDBG, HOME, NHTF, ESG, and HOPWA, the state undertakes numerous other actions to foster and maintain affordable housing. Coordinating the use of all available resources, and particularly the Low Income Housing Tax Credit (LIHTC) program to develop new affordable housing is a critical component of the state's affordable housing strategy. Information on the LIHTC program can be found through the Washington Housing Finance Commission at <http://www.wshfc.org>.

Commerce and AHAB are required by RCW 43.185B.040 to prepare and update a five-year plan. The purpose of the 2010-2015 Housing Advisory Plan (five-year plan) is to:

- Document the need for affordable housing in the state.
- Examine the extent to which that need is met through public and private sector programs.
- Facilitate planning to meet state affordable housing needs.
- Enable the development of strategies and programs for affordable housing.

The Washington State Housing Needs Assessment 2015 can be found on www.commerce.wa.gov.

Actions planned to reduce lead-based paint hazards

Washington's housing stock continues to age, the incidence of hazards from deteriorating lead paint will likely increase in homes built before 1978 without remediation or abatement. As paint deteriorates over time through peeling, chipping, chalking, cracking, or damage, the lead is released into the home environment and becomes a significant hazard, especially for young children.

The prevalence of lead-based paint may be used to develop measures of potential risk from LBP hazards, even if the hazards are not yet present. In general, the higher likelihood that homes built before 1950 contain lead-based paint, combined with possible physical deterioration associated with their age, puts these pre-1950 homes in a "high-risk" category for exposure to LBP hazards. Many homes built between 1950 and 1978 also contain lead-based paint. However, their relatively newer condition puts them in a category of "moderate risk" for exposure to LBP hazards.

Washington will continue to pursue the actions, strategies and requirements identified in SP-65. Through the efforts of Commerce and DOH, there will be: increased recognition of lead-based paint hazards; improved identification of structures where these hazards are present; higher rates of remediation of LBP; and testing, medical intervention, and case management for children at risk. The state will follow and monitor grantees to ensure compliance with the HUD lead-based paint regulations implementing Title X of the Housing and Community Development Act of 1992. These regulations cover the CDBG, HOME, NHTF, ESG, and HOPWA programs, and identify the appropriate type of activity to control lead paint hazards, in projects using federal funds.

The \$25,000 abatement threshold in Title X has not been adjusted since it was established, while construction/rehabilitation costs have escalated. This can preclude a number of homes from being rehabilitated because abatement costs make it financially unfeasible. The state will further comply with LBP regulations of the EPA. CDBG allows additional funds per unit if housing rehabilitation activities include lead-based paint mitigation.

Washington will coordinate for training, education and other resources related to lead-based paint hazards, and will require that grantees and sub grantees utilize staff and contractors that have the appropriate training and certification.

Actions planned to reduce the number of poverty-level families

A summary of Washington's existing efforts to reduce poverty is detailed in the 2015-2019 Consolidated Plan section SP-70. New or emerging

actions intended to address poverty have been significantly limited by ongoing reductions in the state budget. Between 2007 and 2014, per capita state revenue allocations through the Omnibus and Transportation operating budgets dropped from \$6,824 to \$5,818 (in 2014 dollars). This means there is now 15 percent less revenue available to meet needs funded through state resources when compared to the period at the start of the recession. <http://www.fiscal.wa.gov/BudgetACurr.aspx>

In 2007, the state convened a Poverty Advisory Committee to provide recommendations on possible new actions to reduce poverty. Reductions to state resources (occurring after the committee completed its report) limited the amount of actions taken by the state to implement the Committee's recommendations and enact new measures to reduce poverty. In addition, these budget cuts resulted in cutbacks in the provision of many services and funds aimed at assisting households in poverty.

Most new efforts begun during the past few years have been in conjunction with federal measures such as implementation of the affordable health care act. The state has been focused on reducing cuts or renewing existing resources where possible. For example, in 2014 the state Legislature passed an extension of the document recording fee dedicated to serving the homeless which was due to expire.

As the economy continues to improve and more financial resources become available, the state will likely move to reinvigorate previous efforts aimed at addressing poverty. New efforts will be considered to the greatest extent feasible. To better empower individuals and families toward self-sufficiency and independence the following strategies will be put to work:

- Promote sustainable economic development through affordable housing and other community development activities;
- Maintain a strong relationship with the Continuum of Care system to enhance and promote the stabilization of homeless families and encourage transition to stable households and housing situations;
- Explore additional partnership opportunities with other agencies that provide a range of services and activities with measurable, and potentially major impact, on the causes of poverty in their communities; and
- Enhance efforts to educate the public and interested persons about available supportive services that foster self-sufficiency and independent living arrangements.

Actions planned to develop institutional structure

Commerce will continue to support efforts such as the Interagency Council on Homelessness, the Balance of State Continuum of Care, the Affordable Housing Advisory Board, and the state's Workforce Training and Education Coordinating Board to strengthen partnerships, facilitate

program delivery and improve the institutional structure.

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

Public agencies, for-profit and nonprofit private organizations all play a part in the provision of affordable housing, social services, capital improvements, and economic development. The state will continue to work to provide strong coordination between agencies, local organizations, and private housing and service providers.

