



Consolidated Annual Performance and Evaluation Report City of San Antonio

HUD Program Year 2012

City Fiscal Year 2013

CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

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

The Program Year (PY) 2012 Consolidated Annual Performance and Evaluation Report (CAPER) illustrates the City of San Antonio's efforts to coordinate funding in order to deliver comprehensive community development projects and services to citizens. This report summarizes how federal funds were invested between October 1, 2012 and September 30, 2013 (Program Year 2012) to meet the goals and objectives identified in the 2010-2014 (October 1, 2010 - September 30, 2014) City of San Antonio Consolidated Plan. The City's partnership with the U.S. Department of Housing and Urban Development (HUD) has enabled significant reinvestment in San Antonio to create more vibrant and livable neighborhoods. Progress relating to these efforts is due in large part to the Community Development Block Grant (CDBG) funding received from HUD. Over the past thirty-eight years, the City of San Antonio has invested federal CDBG funds into infrastructure improvements, housing, park improvements and neighborhood facilities in the low- and moderate-income areas of the City. Likewise, strategic investment of Home Investment Partnerships Program (HOME), Emergency Shelter Grant (HESG), and Housing Opportunities for Persons with AIDS (HOPWA) funds has greatly improved the quality of life for many of San Antonio's most needy citizens.

The PY 2012 CAPER reflects results from the third year of the 2010-2014 Consolidated Plan. The Consolidated Plan is a comprehensive document that describes the City's housing market conditions identifies the need for affordable housing and community development and provides strategies to address the needs over a five-year period. The plan coordinates the City's housing and economic development with other public, private and non-profit community housing providers and non-housing service agencies. The Consolidated Plan provides a unified vision for community development and housing actions with the primary goals of providing core housing programs, promoting fair housing, providing community and supportive services, investing in public and community facilities, and promoting economic development opportunities.

The CAPER provides an assessment of progress towards the five-year goals and the one-year goals. As a large and growing community, the City of San Antonio must successfully balance a diverse array of housing and community issues. Given the range of competing needs, the City must invest its scarce resources wisely. Therefore, as a general principal, the City will attempt to expend public funds in a way that leverages the commitment of private sector support whenever possible.

Overall the City has mixed results in the performance of programs delivering community development activities. There was a shift in housing related program delivery beginning mid PY 2012 that carried over into PY 2013 that effectively outsourced owner occupied rehabilitation activities to sub-recipients. The shift was due to lower than expected program performance and higher administrative costs in an era of reducing entitlements. However, the City has had great success in anti-poverty, fair housing, special needs assistance, and multi-family new construction. The following detail outlines the proposed versus actual outcomes.

In PY 2012, the City of San Antonio was one of only a few cities nationwide to conduct a pilot with the U.S. Department of HUD's new IDIS eCon

Planning Suite system, which allows communities to report entitlement information for its CDBG, HOME, ESG, and HOPWA grants. The eCon Planning Suite is designed to integrate the 5 Year Consolidated Plan, Annual Action Plan and CAPER with auto populating fields grant data to assist entitlement communities such as the City of San Antonio to compare plan related data with actual accomplishment data.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected - Strategic Plan	Actual - Strategic Plan	Percent Complete	Expected - Program Year	Actual - Program Year	Percent Complete
(CSS1) Provide assistance to persons with HIV/AIDS		HOPWA: \$1152245	HIV/AIDS Housing Operations	Household Housing Unit	0	0		1175	1707	145.28%
(CSS2) Provide assistance to homeless persons		ESG: \$1059460	Homeless Person Overnight Shelter	Persons Assisted	0	0		4210	4190	99.52%
(CSS3) Provide assistance to LMI and special needs		CDBG: \$1286542	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted		14785		50	14785	29,570.00%
(CSS4) Provide capacity building to organizations										
(CSS5) Provide code compliance inspections		CDBG: \$157861	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted		54909			2298	
(CSS5) Provide code compliance inspections		CDBG: \$157861	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	0	0		300	114	38.00%

(ED1) Provide technical assistance to businesses	CDBG: \$125000	Facade treatment/business building rehabilitation	Business				0			9	4	44.44%
(ED2) Certify Section 3 businesses & individuals		Other	Other				0			60	27	45.00%
(ED3) Implement comprehensive rezoning		Other	Other				0			100	0	0.00%
(ED4) Conduct EZ outreach to businesses												
(FH1) Update Analysis of Impediments												
(FH2) Process and mediate fair housing complaints	CDBG: \$202931	Other	Other				0			500	1962	392.40%
(FH3) Conduct outreach on fair housing choice	CDBG: \$202931	Other	Other				0			30	77	256.67%
(FH4) Review permits to ensure ADA compliance	CDBG: \$202931	Other	Other				0			24	25	104.17%
(FH5) Update the Affirmative Marketing Plan												
(H1) Assist LMI renter-households		Direct Financial Assistance to Homebuyers	Households Assisted				0			70	33	47.14%

(H2) Assist LMI owner-occupied households				Household Housing Unit		0		28	26	92.86%
(H3) Expand and preserve affordable housing			Homeowner Housing Added	Household Housing Unit		0		11	42	381.82%
(H4) Assist LMI households with minor repair			Homeowner Housing Rehabilitated	Household Housing Unit		0		17	17	100.00%
(H5) Increase number of rehabilitated rental units			Rental units rehabilitated	Household Housing Unit		0		365	37	10.14%
(H6) Increase efforts to address lead hazards		CDBG: \$510000	Rental units rehabilitated	Household Housing Unit		0		114	0	0.00%
(H6) Increase efforts to address lead hazards		CDBG: \$510000	Homeowner Housing Rehabilitated	Household Housing Unit		7		108	69	63.89%
(H7) Increase preservation of historic properties			Homeowner Housing Rehabilitated	Household Housing Unit		0		5	0	0.00%
(PCF1) Improvements to public/community facilities		CDBG: \$2757192	Other	Other		0		58	64	110.34%
(PCF2) Remove barriers in city-owned facilities										
(PCF3) Section 108 Loan Guarantee		CDBG: \$4741041								

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

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

(H1) Assist LMI renter households

Thru PY 2012, 209 households received assistance. Reduction due to decrease in funding and a policy shift of target neighborhoods. City recognizes additional production needed to meet 400 household objectives.

(H2) Assist LMI owner occupied households Homeowner Housing

Thru PY 2012, 80 households received assistance. City should meet the 110 housing unit objective.

(H3) Expand and preserve affordable housing

Thru PY 2012, 107 units were completed. City recognizes additional units need to be completed in to meet the 250 households' objective. Economic conditions affected and limited the housing market.

(H4) Assist low- and moderate income owner occupied households with minor repair

Thru PY 2012, 112 housing units have been completed. City anticipates meeting 150 household objectives, however the City is no longer pursuing a major system repair program.

(H5) Increase number of rehabilitated rental units

Thru PY 2012, 528 housing units have been completed. City anticipates needing additional projects to meet the 875 housing unit objective. The City expanded rental focus to financing new affordable rental housing not reflected in this con plan goal.

(H6) Increase efforts to address lead hazards

Thru PY 2012, 392 housing units have been completed. City recognizes additional units need to be completed to meet the 1025 unit objective.

(PCF1) Improvements to public/community facilities

Thru PY 2012, 178 improvements have been completed. City met 90 improvements objective.

(FH2) Process and mediate fair housing complaints

Correction required to PY 2010 and PY 2011 CAPERS. PY 2010 was 2072 households. PY 2011 was 1,921 households. PY 2012 was 1,962 households. City met 1,000 households objective

(FH3) Conduct outreach on fair housing choice

Thru PY 2012, 250 workshops have been assisted. City met 200 workshops objective.

(FH4) Review permits to ensure ADA compliance

Thru PY 2012, 74 reviewed plans have been conducted. City anticipates meeting the 120 reviewed plans objective.

(ED1) Provide technical assistance to businesses

Thru PY 2012, 95 businesses have been assisted. City anticipates meeting the 100 businesses assisted objective.

(ED2) Certify Section 3 businesses & individuals

City conducts outreach and attends events to promote Section 3 certifications. City does not anticipate reaching 500 certifications. City's focus is on utilization of Section 3 businesses and compliance.

(CSS1) Provide assistance to persons with HIV/AIDS

Thru PY 2012, 4,084 persons have been assisted. City anticipates meeting 7,500 person objective.

(CSS2) Provide assistance to homeless persons

Thru PY 2012, 8,274 persons have been assisted. City met 7,500 person objective

(CSS3) Provide assistance to LMI and special needs

Thru PY 2012, 1,334,441 persons have been assisted. City met 250 person objective

(CSS5) Provide code compliance inspections

Thru PY 2012, 974 housing units have been assisted. City recognizes additional units need to meet 1500 housing unit objective. Code Compliance as a public service activity investigated 2,298 complaints during PY 2012.

CR-10 - Racial and Ethnic composition of families assisted

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

	CDBG	HOME	HOPWA
White	0	21	0
Black or African American	0	0	0
Asian	0	0	0
American Indian or American Native	0	0	0
Native Hawaiian or Other Pacific Islander	0	0	0
Hispanic	0	18	0
Not Hispanic	0	3	0
Total	0	42	0

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

Narrative

The eCon Plan Suite CAPER software has not adequately pulled the racial and ethnicity data of families assisted. Therefore this narrative provides the actual as provided by the PR-23 reports.

The CDBG Program assisted a total of 56,463 beneficiaries including 43,183 that identified as Hispanic. Additionally, 49,491 White, 5883 Black or African American, 194 Asian, 222 American Indian or American Native, 16 Native Hawaiian or Other Pacific Islander, 8 American Indian or American Native and White, 3 Asian and White, 25 Black/African American and White, 2 American Indian/Alaskan Native and Black/African American, and 619 Other were reported in the PR-23.

The HOME Program assisted a total of 392 beneficiaries including 215 that identified as Hispanic. Additionally, 240 White, 114 Black or African American, 29 Asian, 1 Native Hawaiian or Other Pacific Islander, and 8 Other Multi-racial were reported in the PR-23.

The HOPWA Program assisted a total of 1707 beneficiaries including 872 that identified as Hispanic. Additionally, 1076 White, 595 Black or African American, 11 Asian, 18 American Indian or American Native, 7 Native Hawaiian or Other Pacific Islander was included in HOPWA activities.

The Fair housing program assisted the one thousand nine hundred and sixty-two (1,962) households receiving these services consisted of approximately four thousand three hundred and eleven-one (4,391) household members. Of these households:

- Two hundred and thirty-five (235) families were Black Non-Hispanic;
- Fourteen hundred and thirty-two (1,432) families were of Hispanic origin;
- Two hundred and seventy-seven (277) families were White Non-Hispanic;
- Eighteen (18) families were of Asian origin;
- Three hundred and twenty-four (324) single head of households

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Expected Amount Available	Actual Amount Expended Program Year X
CDBG			7,801,872
HOME			275,466
HOPWA			1,166,471
ESG			1,278,141
Other	CPS Energy-Residential Energy Assistance Partnership Program		
Other	Delegate Agencies In-Kind Contributions		
Other	Habitat for Humanity of San Antonio		
Other	Project WARM In-Kind Contributions		
Other	Replacement Housing Factor		
Other	SAHA Land & Deferred Developer Fee		

Table 3 – Resources Made Available

Narrative

Entitlement grant resources totaling \$19,497,843 were planned during the next fiscal year (October 1, 2012 thru September 30, 2013) to address obstacles to meet underserved needs, foster decent housing, provide public housing improvements and resident initiatives, reduce the number of persons below the poverty line, develop institutional structures, and enhance coordination between public and private housing and social service agencies. The City was only able to expend \$10,521,950 in the various programs due to several activities extending through the PY 13 and the reduction in housing rehabilitation performance due to shifting the programs to sub-recipient activities. PY13 should yield an increase on resources expended in the next CAPER.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Dignowity Hill	3	3	Facility Improvements and Minor Repair
Inner City Reinvestment/Infill Policy Area	30	83	Lead, Minor Repair, Facility Improvements, and Public Infrastructure

Table 4 – Identify the geographic distribution and location of investments

Narrative

In 2010, City Council approved the Inner City Reinvestment Infill Policy (ICR/IP) to promote growth and development in the heart of the City. The core target area for allocation priorities are within the ICR/IP. The City's goal is to invest 60% or more of CDBG and HOME funds into the ICR/IP over a five year period. This year, the City plans on funding 30% of its CDBG and HOME funds in the ICR/IP and 3% of CDBG and HOME funds in the Dignowity Hill Neighborhood Revitalization Strategy Area. Once a multi family tax

credit project is identified with funds set aside in the Annual Action Plan, those funds may also contribute to the percentage of funds allocated to the ICR/IP. Addition, the CDBG and HOME projects in the Action Plan for which locations have been identified were located in census tracts with a 90% average minority population.