Discussion:

Through the above identified actions the State will continue to address these various issues and is committed to addressing these issues throughout the implementation of the 2015-2019 Consolidated Plan.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.320(k)(1,2,3)

Introduction:

The following identifies state revolving loan program income available for use for state CDBG-funded activities. The state allows nonentitlement local governments to use their program income for CDBG eligible activities if the local government has a Program Income Re-Use Plan approved by Commerce. The state requires any local government that has since joined a CDBG urban county consortium either to transfer the program income oversight to the county CDBG program or to return to the state any program income earned from a previous state CDBG funded activity, as appropriate. Projects planned with all state CDBG funds are not identified in the Project Table as stated in the pre-set IDIS introduction below, since listing CDBG projects in the Project Table is a HUD Action Plan requirement for CDBG entitlement programs and not state CDBG programs.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.320(k)(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	3,120,250
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:	3,120,250

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. | 98.00% |

HOME Investment Partnership Program (HOME) Reference 24 CFR 91.320(k)(2)

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

Commerce utilizes only forms of investment included in Section 92.205.
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:

Commerce does not have plans to use HOME funds for homebuyer activities.
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:

Commerce does not have plans to use HOME funds for homeownership activities.
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:

Commerce does not have any plans to use HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with

HOME funds.

**Emergency Solutions Grant (ESG)
Reference 91.320(k)(3)**

1. Include written standards for providing ESG assistance (may include as attachment)

Commerce developed ESG Program Guidelines for sub-recipients that identify detailed documentation requirements to ensure program success and grant compliance. Commerce developed most of the written standards for provision of ESG assistance and requires some standards to be developed by the ESG sub-recipient.

Commerce developed the standards for the following:

- Standard policies and procedures for evaluating and documenting a household’s eligibility for rapid re-housing or prevention assistance with ESG funds.
- Standard policies and procedures for documenting Rent Reasonableness and Fair Market Rent, inspections, and HMIS consent. These standards are included in the ESG Guidelines and eligibility forms posted at www.commerce.wa.gov/esg.

ESG sub recipients are required to have written policies and/or procedures for the following topics. Commerce will review these as part of grant monitoring.

- Policies and procedures for coordination among homeless housing and assistance providers and mainstream providers in their service area.
- For admission, diversion, referral, and discharge by emergency shelters including length of stay, special needs populations, and

individuals and families with high barriers to housing.

- Policies and procedures for determining and prioritizing which households will receive rapid rehousing and prevention assistance.
- Standards for determining the amount of rent assistance, length of assistance, and if there will be any adjustments over time.
- Standards for determining type, amount, and duration of housing relocation and stabilization services.
- Termination of Participation and Grievance, including provisions for dealing with client fraud.
- Applicant Denial and Grievance.
- Confidentiality of Client records.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

Each county must maintain a coordinated assessment system for their geographic area in which people experiencing homelessness are assessed and referred to the services that will help them obtain and maintain housing stability. The system must follow the guidelines established by Commerce, Balance of State Continuum of Care and HUD Notice CPD-17-01. Because of the variety of population densities, geography, and housing needs, each assessment system will have different characteristics. However, each will follow a series of common parameters and guidelines. All state, CoC Program and ESG-funded projects must participate in the coordinated assessment system. At a minimum, each system must:

- Have a lead agency or governing body.
- Identify and advertise access point(s) and partner agencies.
- Use a standardized assessment tool that matches households with services that will help them exit homelessness and prioritizes households with the greatest need. The assessment tool must be used at all access points. Note: Different subpopulations may be assessed differently.
- Maintain up-to-date information on program capacities, vacancies, and eligibility criteria. Coordinated assessment policies and procedures must address the following topics outlined in HUD CPD-17-01.
- The uniform decision making process for using the assessment to prioritize households for programs.
- A protocol for rejecting referrals that ensures rejections are justified and rejected households are referred to appropriate services whenever possible. CoC Program-funded Permanent Supportive Housing projects must follow the order of priority established in HUD CPD-16-11.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The Balance of State CoC Homelessness Steering Committee, in consultation with other Continuums of Care in the state, agreed that to allow for better coordination of funding for homeless services at the local level Commerce will offer the state allocation of the ESG grant to current eligible Consolidated Homeless Grant (CHG) recipients. Eligible applicants in each county will be nonprofit organizations (including community and faith-based organizations) or local governments that received CHG contracts from Commerce and remained in compliance during the grant period.

Funds will be allocated using the State's CHG formula. Counties with allocation amounts less than \$600,000 a biennium will not receive ESG funding, but will instead receive an increase in CHG funding in an amount equal to their ESG share.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The Balance of State CoC Homelessness Steering Committee has maintained a position for a homeless person or formerly homeless person as a representative for more than 10 years. This is an active membership role (currently serving as co-chair of the Balance of State CoC Homelessness Steering Committee and chair of the Veterans Committee) and Commerce is committed to ensuring that a representative is able to attend and participate in meetings.