The City initially sought to allocate its CDBG and HOME funds using census data demonstrating a benefit to persons of low to moderate income. In addition, program resources were allocated to meet housing needs in an equitable geographic distribution within the City limits through ongoing city wide housing programs such as lead based paint abatement, owner occupied rehabilitation, and a homeownership incentive program which benefits low to moderate income families. However, during the course of the year, in an effort to utilizing decreasing resources the City began the process of moving to a placed based approach to selecting target areas to focus federal and local resources, called REnewSA. The ICR/IP remains a tool for incentivizing redevelopment in the city's inner-core; however, the REnewSA initiative was adopted to more precisely focus neighborhood investment resources.

Leveraging

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

The City of San Antonio was able to leveraged both public and private resources on federally funded activities by participating in programs that require only gap financing to complete the activity. For instance the City's DPA program leverages private mortgage and homebuyer equity by as much as 95-97 percent. Various multifamily new construction rental developments are underwritten to ensure the federal funds are provided only what is reasonable to allow the project to be affordable and sustainable. Providing financing for Habitat for Humanity brings in leveraged sweat equity and personal investment that is both financially smart, but allows homeowners to take pride in their homes to build stronger communities.

The HOME program met or exceeded match requirements by requiring contractually activities to identify and report eligible match. The City utilizes a Match Log to Maintain information per activity.

The City encountered errors in the eCon Suite CAPER software. The requested dollar amounts were not saving to the CAPER.

FY Summary - HOME Match

1. Excess match from prior Federal fiscal year	\$49,570,575.70
2. Match contributed during current Federal fiscal year	\$ 1,187,812.83
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	\$50,758,388.53
4. Match liability for current Federal fiscal year	\$ 523,611.98
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	\$50,234,776.55

Match Contribution for the Federal Fiscal Year

7453 - 09/30/2013 - Total \$732,589.83

Foregone Taxes, Fees, Charges -\$59,178.00

Site Preparation, Construction Materials, and Donated labor - \$673,411.83

7502 - 01/31/2013 - Total \$455,223.00

Foregone Taxes, Fees, Charges -\$455,223.00

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	0
2. Match contributed during current Federal fiscal year	0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	0
4. Match liability for current Federal fiscal year	0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	0

Table 5 – Fiscal Year Summary - HOME Match Report

Match Contribution for the Federal Fiscal Year									
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match	
05/27/1920	09/30/2013	0	59,178	0	0	0	0	0	
07/15/1920	01/31/2013	0	455,223	0	0	0	0	455,223	

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period			
Balance on hand at beginning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$
0	878,458	340,558	0
			Balance on hand at end of reporting period \$
			537,900

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Dollar Amount	19,117,870	0	0	0	67,870	19,050,000
Number	2	0	0	0	1	1
Sub-Contracts						
Number	24	0	1	1	1	21
Dollar Amount	8,068,581	0	64,600	124,968	13,709	7,865,304
	Total	Women Business Enterprises	Male			
Contracts						
Dollar Amount	2	0	2			
Number	19,117,870	0	19,117,870			
Sub-Contracts						
Number	24	1	23			
Dollar Amount	8,068,581	196,600	7,871,981			

Table 8 – Minority Business and Women Business Enterprises

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

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition		
Parcels Acquired	2	101,039
Businesses Displaced	0	0
Nonprofit Organizations Displaced	0	0

Households Relocated, not Displaced		Temporarily		0	0	
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native American Indian	or Pacific Islander	or Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	10	76
Total	10	76

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through rental assistance		
Number of households supported through the production of new units		
Number of households supported through the rehab of existing units		
Number of households supported through the acquisition of existing units		
Total		

Table 12 – Number of Households Supported

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

The eCon Suite software is not adequately pulling the information cited in the action plan document. The goal for the number of households supported through the production of new units is 17. The goal for the number of households supported through the rehab of existing units is 495. The goal for the number of households supported through the acquisition of existing units is 70. The City had no goal for the number of households supported through rental assistance.

The City does not provide rental assistance through the CDBG and HOME program.

The City exceeded the 17 unit goal with the completion of prior year multifamily new construction and single family new construction activities for a total of 126 new housing units.

The City did not meet the 495 goal of rehabilitated existing units by achieving 408 units due to 46 owner occupied units, 56 lead units, and 306 multi-family rental rehab units completing. The number of multifamily units is inflated due to the length of time it took to close out projects in IDIS. Overall the city encountered issues with rehabilitating units, partially because of a revised focus to start funding activities that create new affordable rental units.

The City did not meet 70 units goal of acquisition of existing units. IDIS reflects 101 units; however, 68 units were done through a cleanup of a older project called National Church Residences. The actual number of completed units was 33 through the City's Down Payment Assistance program. This number had a drop off due to the policy shift of focusing DPA funds in targeted neighborhoods instead of providing assistance City wide.

City staff believes the previous year projects were not accurately accounted for in the annual action plan goal, which has an inflating effect on the prescribed goal. In future Action Plans, the City will more accurately ensure prior year activities that carry over into current year are properly reflected.

Discuss how these outcomes will impact future annual action plans.

The City will be re-evaluating the success of the placed based approach over the next year. However, the effort will need time to gain traction of the revised focus. The City also acknowledges that the basis for not meeting expectations has to do with capacity of organizations to produce housing at a more efficient pace. The City will continue to engage with our partners to find solutions and efficiencies throughout the grant implementation process.

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

Number of Persons Served	CDBG Actual	HOME Actual
Extremely Low-income	4	238
Low-income	2	191
Moderate-income	0	32
Total	6	461

Table 13 – Number of Persons Served

Narrative Information

The actuals are based off of the PR-23 Reports.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)
Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

On January 23, 2013, a Point In Time (PIT) count was conducted. The PIT is a comprehensive survey used to count the number of homeless living in San Antonio on the streets, in shelters, safe havens or in transitional housing, or in areas not meant for human habitation. A portion of the survey addresses the needs of those surveyed, and asks questions to assess needs related to topics such as housing, job training/placement, medical/dental services, Social Security Disability Insurance, Food Stamps, mental health services, food, General Educational Development classes, clothing, transportation, emergency shelter, Temporary Assistance for Needy Families, legal assistance, Veteran's benefits, childcare, substance abuse services, life skills training, and/or HIV/AIDS assistance. The survey was conducted by hundreds of volunteers who asked those living on the streets, as well as the residents of shelters, safe havens and transitional housing, to respond to questions related to their needs. The information collected was compiled into a report by Trinity University in order to provide a thorough analysis of the local homeless population. Homeless services providers assess the needs of homeless individuals and families during the intake process and input this information into the Homeless Management Information System (HMIS). HUD mandates that all HUD funded programs track their clients and services through this program which populates the Annual Performance Report at the end of each grant year. Other homeless agencies that do not receive HUD funding are also encouraged to use HMIS as a tracking tool and to manage their reports. There were approximately 23,262 clients enrolled in the program from October 1, 2012 through September 30, 2013. Other HMIS functions throughout the year were:

- Participation in the annual Point In Time Count in January, 2013.
- 787 individuals were trained in the use of the HMIS application.
- Continued implementation of the Annual Performance Report within HMIS for organizations to track their performance in meeting the needs of homeless individuals.