5. Describe performance standards for evaluating ESG.

Commerce uses HEARTH performance standards through the Homeless Management Information System to evaluate all housing and homelessness assistance grantees. This includes ESG, Continuum of Care Program and state and local grants. ESG performance data is reviewed monthly. In addition, rate of spending, risk assessment and monitoring results are used to evaluate ESG program success. HEARTH HMIS performance indicators were reviewed by the Balance of State Continuum of Care Homelessness Steering Committee and recognized as valuable in maintaining competitiveness for federal funding.

Discussion

Describe all of the criteria that will be used to select applications and the relative importance of these criteria.

Department of Commerce will use an application evaluation tool that is comprised of three phases representing the three main decision points in the evaluation process:

Decision Point #1 applies a series of thresholds, or “must haves”, that each application must meet in order to be eligible for funding and move forward in the evaluation process: Timely & Complete Submittal, Eligible Activities, Eligible Applicant (incl. relevant experience, good standing, capacity), Amount Requested, Project Readiness (incl. site, zoning, services, operations and long-term sustainability), Minimum Evergreen Sustainable Development Standard (ESDS).

Not meeting these thresholds may mean that an application will not be reviewed for funding. In rare and extraordinary circumstances, Department of Commerce will exercise its discretion in issuing threshold waivers and will make all waivers public.

Decision Point #2 applies a series of priorities, each with a set of scoring weights assigned to the criteria applicable to multi-family projects. This will result in three ranked lists of projects, one for each of the following three geographic categories: King County, Other Urban, Rural. Projects can receive a maximum of 100 base points, plus another 1-2 bonus points for projects exceeding the minimum ESDS, as shown below.

Priorities	Min Score	Max Score
1. Populations Served (AMI & special needs)	0	40
2. Privately Owned Housing Stock (increase affordable housing stock in our state)	0	10
3. Need & Local Priority (county and local)	0	15
4. Development Costs	0	10
5. Level of State Investment (leverage)	0	15
6. Project Scope & Housing Model	0	10
7. Opportunity-Rich Communities (proximity to transportation, employment, collaboration with schools)	-10	0
8. ESDS Bonus Points	0	2
Total Maximum Score		102

Decision Point #3 serves as a final threshold, or filter, to determine the viability of a project, such as being fully funded, or in the case of tax credit projects, having a high chance for receiving an allocation in the current tax credit round. This decision point may include other special requirements or circumstances, such as meeting federal requirements, funding special proviso projects, local government prioritization of projects, and availability of funds.

At the time of updating this Action Plan, the state’s 2017-19 Capital Budget has not yet been passed by the Legislature. The Capital Budget funds the State HTF program and will include priorities for affordable housing set by the Washington State Legislature. The full details of the above listed priorities will be established in our Notice of Funding Availability (NOFA) which will be made available on our program website: <http://www.commerce.wa.gov/htf/>

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Priorities	Min Score	Max Score
1. Populations Served (AMI & special needs)	0	40
2. Privately Owned Housing Stock (increase affordable housing stock in our state)	0	10
3. Need & Local Priority (county and local)	0	15
4. Development Costs	0	10
5. Level of State Investment (leverage)	0	15
6. Project Scope & Housing Model	0	10
7. Opportunity-Rich Communities (proximity to transportation, employment, collaboration with schools)	-10	0
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July 11, 2017

Input on Draft 2017 Action Plan for HUD Funds

Proud Ground is a community land trust committed to creating homeownership opportunities for working families in Clark County Washington. **I am addressing the proposed 2017 CDBG HOME Draft Action Plan.** On behalf of the entire board and staff of Proud Ground, we ask you to prioritize the need for critical and effective homeownership investments SW Washington. As you know, the need facing our communities is urgent and growing.

- As of April of 2017, the median sales price for a home in the Clark County (from RMLS) is \$325,000, 10.9% increase from the previous year. We all know these prices are on the rise.
- Over 400 households on Proud Ground's waiting list want to own a home in the metro area including Clark County.
- Of those households on the waiting list, the median household income is \$35,000/year, which equates to 54% median MFI. With this amount close what a majority of amount working families are making in the region
- With the housing crisis creating aggressive market forces, it is essential that Proud Ground helps create truly affordable options for these families, which do not currently exist.
- With the rental market migrating more and more out of reach for average working families and causing instability for families renting in the area, homeownership offers an affordable solution, to permanently solve housing needs. Research of our Proud Ground owners shows that when families own their homes, kids do better in school, employment is more stable, health indicators improve, and owners are more engaged in the community.

While Proud Ground has received vital HUD funds from Clark County and hope to compete successfully in the City of Vancouver in future cycles. We have partnered with organizations in the area specifically Community Housing Resource Center and the Vancouver Housing Authority. We support the efforts of funded partners and at the same time, we also believe that Buyer Initiated Grants/Downpayment Assistance Grant (DPAG's) should be used as a fast and efficient way to get working families into homeownership. Proud Ground has a successful history of deploying Downpayment Assistance Grants and has seen the community benefits, which include:

- **Demonstrated ability to spend all the resources allotted** – Proud Ground can get the money out the door on the timelines identified.
- **Cost effectiveness** – A \$60,000 to \$80,000 downpayment assistance grant is the least expensive way to create a new homeownership opportunity. To compare, the subsidy in the new construction project Svaboda Court averaged \$150,000 per unit--and that was with 2011 construction costs. We understand that new units will need to be built to meet inventory needs, but believe the best solution to be a mix of both.
- **Time efficient and no risk** - There is no faster way to gain a new homeownership opportunity than to acquire an existing home with a DPAG. New construction carries

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risks that cannot be avoided while acquiring existing homes carries virtually no risk of failure.

- **Serves families historically left out of homeownership** – Since 2010, 53% of Proud Ground's DPAG/NSP money served families of color. When comparing location, the number of bedrooms, and square footage, the price points for households of color vs. white homebuyers is comparable. Using this tool, we provide neighborhood choice and larger-sized homes to households, making homeownership more possible for families of color.
- **Quality homes** – All homes purchased using DPAGs are in solid, sound operating condition, meeting durability, health, safety, and energy efficiency standards.
- **Serves MFI's for working families** – The MFI of households of color served through DPAGs/NSP since 2010 is 63% and 65% for white households. Further, 100% of households of color had children at the time of purchase, compared to 50% of white households.
- **Continued partnership with other homeownership agencies** - We are committed to continuing our partnership with local housing organizations going forward, as evidenced by our collaborative efforts with statewide homeownership agencies.
- **Successful homeownership** - No homes have been lost to foreclosure (even through the recession). Our pre- and post-purchase support, including access to home repair IDAs, helps ensure that Proud Ground homeowners have a successful homeownership experience.
- **Permanent affordability** - These homes are permanent community assets, retaining affordability in perpetuity, preventing displacement and promoting the economic and cultural diversity in neighborhoods. Proud Ground has demonstrated the ability to steward the public resources with compliance and security into the future given the administrative and fiscal infrastructure of the organization.

Continuing and growing Downpayment Assistance Grants with federal CDBG and/or HOME funds will significantly contribute to the community achieving its goals of stability for local families, beyond home repair or rehabilitation efforts. ***We also understand the need to focus on homelessness and we promote investments in the continuum of housing needs including homeownership.***

Thank you for your consideration of our input.

Sincerely,

Diane Linn, Executive Director
Proud Ground

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Comments on Ways to Increase Access to Safe, Stable and Affordable Housing for People Living with and At Risk for HIV Disease

Housing is an essential component of health, particularly for PLWH

Research has shown that housing assistance for *People Living with HIV Disease* (PLWH) is not only cost-effective but improves health outcomes at each stage of the HIV care continuum; conversely, homelessness and housing instability are linked to inadequate HIV health care, high viral loads, poor general health, avoidable hospitalizations, and increased mortality. Stable housing improves health outcomes for PLWH and reduces the likelihood of HIV transmission. Yet the demand for temporary and long-term housing for PLWH far exceeds our current supplies; and while we were extremely successful in housing 202 individuals statewide last year through our Commerce *Housing Opportunities for People with AIDS* (HOPWA) programs (across all Regions 1-6), more than 40 percent of all PLWH statewide will experience homelessness or housing instability over the course of their illness. Vouchers provided through the HOPWA program meet only one-third of the demand for housing assistance. There are waitlists for housing support for PLWH through-out Washington State—when factoring PLWH programs run through King (especially so), and to a somewhat lesser degree in Snohomish county. Some areas lack any transitional housing services and Housing Choice Voucher programs (through Section-8 of the Housing Act of 1937) through local housing authorities often have years'-long waitlists, making HOPWA their primary long-term solution to avert homelessness. Homelessness is a significant barrier to wellness for PLWH. The lack of housing stability or unsafe housing conditions can lead to consequences, including missed medical appointments, lost or stolen medications, higher viral loads, worse health outcomes, and increased risk of transmission to others. This is not simply a matter of housing but of dire consequences to the public health continuum. For that, Lifelong AIDS Alliance and its many aligned partners, such as Pierce County AIDS Foundation (PCAF), seek HUD's and Commerce's long-term commitment to the HOPWA program—beyond the HTF allocation plan of 2017.

We are encouraged by the Department of Commerce's stand on keeping this program viable, and see Commerce as a *true* partner in this effort to end homelessness among our state's PLWH.

Leveraging Dollars Comments

It must be known that while Commerce understands HOPWA to be a leveraged funding opportunity through service categories under the Ryan White HIV/AIDS Program (RWP, as part of the service category of Medical Case Management, MCM), in the State of Washington, all MCM funds are directly apportioned through General Funds State and granted by the Washington State Department of Health (WA DOH). This has been the case since 2014. What that Health Resources and Services Administration (HRSA) *medical core services waiver** means—or better yet, affords—is that housing case management can be directly funded as part of the 14 life domains under MCM, thus opening up more direct service dollars to provide more housing opportunities for clients in need.

**A medical core services waiver is such that the requirement that 75% percent of all RWP funds be spent on core medical services is waived. MCM is a core service; Non-Medical Case*

Management (NMCM) is not NMCM. NMCM is the essential supportive services that underpin direct service funds, or here housing dollars.