The 2013 Annual Action Plan designated \$75,000 in ESG funds to be used for Homeless Outreach. With further analysis, the City determined the funding would be more effectively utilized in the Emergency Shelter and Prevention categories, and is in the process of completing the substantial amendment process. Total funding still meets the HUD-required 60 percent cap on Homeless Outreach and Emergency Shelter, and funds will still be expended by the grant expiration on September 30, 2014.

Addressing the emergency shelter and transitional housing needs of homeless persons

In addressing the Consolidated Plan and the Continuum of Care strategic plans, the City of San Antonio provided both Emergency Solutions Grant (ESG) and non-federal funding for essential services and operations to local emergency shelters and transitional housing facilities. Haven for Hope of Bexar County (Haven for Hope), a Texas non-profit corporation, opened a 22-acre campus in San Antonio in June 2010. The site is located just west of downtown and provides comprehensive services to the homeless with an emphasis on treating the root causes of homelessness. The campus includes medical, dental, psychiatric illness treatment through the Mental Health Dorm, vision services, a transformation center that provides intake, case management, job training, counseling services and other educational services provided by partner agencies. Haven for Hope residential services include dormitories that provide 734 beds for men, women and children. Food service is cafeteria style provided by the San

Antonio Food Bank. Other services include spiritual services, counseling, legal assistance, and a kennel for pets. The outdoor Prospects Courtyard, separate from the Haven for Hope residential section, serves over 500 adult men and woman in a Safe Sleeping environment. Family Violence Prevention Service, Inc. was awarded \$184,948 in ESG funding to provide shelter and case management services to women and children who were victims of domestic violence, reaching 1619 unduplicated participants. San Antonio Food Bank was awarded \$300,000 of ESG funding to provide the three meals per day, 365 days per year to those residing in Emergency Shelter at Haven for Hope, reaching 2187 unduplicated participants.

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

The City of San Antonio's Department of Human Services (DHS) administered the Emergency Solutions Grant Program (ESG) and coordinated activities to prevent individuals and families from becoming homeless and help individuals/families regain stability in current housing or other permanent housing. ESG funds were used for a variety of activities that directly relate to preventing homelessness, including Homelessness Prevention - Helping individuals in imminent risk of homelessness to maintain permanent housing and achieve housing stability Actions taken to prevent homelessness included the following:

- St. Peter-St. Joseph Children's Home was awarded \$60,570 and prevented 38 individuals and families from becoming homeless.
- The Department of Human Services, Family Assistance Division, also prevented 66 individuals and families from becoming homeless with \$141,424 in ESG funding.

In Fiscal Year 2013, the City of San Antonio offered an array of programs at the City's Family Assistance Centers for homelessness prevention and to assist residents experiencing financial hardships with the payment of utility bills, rent, and mortgage assistance.

In addition to HUD-funded programs, the City of San Antonio's Department of Human Services (DHS) continued to collaborate with the San Antonio Water System (SAWS) and City Public Service (CPS Energy) to offer utility assistance programs such as Project WARM (Winter Assistance Relief Mobilization), Residential Energy Assistance Partnership (REAP), SAWS Project Agua, and the ADP (Affordability Discount Program). These programs assisted ratepayers at or below 125% of the federal poverty guidelines with their utilities. An estimated 7,600 households received gas/electric services in Fiscal Year 2013 at a value of \$1.5 million and 2,511 households were assisted with water services at a value of over \$299,930.

The Department of Human Services, Family Assistance Division (FAD) provided funding in rental assistance during Fiscal Year 2012 and served 228 households with a total of 742 household members. Approximately 1,979 senior citizen households were provided with various services which included utility, rent, prescriptions, medical equipment and personal care items. Approximately 218 households were enrolled in long term case management where clients work to transition out of poverty by completing education goals, skills training and search for better employment. The City's Fair Housing Program assisted 960 households with Foreclosure Intervention counseling to avoid a foreclosure on their homes. The San Antonio and Bexar County Continuum of Care established a committee whose specific purpose is to establish and review the protocols in San Antonio and Bexar County for homeless individuals that are being discharged from jail, foster care, healthcare and mental health facilities.

Preliminary discharge protocols have been established through collaboration with the local jails, hospitals, mental health institutions and foster care programs. For example, the Bexar County Jail maintains 248 mental health beds. When a potentially homeless client is due to be released, the University Hospital staff will refer them to the Center for Health Care Services, which operates the homeless shelter at Prospects Courtyard at Haven for Hope. Arrangements will then be made by the hospital staff for Center Health Care Services to pick up the individual at the jail and transport him/her to the Courtyard. Prospects Courtyard has a clinic on campus to assist in meeting each client's various needs.

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

The City of San Antonio's Department of Human Services (DHS) administered the ESG and Housing Opportunities for Persons with AIDS (HOPWA) programs and coordinated activities to enhance the quality and quantity services for homeless individuals and families. ESG, HOPWA, and non-federal funds were used for a variety of activities that help homeless persons make the transition to permanent housing, including:

- Rapid Re-Housing - Helped literally homeless individuals and/or families move into permanent housing and achieve housing stability
- Housing information services
- Tenant-based rental assistance
- Transitional housing
- Supportive services

ESG funds of \$297,518 were awarded to San Antonio Metropolitan Ministries (SAMM) for Rapid Re-Housing. SAMM rapidly re-housed 280 individuals and families who were homeless or in imminent risk of homelessness. HOPWA funds of \$125,362 was awarded to The Alamo Area Resource Center (AARC) for the Greater SA Housing Works program that assists members with HIV/AIDS with locating permanent housing options, which provided service to 752 individuals with HIV/AIDS. The San Antonio AIDS Foundation (SAAF) offered two programs funded through HOPWA to assist homeless individuals with HIV/AIDS to transition to permanent housing and independent living: \$328,637 was awarded to the SAAF Tenant Based Rental Assistance program, which placed 76 persons with HIV/AIDS into affordable housing, and \$136,512 was awarded to the SAAF Transitional Housing program, which assisted 82 persons with HIV/AIDS. To facilitate access homeless individuals overcome barriers to obtaining housing, The City referred homeless individuals that did not have a driver's license or birth certificate to Christian Assistance Ministry (CAM) to retrieve those missing documents. CAM helped chronically homeless individuals with the ID recovery service which, in turn, allowed the homeless individuals to receive homeless services from other agencies. The Bexar County Planning Council published a resource guide on housing and supportive services available in the San Antonio area for individuals with HIV/AIDS. The resource guides are available at local HIV/AIDS agencies, various medical facilities, and Bexar County Department of Community Resources. Another action designed to help homeless individuals transition to permanent housing was a Point In Time survey that was conducted on January 23, 2013. This offered outreach opportunities for the homeless community and provided a mechanism to inform special populations, such as veterans, of housing options available.

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

Actions taken to address the needs of public housing

The City of San Antonio continued to work in coordination and collaboration with the San Antonio Housing Authority (SAHA) to implement strategies related to public housing. The city executive leadership meets regularly with the SAHA regarding the new construction completion of the San Juan Apartments and Sutton Oaks Phase II projects in addition to providing coordination and support for the Eastside Choice Neighborhood Transformation Initiative which received a \$30M HUD grant in PY 2012. The Eastside Choice Neighborhood Transformation Plan is the roadmap to reinvigoration and activities that will result in a neighborhood that is dynamic, vibrant, and respectful of the areas assets. The strategies to be implemented will create a neighborhood in which small businesses grow and thrive, students excel in local schools, and adults continue to learn. It will be a neighborhood that is walkable, safe, and where good jobs can be found. It will be a place that families and individuals will be proud to call home. The City of San Antonio passed a series of city ordinances intended to promote growth and development in the heart of the City, areas such as San Antonio's Eastside that have been historically underserved. These ordinances, based on infill development policy, a series of reinvestment zones, and a renewed focus on community and economic development, are the touchstones of the Eastside Choice Neighborhood approach to revitalization. The intent is to coordinate public initiative and stimulate private investment.

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

Due to staff turnover and sequestration cuts initiated during PY 2012, the San Antonio Housing Authority was unable to meet action plan items related to encouraging residents to become more involved in management and in its homeownership program. Efforts will be made in the upcoming year to:

- Redevelop SAHA's Home Ownership Plan
- Revamp SAHA's Home Ownership Program
- Restructure staff duties to include real estate management activities
- Develop an early engagement for prospective home owners called "Home Owner Readiness"
- Develop a shared equity loan product for HOPE VI and CHOICE projects.
- Develop a Down Payment Assistance Program.

Actions taken to provide assistance to troubled PHAs

No actions taken to provide assistance to troubled PHA's as the San Antonio Housing Authority is not considered troubled.

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

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

In February 2010, City Council approved the Inner City Reinvestment Infill Policy (ICR/IP) to promote growth and development in the heart of the City. Specifically, the plan focused on areas that are currently underserved by public infrastructure, transit, and residential and commercial real estate markets. The policy seeks to remove existing obstacles to reinvestment, as well as establish appropriate standards for new infill development. These development standards are based on long-held policy goals that support sustainable mixed use, mixed-income, and multi-modal neighborhoods that are better able to meet the City's needs.

The City also has made revisions to the Housing Policies to allow more flexible repayment options for homebuyer assistance programs and to modify financing terms for owner occupied rehabilitation activities reducing the maximum assistance but providing a deferred forgivable form of assistance up to \$25,000 and perpetual lien at 0% for assistance between \$25,000 and \$40,000. Additionally, the city also revised policy to allow the rehabilitation programs liens to be subordinate to an existing first mortgage. These actions should make a considerable improvement in the number of clients served.

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

The trends of reduced federal resources as well as declining economic conditions continue to be obstacles in meeting the needs of the underserved. In San Antonio, these conditions have caused reductions in City staffing levels and directly impact the delivery programs that serve the City's low income populations. The City is working to increase productivity of City staff while reconditioning long running programs and policies to ensure underserved needs are met. This continued in PY 2012 from PY 2011 and will continue in the future as entitlement resources continue to decrease. During the year in development of the PY 2013 Action Plan, the City decided to undertake efforts to maximize the impact of community development funding, by reviewing prior redevelopment strategies and researching a placed based approach to targeting neighborhoods with CDBG and HOME funding. The future action plans and CAPERS will reflect such an approach.

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

The City of San Antonio's Green and Healthy Homes (SAGHH), formerly known as the Lead Based Paint Hazard Control Program (LBPHCP), provides assistance to owners and landlords of residential properties (up to a four-plex) in creating healthy, safe, energy-efficient and sustainable homes for families and children. The SAGHH is working to prevent and correct housing-related health and safety hazards, such as addressing lead-based paint, mold, household asthma triggers and fire hazards.

The program addresses lead hazards in single-family homes built prior to January 1, 1978, for low-income families with children under the age of six who live or spend six hours or more (over a period of two days) in the household. Lead hazard control work typically involves a combination of interim controls and abatement.

Because of suspected levels of lead-based paint hazards in residential structures located throughout San Antonio, the City continues to undertake strategies requiring lead-based paint testing and abatement in all of its housing activities. The City of San Antonio eliminated childhood lead poisoning by:

- Implementing sophisticated lead hazard identification and reduction protocols
- Providing a wide range of technical assistance to housing services providers, for-profit and non-profit housing partners, and contractors
- Making lead hazard control a requirement of all City funded housing rehabilitation programs
- Operating the most efficient and effective housing rehabilitation and lead-based paint testing and abatement programs possible
- Encouraging the private sector to continue to participate in the development of affordable housing
- Encouraging local housing providers to solicit participation by the private business community whether it is financial, expert advice or sitting on boards of directors of nonprofits
- Abating 69 housing units

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

The Department of Human Services (DHS) coordinated community-based human investment strategies, develops human capital, and provides a community safety net. DHS also acts as a vehicle for collaboration between public and private organizations. In PY 2012, DHS invested over \$160.4 million in human development strategies.

DHS supports human development and engages human development strategies primarily through early childhood education, after school challenge, youth development, educational scholarships, transitional employment/training, adult literacy services, and asset building/asset protection strategies.

The early childhood education goal is to promote workforce participation by providing quality and affordable childcare that will prepare children to enter school ready to succeed. DHS offers the following programs for families in need of child care and after school care services.

Head Start provides center-based educational and family strengthening services and promotes parental/guardian involvement in the educational success of children three, four and five years of age. In PY 2012, the Head Start program was funded for 6,789 slots and 7,469 children participated.