As such, Commerce should directly contract with local MCM agencies to effectuate those enhanced housing possibilities. Why that's important is that MCM agencies, like Lifelong, PCAF and (more recently) the Spokane Regional Health District, case manage *most* PLWH in that state of Washington, and can serve as both the direct service provider and referral entity—thus avoiding the 7% administrative pass-through when sub-recipients are contracted out to provide housing case management; in turn that opens up more direct dollars service dollars to clients.

MCM agencies also serve, in certain circumstances, as a WA DOH covered health care entity. That's important because WA DOH can work with MCM agencies, using WA DOH Surveillance information, to identify hard-to-reach homeless clients with high acuity needs and afford them community-level HIV services.

In the *Transitional Grant Area* (TGA) of King, Snohomish, and Island counties (despite Commerce HOPWA funding through the *Bellingham Housing Authority*, BHA, in Region 3), housing dollars are sub-granted out by the City of Seattle Human Services Department (CoS HSD). That is also an important distinction because in that TGA, the RWP funds NMCM *not* MCM—the essential supportive services that underpin direct service funds from CoS HSD grants. Again, this is permitted as part of the TGA's applied medical core services waiver through HRSA. Commerce should further look into working with its lead partners in King County to provide access to Housing Information Services dollars, an unallowable expense.

What is further lacking is not only the supply of housing in King County (also a real problem in Pierce and Snohomish counties) but our agency's inability to leverage direct service dollars with Housing Information Services (HIS) dollars. In King, there are simply no HIS dollars. Lifelong lost that HIS lead entity position in 2015—for myriad of internal *and* external reasons. It's time to revisit Commerce's dedication to providing ancillary HIS (or other) funds in King County or a more concerted effort to leveraging other non-HIV HUD dollars, like ESG, CDBG, etc. or the RWP, for that matter.

And finally, Local Housing Authorities (LHA) set Fair Market Rent (FMR) standards that many HOPWA Project Sponsors use. Our understanding is that the HOPWA Project Sponsor may conduct a rent reasonableness assessment at any time, as part of routine monitoring; and, if an adjustment is made to the FMR, the grantee (not Project Sponsor) has the option of making the change within 90 days following the release of the new HUD FMR, or at the beginning of the grantee's next program year. Per guidelines, "If a grantee chooses to begin using the new rent standard prior to the method approved by HUD, the grantee must provide a justification to HUD and receive approval of the requested change before using the new rent standard." In today's markets and with Project Sponsors straddling multiple counties or LHA jurisdictions, Project Sponsors ought to have more flexibility during their grant cycle to alter their FMRs, as needed and appropriate—along with supporting documentation and sufficiently-actionable justification.

Action Items for Commerce to Be Aware of Going Forward

Below are *Action Items* that have been endorsed by the *HIV Planning Steering Group* (HPSG), WA DOH, the Secretary of State's and the Governor's office, as part of the **END AIDS Washington Initiative (EAW)**. We hope that Commerce plays a more direct role in this work—whether that is through intra-agency conversations with WA DOH's *Office of Infectious Disease* (OID) or through more active engagement and participation in forums, like today's, or with its contracted HOWPA agencies. It must be noted that Lifelong works extensively and collaboratively with its partners, WA DOH and the OID (our MCM contract holder), the CoS HSD, the HPSG, the *TGA Planning Council* (TGA PC). The TGA PC is the HRSA care and prevention planning body that allocates RWP funds in the TGA, and works, in tandem, with the HPSG to provide consensus on the statewide care and prevention allocation and program plan.

1. Ensure that PLWH with an AIDS-defining illness or other serious health condition are always discharged from the hospital or other institution to a safe, secure place to stay.

When PLWH with a health status that jeopardizes their ability to care for themselves or their safety are discharged from the hospital to the street or shelter, the result is poor health outcomes and likely hospital re-admittance. HIV programs and care providers should establish mechanisms to assure that all medically vulnerable PLWH have a place to live. This will require expanding the supply of temporary and permanent housing for medically vulnerable PLWH. More temporary and permanent housing units, including units sized for families, are needed across the state to address the health needs of PLWH who are experiencing homelessness or are unstably housed. Additionally, the stay in medical motels or other temporary housing should be long enough to help ensure successful transition to permanent housing.

2. Expand and fund a permanent supportive housing model for people living with HIV and other at-risk people with chronic physical and/or behavioral health diagnoses.

Using innovative models, such as those described in Washington State's *Medicaid Global Transformation Waiver*, PLWH and others with chronic physical and/or behavioral health conditions who face chronic homelessness should be expeditiously placed in permanent supportive housing. Washington State should adopt a housing first model of HIV care, ensuring that all HIV-infected people with significant chronic and disabling physical and/or behavioral conditions have rapid access to permanent housing with appropriate levels of supportive services without having to first meet requirements, such as sobriety. This housing model should be paired with social supports to enable tenants to remain successfully housed and connected to physical and behavioral health services. Clients of HIV-specific housing programs have higher rates of viral suppression.

Affordable Housing Sector

1. Institute cultural awareness training for service providers in homeless shelters, transitional housing and permanent supportive housing to increase the number of safe spaces for PLWH, LGBT individuals (including youth), people of color,

immigrants and refugees, and people who inject drugs (PWID) experiencing homelessness.