The After School Challenge Program continues to provide recreation and educational activities to youth during the school year in eight school districts, including 128 Elementary and Middle Schools. Fees are based on family income, size, and number of children. In PY 2012, 10,390 children participated.

Alamo Area Development Cooperation provides child care and provider management services for Bexar County, and 11 surrounding counties. This partnership enhances the delivery of services between urban and rural areas by utilizing the expertise and resources of the two partners. In PY 2012, 9,248 children participated.

The Seamless Child Care Program provides childcare services for families living in transitional housing or an emergency shelter. Child care services are available to these families to enable parents to work, receive training or attend school to become self sufficient. In PY 2012, 282 children and 174 parents participated.

The Family Assistance Division provided free tax preparation to 33,701 individuals during the past year. \$56 million came back to the San Antonio community in the form of tax refunds. The Family Assistance

Division provides low-income families and individuals with emergency assistance and support. The Family Assistance Centers program provided emergency services and referrals to over 25,000 unduplicated household members. More than 52,000 duplicated individuals received assistance rent and utility assistance, referrals, and case management services.

The Senior Services Division (SSD) offers senior nutritional services, transportation to senior centers and medical appointments, and computer literacy training. Through 61 senior centers, over 700,000 meals were served to eligible seniors. Seven (7) of the senior centers provide comprehensive services focus on health and wellness, case management, nutrition meal and education, fitness/exercise, and social and cultural activities. Senior centers also provide monthly food commodities to low-income seniors through the San Antonio Food Bank's Project HOPE program.

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

The institutional structure in the City of San Antonio is relatively strong and diverse, however it is evolving to more provide greater productivity during a period of continuing funding reductions. The City has moved to an alternative delivery model of utilizing outside non-profit entities to deliver some key housing programs, including owner occupied rehabilitation and minor repair. Additional actions include greater participation with the San Antonio Housing Trust (SAHT), monthly meetings with the San Antonio Non-Profit Housing Developers (SANPHD) and weekly meetings with the San Antonio Housing Authority.

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

The City increased its collaboration with the San Antonio Non-Profit Housing Developers (SANPHD) by assisting in agenda building and meeting participation. The City also participates in monthly meetings with the Fair Contracting Coalition, which is a community led group designed to initiate Diversity Action Plan procedures for the City's contracting opportunities for SWMBEs seeking to do business in goods, services, and construction. The City did move away from participating in Neighborhood Commercial Revitalization Program whereby community organizations identified the needs of small businesses due to lack of available funding.

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

For the period of October 1, 2012 through September 30, 2013, the Fair Housing Program provided a variety of housing counseling and fair housing services to approximately 1,962 households. Of these 1,962 households, nine hundred and sixty (960) received housing counseling services. Demographically, the one thousand nine hundred and sixty-two (1,962) households receiving these services consisted of approximately four thousand three hundred and eleven-one (4,391) household members. The City's program provided Default Mortgage Counseling as part of the Housing Counseling activity, utilizing the Mortgage Assistance Program. Emergency Shelter Grant (ESG) homeless prevention funds were utilized to provide financial assistance of one (1) months mortgage payment to low and very low-income families experiencing difficulty meeting their mortgage requirements. Fair Housing staff investigates and mediates tenant-landlord complaints, monitors housing discrimination practices, and encourages voluntary compliance with Fair Housing laws through education and outreach activities. Staff reviews plans of new multi-family construction for accessibility requirements under the Fair Housing Act. A total of 25 plans with 3,035 units were reviewed during this period. A total of 8,040 of Investigative and Monitoring service units and 28,511 Educational and Outreach service units were completed for the PY

2012. The program continues to utilize several methods of informing the public, homeowners, and potential tenants about the federal fair housing laws. Methods include informational letters, media appearances, public service announcements, program presentations, Fair Housing handbook distribution, printed program advertisements, apartment visits, and housing provider training. For this reporting period the program distributed approximately 18,169 informational fliers and provided 77 presentations with approximately 2,805 in attendance. The program received 25 housing discrimination complaints of which 4 were mediated and 21 of these complaints were referred to HUD for investigation. The program continues to work closely with area lenders, the local HUD office, area housing providers and area housing counseling agencies in addressing home foreclosures in San Antonio. The program also continues to coordinate efforts with the State Foreclosure Task Force to take a pro-active approach to reach delinquent homeowners and educate them on foreclosure scam activities in the mortgage field. The program in coordination with members of the San Antonio Local Task Force and in partnership with area lenders provided (3) foreclosure workshops. Delinquent homeowners who were facing foreclosure were able to meet face to face with their lender or a certified housing counselor to do a workout plan to get back on track with their mortgage and eventually avoiding a foreclosure on their property.

CR-40 - Monitoring 91.220 and 91.230

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

CDBG and HOME- City staff monitors long term compliance for grant activities. Sub-recipient monitoring is conducted in accordance with HUD regulations to ensure that each recipient operates in compliance with applicable Federal, State and Local regulations. All projects are monitored and technical assistance is provided to address or prevent non-compliance issues.

Staff monitors programs with checklists created in accordance with HUD monitoring guidelines and regulations. Risk assessments were completed by City staff on all active projects. Projects are given a ranking of high, moderate, or low risk. Staff is responsible for completing in depth monitoring reviews on all high risk and selected moderate risk projects. Staff is responsible for completing desk monitoring reviews of the selected moderate risk projects and all low risk projects. Additionally, throughout the duration of the project, staff performs site visits to ensure the scope of work detailed for the project has been met and the appropriate compliance requirements have been satisfied. Once the activity is completed, staff performs a final closeout review. Staff monitors open projects for the various compliance areas.

The City maintains records of the oversight and monitoring of sub-recipients, requiring each sub-recipient to maintain its own records to facilitate the monitoring process and for public access. Records include program files, fiscal files, agency certification files, and monitoring files. These files contain information which substantiates the HUD monitoring guidelines and local requirements assessed.

ESG and HOPWA Programs - Monitoring Copies of all applicable federal regulations are distributed along with material developed by the City's Department of Human Services, to assist sub recipients with the request for reimbursement and reporting process. All ESG contracts entered into by the City are subject to ongoing monitoring throughout the term of the contract. The primary methods of monitoring include:

- On site monitoring reviews
- Review of monthly/quarterly reports
- Review of final reports
- Periodic site visits, including view of randomly selected case files
- Ongoing contact with program staff

Sub recipients must ensure that financial records and documents pertaining to costs and expenses under the grant are maintained to reflect all costs of materials, equipment, supplies, services, building costs and all other costs and expenses for which reimbursement is claimed or payment is made. All records pertaining to the grant are retained for a period of at least four years following submission of the final expenditure report. In the event that any claim, audit, litigation, or state/federal investigation is started before the expiration of the record retention period, the records are retained by the sub recipient until all claims or findings are resolved. The contractual agreement requires grantees to submit monthly/quarterly and final reports. Monthly/ Quarterly reports describe a project's progress during the quarter through a detailed narrative describing contract activities and the results achieved. Statistical data are also reported to track activity types, and individuals and families assisted, and racial/ethnic characteristics. Final reports verify fulfillment of all contractual requirements and tabulate final

demographic data of participants. They also trigger final reimbursement for contractual activities.

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

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

The citizen participation process for the CAPER involves a public review and comment period of 15 days. A Public Notice was placed in the Express News, a newspaper of general circulation, on December 4, 2013. The report was made available for public review and comment beginning December 5, 2012 at the Department of Planning and Community Development located at 1400 S. Flores Street, San Antonio, Texas 78204, at the Department of Human Services located at 106 South St. Mary's Street, 7th Floor, and the Central Library located at 600 Soledad, as well as, on the Grants Monitoring and Administration website at www.sanantonio.gov/gma.

CR-45 - CDBG 91.520(c)

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

The City did not change the CDBG program objectives during the 2012 program year. However, began the process of initiating the REnewSA initiative by proposing the implementation of a place-based development approach involving the making of funding decisions based on local market conditions. The process of implementing this type of strategy involves: assessing housing market conditions; determining activity types; selecting best funding sources; selecting partners; and implementing activities. Specific REnewSA Implementation Strategies include expand property acquisition and disposition, focusing on proactive code enforcement resources, provide homeowner incentives, support large-scale redevelopment, acquire, clear, and hold property for non-housing uses. The strategies were reflected in the PY13 Action Plan and will be reported in next year’s CAPER.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?	No
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[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-50 - HOME 91.520(d)

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

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

Costa Brava: Vacancy rates above 5 percent, pending decision from City's Fair Housing and Administration (FHA)

Costa Dorada: No issues, pending City's FHA

San Miguel/Artisan at Salado Creek: Vacancy rates above 5 percent, operating with negative cash flow, pending decision from City's FHA

Southside Villas/Rancho Sierra: High Vacancy, pending decision from City's FHA

Artisan on the Bluff: No issues, pending decision from City's FHA

Lago Vista Village: Regular deposits not made into replacement reserve account, vacancy rates above 5%, pending decision from City's FHA

Villas De Las Misiones: Negative Cash Flow, no management capacity, lack of replacement reserve funds, Part 5 Definition of Income, Rent Limits not enforced, pending City's FHA and property re-inspection

Cambridge Village II: Negative cash flow, no management capacity, lack of replacement reserves, Part 5 Definition of Income, Rent Limits not enforced, pending City's FHA

Monticello Manor: Pending City's FHA and tenant income documentation

Sagewood/Hilltop Oaks: High Vacancy, over income tenants, Part 5 Definition of Income, lack of replacement reserves, pending decision from City's FHA

Guild Park: Tenants Calculations, negative cash flow, management capacity, reserve account deposits, pending City's FHA and re-inspection

Costa Biscaya: Part 5 definition of income, tenant incomes calculation and documentation, low-income occupancy requirements

Costa Almadena: Part 5 definition of income

Costa Mirada: Part 5 definition of income

Costa Cadiz: Part 5 definition of income, tenant incomes calculation and documentation, pending property re-inspection.

Montabella Pointe: Part 5 definition of income, tenant incomes calculation and documented, high vacancy rates.

Newell Plaza Retirement Center: Tenant calculations and documentation, HOME-assisted unit rents and limits, and accessibility requirement

St. James Elderly Housing: Tenant income calculation and documentation, and reserve account deposits

Primrose at Monticello Park: Part 5 definition of income; property inspections, and negative cash flow

Harlendale: HOME low-income occupancy, Part 5 definition of income, tenant incomes calculation, lack of property inspections, lack of management capacity, no replacement reserve account, pending property re-inspection

Terrace at Haven for Hope: Part 5 definition of income, tenant incomes calculation and documentation, and lack of replacement reserves

Oak Manor: Part 5 definition of income, low-income occupancy requirements, and negative cash flow.

CityView Durango Midrise and HemisView Village: No issues at this time, pending property re-inspection

San Alfonso Apartments: High vacancy rates

Seton Home: No issues

King's Court: Income documentation

Bentley Place Apartments: Property re-inspection

Babcock North Apartments: Property re-inspection

San Jacinto Senior Community: Negative cash flow and documenting tenant leases on site

West Durango: No issues

Cevallos Lofts: Property re-inspection

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 92.351(b)

The Fair Housing Program continues to affirmatively further housing in addressing greater housing choices by implementing several actions. One action was the continuation of the plan review program with the coordination of the Development Services Department, City's Disability Office, and the Building Permits and Construction Review Offices. The program reviews new multi-family construction plans for the Fair Housing Act's Design and Construction Requirements. Additionally, in an effort to eliminate barriers to affordable housing, the City has made diligent efforts in monitoring the stated action steps of projects with Affirmative Marketing Plans. These plans aim to reach out to minority groups least likely to

apply to the affordable housing project around them. Properties are monitored annually for compliance with respective plans. The program completed 61 apartment complex inspections for compliance with their Affirmative Marketing Plans.

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

The City expended \$340,558.13 in program income primarily on administration costs. Of this amount \$36,235.47 was expended on Habitat for Humanity's Infill Housing Program for expenses related to NEPA environmental reviews and related studies. At completion, the Habitat for Humanity Infill Housing Program will complete new construction on 43 single family homes for persons at or below 60 percent AMI.

CR-55 - HOPWA 91.520(e)

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

Table for report on the one-year goals for the number of households provided housing through the use of HOPWA activities for: short-term rent, mortgage, and utility assistance payments to prevent homelessness of the individual or family; tenant-based rental assistance; and units provided in housing facilities developed, leased, or operated with HOPWA funds.