Services must be truly accessible for everyone in need. LGBT individuals and others report not feeling safe in shelters or that the services available in the community do not meet their needs. To help close this gap, measures to increase the cultural awareness of housing providers is recommended.

Legislature, Local Health Jurisdictions and Service Providers, Washington State Human Rights Commission, and Affordable Housing Sector

1. Implement measures to help PLWH stay housed and avoid potential homelessness. Interventions to prevent homelessness help maintain stability and health for individuals and families at risk for homelessness. Short-term rental and mortgage assistance, utility assistance, landlord/tenant relations to mediate disputes, and other skill building for tenants are options to help people through brief periods of crisis and maintain safe and stable housing. Public resources for housing assistance should be used for these kinds of homelessness prevention measures. Additionally, the permanent supportive housing model described above should include behavioral supports for tenants to help them be successful in housing.

2. Implement Policies to Remove Barriers to Accessing Rental Housing.

PLWH and others who have experienced poverty or homelessness are disproportionately likely to have evictions on their records, adverse credit histories, and prior or current involvement with the criminal justice system, all of which are barriers to passing tenant screenings and securing housing. The Legislature and local jurisdictions should work with housing providers and landlords to reduce these barriers to housing in state and local laws. Additionally, PLWH, LGBT individuals, and people of color can face discrimination in the housing market, as was recently documented by the Seattle *Office for Civil Rights*. Policies are needed to reduce barriers to housing through the tenant screening process, and anti-discrimination laws must be strictly enforced by local jurisdictions as well as by the *Washington Human Rights Commission*.

3. Remove Barriers to Accessing Housing Services.

Current policies require that individuals seeking housing and homelessness services first satisfy a minimum number of days unsheltered; essentially, that they have to be *homeless enough* to access services. These policies exacerbate the negative effects of homelessness by requiring an individual to stay homeless longer. Additionally, immigrants without documents are often prohibited from accessing housing and homelessness services. These policies should be changed to get individuals experiencing homelessness, regardless of immigration status, housed more quickly.

Local Jurisdictions and Service Providers

1. All housing should meet safety and sanitation standards. Substandard housing is not an acceptable option for housing assistance.

Housing that is in poor repair, has mold, lacks insulation, lacks working appliances, heat, adequate hot water, safe electrical and plumbing systems, and/or has other deficits is not an appropriate placement for any homeless person, much less medically vulnerable people such

as those living with HIV. Therefore, any intervention to assist this population must have a housing inspection component to insure safe, decent and sanitary conditions.

Action Steps to Address and Reduce HIV-Related Stigma

1. An intended outcome of increasing the cultural awareness of housing providers (action item *AHS1*) is to reduce the stigma(s) that may be experienced by PLWH, LGBT individuals (including youth), people of color, immigrants, refugees, and PWID experiencing homelessness and seeking services.

Scott D. Bertani

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From: Erick Seelbach [<mailto:eseelbach@piercecountyaid.org>]
Sent: Wednesday, July 19, 2017 9:20 AM
To: Mazur-Hart, Matt (COM) <matt.mazur-hart@commerce.wa.gov>
Subject: Action Plan feedback

Good morning, Matt.

Unfortunately I wasn't able to attend this morning's hearing, but I did want to provide a couple items of feedback.

- 1) On p. 16, there is a reference to leveraging other funding, but there doesn't appear to be any action steps in the plan around coordinating with those other funding streams. I think it's necessary to have a concrete plan in relation to coordination across HIV-related funding streams.
- 2) On a similar note, there doesn't appear to be any action steps listed in relation to coordinating across the various HUD funding streams. How are all those working together to achieve the broad goals? I think it's critical to specifically call out how this happens. And if it doesn't happen, a plan on how to ensure it happens would be good.
- 3) A very significant gap not addressed in the plan is the fact that there just isn't enough affordable housing. There is a lot of financial assistance to help house our clients, but not enough housing stock to put them in. It's a system capacity issue that needs to be addressed.

Thanks for the opportunity to provide input!

Best,
Erick

Erick Seelbach

(primary pronouns: she/her/hers)
(secondary pronouns: he/him/his)
Executive Director



www.piercecountyaid.org

Tacoma (253) 383-2565 3009 S. 40th St., Tacoma WA 98409

Olympia (360) 352-2375 2101 4th Ave. E. #103, Olympia WA 98506

Your gift of support is a promise to those living with HIV or AIDS that we will continue to be there for them. Donate online at www.piercecountyaid.org

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STATE CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the State certifies that:

Affirmatively Further Fair Housing -- The State 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.

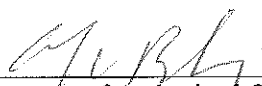
Anti-Lobbying --To the best of the State's knowledge and belief:

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 paragraphs 1 and 2 of this 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 State -- The submission of the consolidated plan is authorized under State law and the State possesses the legal authority to carry out the programs under the consolidated plan 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 State'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

9/20/2017

Date

Asst. Director

Title

Specific Community Development Block Grant Certifications

The State certifies that:

Citizen Participation -- It is following a detailed citizen participation plan that satisfies the requirements of 24 CFR §91.115 and each unit of general local government that receives assistance from the State is following a detailed citizen participation plan that satisfies the requirements of 24 CFR §570.486.

Consultation with Local Governments --

1. It has consulted with affected units of local government in the nonentitlement area of the State in determining the method of distribution of funding;
2. It engages in or will engage in planning for community development activities;
3. It provides or will provide technical assistance to units of local government in connection with community development programs; and
4. It will not refuse to distribute funds to any unit of general local government on the basis of the particular eligible activity selected by the unit of general local government to meet its community development needs, except that a State is not prevented from establishing priorities in distributing funding on the basis of the activities selected.

Local Needs Identification -- It will require each unit of general local government to be funded to identify its community development and housing needs, including the needs of low-income and moderate-income families, and the activities to be undertaken to meet these needs.

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.

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 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.
2. Overall Benefit. In the aggregate, not less than 70 percent of the CDBG funds, including Section 108 guaranteed loans, received by the State during fiscal year 2017 [a period designated by the State of one, two, or three specific consecutive fiscal year(s)] will be used for activities that benefit persons of low and moderate income.

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.

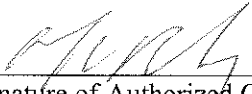
In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It will require units of general local government that receive CDBG funds to certify that they have adopted and are enforcing:

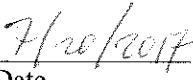
1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility 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.


Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official



Date



Title

52

Specific HOME Certifications

The State certifies that:

Tenant Based Rental Assistance -- If it plans to use HOME funds for tenant-based rental assistance, tenant-based rental assistance is an essential element of the State's 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, the State or its recipients will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing.



Signature of Authorized Official

7/31/17

Date

Assistant Director

Title

Emergency Solutions Grant Certifications

Each State that seeks funding under the Emergency Solutions Grants Program must provide the following certifications:

Matching Funds – The State will obtain any matching amounts required under 24 CFR 576.201 in a manner so that its subrecipients that are least capable of providing matching amounts receive the benefit of the exception under 24 CFR 576.201(a)(2).

Discharge Policy – The State 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.

Confidentiality – The State will develop and implement 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.

The State will ensure that its subrecipients comply with the following criteria:

Major rehabilitation/conversion/renovation – If an emergency shelter's rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the building will be maintained 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 building will be maintained 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 building will be maintained 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.

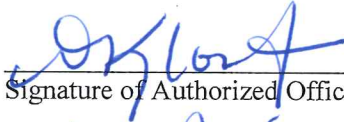
Essential Services and Operating Costs – If ESG funds are used for shelter operations or essential services related to street outreach or emergency shelter, the subrecipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the applicant serves the same type of persons (e.g., families with children, unaccompanied youth, veterans, 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.

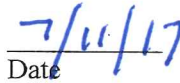
Supportive Services – The subrecipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local,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

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

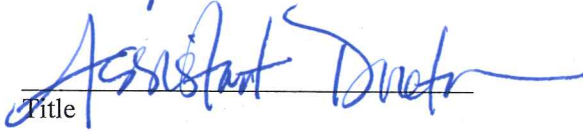
Consolidated Plan – All activities the subrecipient undertakes with assistance under ESG are consistent with the State's current HUD-approved consolidated plan.



Signature of Authorized Official



Date



Title


Housing Opportunities for Persons With AIDS Certifications

The State 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 the 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 any building or structure purchased, leased, rehabilitated, renovated, or converted with HOPWA assistance,
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.



Signature of Authorized Official



Date



Title

Certification of Consistency with the Consolidated Plan

U.S. Department of Housing
and Urban Development

I certify that the proposed activities/projects in the application are consistent with the jurisdiction's current, approved Consolidated Plan.
(Type or clearly print the following information:)

Applicant Name: Washington State Department of Commerce

Project Name: N/A

Location of the Project: N/A

Name of the Federal Program to which the applicant is applying: National Housing Trust Fund

Name of Certifying Jurisdiction: Washington State Department of Commerce

Certifying Official of the Jurisdiction Name: Diane Klontz

Title: Assistant Director, Community Services and Housing Division

Signature: 

Date: 7/31/17

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING REQUIREMENTS:

A. 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:**

- Preapplication
- Application
- Changed/Corrected Application

*** 2. Type of Application:**

- New
- Continuation
- Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

B-17-DC-53-0001

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:**

Washington State

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

91-0823820

*** c. Organizational DUNS:**

8088823020000

d. Address:

*** Street1:**

1011 Plum St

Street2:

*** City:**

Olympia

County/Parish:

*** State:**

WA: Washington

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

98504-2525

e. Organizational Unit:

Department Name:

Department of Commerce

Division Name:

Local Government Division

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

Prefix:

*** First Name:**

Kaaren

Middle Name:

*** Last Name:**

Roe

Suffix:

Title:

CDBG Program Manager

Organizational Affiliation:

*** Telephone Number:**

360-725-3018

Fax Number:

360-586-8440

*** Email:**

kaaren.roe@commerce.wa.gov

Application for Federal Assistance SF-424

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

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

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.228

CFDA Title:

State Community Development Block Grant

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

Title:

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

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

2017 Washington State Community Development Block Grant

Attach supporting documents as specified in agency instructions.