Number of Households Served Through:	One-year Goal	Actual
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	95	0
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	111	0
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	21	0
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	0	0
Tenant-based rental assistance	0	76
Tenant-based rental assistance	95	76
Tenant-based rental assistance	111	76
Tenant-based rental assistance	21	76
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	111	58
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	0	58
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	95	58
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	21	58
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	111	82
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	95	82
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	21	82

Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0	82
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Table 14 – HOPWA Number of Households Served

Narrative

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	SAN ANTONIO
Organizational DUNS Number	066428400
EIN/TIN Number	746002070
Identify the Field Office	SAN ANTONIO
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	San Antonio/Bexar County CoC

ESG Contact Name

Prefix
First Name
Middle Name
Last Name
Suffix
Title

ESG Contact Address

Street Address 1
Street Address 2
City
State
ZIP Code -
Phone Number
Extension
Fax Number
Email Address

ESG Secondary Contact

Prefix
First Name
Last Name
Suffix
Title
Phone Number
Extension
Email Address

2. Reporting Period—All Recipients Complete

Program Year Start Date	10/01/2012
Program Year End Date	09/30/2013

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name: San Antonio Metropolitan Ministries PY12

City: San Antonio

State: TX

Zip Code: 78217,

DUNS Number: 150403012

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Faith-Based Organization

ESG Subgrant or Contract Award Amount: 297518

Subrecipient or Contractor Name: Family Violence Prevention Services PY12

City: San Antonio

State: TX

Zip Code: 78209,

DUNS Number: 161804901

Is subrecipient a victim services provider: Y

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 184948

Subrecipient or Contractor Name: San Antonio Food Bank PY12

City: San Antonio

State: TX

Zip Code: 78227,

DUNS Number: 022247886

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 300000

Subrecipient or Contractor Name: St. Peter - St. Joseph Children's Home PY12

City: San Antonio

State: TX

Zip Code: 78210,

DUNS Number: 806252990

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Faith-Based Organization

ESG Subgrant or Contract Award Amount: 60570

Subrecipient or Contractor Name: City of San Antonio Administration PY12

City: San Antonio

State: TX

Zip Code: 78204,

DUNS Number: 066428400

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Unit of Government

ESG Subgrant or Contract Award Amount: 85902.15

Subrecipient or Contractor Name: City of San Antonio Homeless Prevention PY12
City: San Antonio
State: TX
Zip Code: 78204,
DUNS Number: 066428400
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Unit of Government
ESG Subgrant or Contract Award Amount: 141424

CR-65 - Persons Assisted

4. Persons Served

4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	64
Children	40
Don't Know/Refused/Other	0
Missing Information	0
Total	104

Table 15 – Household Information for Homeless Prevention Activities

4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	150
Children	130
Don't Know/Refused/Other	0
Missing Information	0
Total	280

Table 16 – Household Information for Rapid Re-Housing Activities

4c. Complete for Shelter

Number of Persons in Households	Total
Adults	2,574
Children	1,232
Don't Know/Refused/Other	0
Missing Information	0
Total	3,806

Table 17 – Shelter Information

4d. Street Outreach

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
Total	0

Table 18 – Household Information for Street Outreach

4e. Totals for all Persons Served with ESG

Number of Persons in Households	Total
Adults	2,788
Children	1,402
Don't Know/Refused/Other	0
Missing Information	0
Total	4,190

Table 19 – Household Information for Persons Served with ESG

5. Gender—Complete for All Activities

	Total
Male	1,937
Female	2,252
Transgender	1
Don't Know/Refused/Other	0
Missing Information	0
Total	4,190

Table 20 - Gender Information

6. Age—Complete for All Activities

	Total
Under 18	1,405
18-24	345
25 and over	2,440
Don't Know/Refused/Other	0
Missing Information	0
Total	4,190

Table 21 – Age Information

7. Special Populations Served—Complete for All Activities

Number of Persons in Households

Subpopulation	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters	Total
Veterans	206	8	8	190
Victims of Domestic Violence	1,974	4	0	1,970
Elderly	84	0	0	84
HIV/AIDS	15	1	1	13
Chronically Homeless	528	0	0	528
Persons with Disabilities:				
Severely Mentally Ill	680	6	14	660
Chronic Substance Abuse	823	0	3	820
Other Disability	459	32	1	426
Total (Unduplicated if possible)	4,769	51	27	4,691

Table 22 – Special Population Served

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

10. Shelter Utilization

Number of New Units - Rehabbed	0
Number of New Units - Conversion	0
Total Number of bed-nights available	50,000
Total Number of bed-nights provided	48,283
Capacity Utilization	96.57%

Table 23 – Shelter Capacity

11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

The Continuum of Care (CoC) developed performance standards for ESG programs during the Program Year 2012. The Program Year 2012 and Program Year 2013 ESG performance measures were developed with the ESG sub recipients and executed by contract prior to the CoC performance standards being developed. The CoC is required to use a common set of performance standards by August 2014. When the performance standards are finalized and adopted by the CoC, the standards will be incorporated into FY15 RFP as appropriate.

CR-75 – Expenditures

11. Expenditures

11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Expenditures for Rental Assistance	0	0	60,551
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	376,649
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Prevention under Emergency Shelter Grants Program	141,631	192,332	0
Subtotal Homelessness Prevention	141,631	192,332	437,200

Table 24 – ESG Expenditures for Homelessness Prevention

11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Expenditures for Rental Assistance	0	0	297,518
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Assistance under Emergency Shelter Grants Program	0	0	0
Subtotal Rapid Re-Housing	0	0	297,518

Table 25 – ESG Expenditures for Rapid Re-Housing

11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Essential Services	316,990	266,720	300,000
Operations	150,000	150,000	184,940
Renovation	0	0	0
Major Rehab	0	0	0
Conversion	0	0	0
Subtotal	466,990	416,720	484,940

Table 26 – ESG Expenditures for Emergency Shelter

11d. Other Grant Expenditures

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
HMIS	0	0	0
Administration	32,055	32,055	58,483
Street Outreach	0	0	0

Table 27 - Other Grant Expenditures

11e. Total ESG Grant Funds

Total ESG Funds Expended	FY 2009	FY 2010	FY 2011
2,559,924	640,676	641,107	1,278,141

Table 28 - Total ESG Funds Expended

11f. Match Source

	FY 2009	FY 2010	FY 2011
Other Non-ESG HUD Funds	0	0	0
Other Federal Funds	0	0	0
State Government	0	0	60,551
Local Government	0	0	0
Private Funds	0	0	297,518
Other	641,524	641,107	484,940
Fees	0	0	0
Program Income	0	0	0
Total Match Amount	641,524	641,107	843,009

Table 29 - Other Funds Expended on Eligible ESG Activities

11g. Total

Total Amount of Funds Expended on ESG Activities	FY 2009	FY 2010	FY 2011
4,685,564	1,282,200	1,282,214	2,121,150

Table 30 - Total Amount of Funds Expended on ESG Activities