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="11,372,604.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="227,452"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text"/>

*** 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:

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:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:**6. Date Received by State:**

7. State Application Identifier:

8. APPLICANT INFORMATION:*** a. Legal Name:**

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

*** c. Organizational DUNS:**

d. Address:*** Street1:**

Street2:

*** City:**

County/Parish:

*** State:**

Province:

*** Country:**

*** Zip / Postal Code:**

e. Organizational Unit:**Department Name:**

Division Name:

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

*** First Name:**

Middle Name:

*** Last Name:**

Suffix:

Title:

Organizational Affiliation:

*** Telephone Number:**

Fax Number:

*** Email:**

Application for Federal Assistance SF-424

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

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

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

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

Add Attachment

Delete Attachment

View Attachment

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

Washington State HOME 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="4,319,147.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="4,319,147.00"/>

*** 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:

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): <input type="text"/> * Other (Specify): <input type="text"/>
---	---	--

* 3. Date Received: <input type="text"/>	4. Applicant Identifier: <input type="text"/>
--	---

5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text"/>
---	--

State Use Only:

6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>
--	--

8. APPLICANT INFORMATION:

*** a. Legal Name:**

* b. Employer/Taxpayer Identification Number (EIN/TIN): <input type="text" value="91-0823820"/>	* c. Organizational DUNS: <input type="text" value="808882302000"/>
---	---

d. Address:

* Street1:	<input type="text" value="1011 Plum St"/>
Street2:	<input type="text"/>
* City:	<input type="text" value="Olympia"/>
County/Parish:	<input type="text"/>
* State:	<input type="text" value="WA: Washington"/>
Province:	<input type="text"/>
* Country:	<input type="text" value="USA: UNITED STATES"/>
* Zip / Postal Code:	<input type="text" value="98504-2525"/>

e. Organizational Unit:

Department Name: <input type="text" value="Department of Commerce"/>	Division Name: <input type="text" value="Community Services and Housing"/>
--	--

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

Prefix: <input type="text"/>	* First Name: <input type="text" value="Nick"/>
Middle Name: <input type="text"/>	
* Last Name: <input type="text" value="Mondau"/>	
Suffix: <input type="text"/>	

Title:

Organizational Affiliation:

* Telephone Number: <input type="text" value="360-725-3028"/>	Fax Number: <input type="text"/>
--	---

*** Email:**

Application for Federal Assistance SF-424

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

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

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.231

CFDA Title:

Emergency Solutions Grant

*** 12. Funding Opportunity Number:**

* Title:

13. Competition Identification Number:

Title:

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

Add Attachment

Delete Attachment

View Attachment

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

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="2,554,041.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="2,554,041.00"/>

*** 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:

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:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

Washington State Department of Commerce

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

91-0823820

* c. Organizational DUNS:

8088823020000

d. Address:

* Street1:

1011 Plum St SE

Street2:

* City:

Olympia

County/Parish:

* State:

WA: Washington

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

98504-2525

e. Organizational Unit:

Department Name:

Department of Commerce

Division Name:

Community Services and Housing

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

Prefix:

* First Name:

Matt

Middle Name:

* Last Name:

Mazur-Hart

Suffix:

Title:

Organizational Affiliation:

* Telephone Number:

360-725-2926

Fax Number:

360-586-5880

* Email:

matt.mazur-hart@commerce.wa.gov

Application for Federal Assistance SF-424

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

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

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.241

CFDA Title:

Housing Opportunities for Persons with AIDS

*** 12. Funding Opportunity Number:**

* Title:

13. Competition Identification Number:

Title:

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

Add Attachment

Delete Attachment

View Attachment

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

State HOPWA 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.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="843,936.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="843,936.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

- Yes
- No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:
Middle Name:
* Last Name:
Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

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:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:**6. Date Received by State:**

7. State Application Identifier:

8. APPLICANT INFORMATION:*** a. Legal Name:**

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

*** c. Organizational DUNS:**

d. Address:*** Street1:**

Street2:

*** City:**

County/Parish:

*** State:**

Province:

*** Country:**

*** Zip / Postal Code:**

e. Organizational Unit:**Department Name:**

Division Name:

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

*** First Name:**

Middle Name:

*** Last Name:**

Suffix:

Title:

Organizational Affiliation:

*** Telephone Number:**

Fax Number:

*** Email:**

Application for Federal Assistance SF-424

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

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

US Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.275

CFDA Title:

Housing Trust Fund

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

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

Add Attachment

Delete Attachment

View Attachment

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

Washington State NHTF 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="4,129,304.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="4,129,304.00"/>

*** 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.

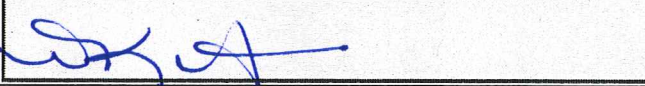
Authorized Representative:

Prefix: * First Name:
Middle Name:
* Last Name:
Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed: