



DEPARTMENT OF COMMUNITY PLANNING, HOUSING & DEVELOPMENT
 2100 Clarendon Boulevard, Suite 700, Arlington, VA 22201
 TEL (703)228-3760 FAX (703)228-3834
 www.arlingtonva.us

FY 2015 CAPER

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HUD Narratives

FY 2015 CAPER

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Program Year Five

CAPER The Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

The grantee must submit an updated Financial Summary Report (PR26).

GENERAL

Executive Summary

The Executive Summary is Attachment I, labeled FY 2015 CAPER Citizen Summary.

General Questions

1. Assessment of the one-year goals and objectives:
 - a. Describe the accomplishments in attaining the goals and objectives for the reporting period.
 - b. Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective. If applicable, explain why progress was not made towards meeting the goals and objectives.

Arlington County continued to deliver programs and implement activities described in its 2011-2015 Five Year Consolidated Plan. This includes progress on meeting the Goals and Targets for Affordable Housing (available at www.arlingtonva.us/housing), creating economic opportunities for low income persons, and ensuring that Neighborhood Strategy Areas are suitable living environments. The County added 369 Committed Affordable Units (CAFs) and the number of residents benefitting from funded activities met expectations in many cases.

Attachment 2 lists FY 2015 Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), Housing Opportunities for People with AIDS (HOPWA), Community Services Block Grant (CSBG) and Affordable Housing Investment Fund (AHIF) Housing Services projects, and includes provider names, outcome measures and actual accomplishments. The table also shows the amount allocated and expended for each activity. The attached IDIS reports PR06 and PR23 provide additional information and details.

Arlington uses a competitive Community Development Fund, a consolidated pool that includes CDBG, CSBG and AHIF Housing Services funds to solicit partners to meet Consolidated Plan goals. Ongoing activities such as housing development, employment training and business assistance continue to be successfully supported. More details are

provided in the Community Development section of this report (pages 30 to 36).

The Nonprofit Assistance Network, supported by County general funds, is intended to build capacity in groups serving Arlington residents. The program successfully supported nonprofits in a variety of ways. More details are provided in the Community Development section of this report.

City of Falls Church. Arlington County administers funding for the CDBG and HOME programs for the City of Falls Church through a Cooperation Agreement. In FY 2015, Falls Church received \$111,207 including \$52,975 in FY14 CDBG funds, \$58,232 in unspent CDBG funds from prior years and \$20,000 in FY15 HOME funds and \$3,081 in prior year HOME funds. The City's CAPER is Attachment 5. For questions or copies, contact Dana Lewis at dlewis@fallschurchva.gov.

2. Describe the manner in which the recipient would change its program as a result of its experiences.

No changes are planned because projects are generally meeting the targets.

3. Affirmatively Furthering Fair Housing:
 - a. Provide a summary of impediments to fair housing choice.
 - b. Identify actions taken to overcome effects of impediments identified.

Arlington's Analysis of Impediments to Fair Housing (AI), which was adopted by the County Board with the Five-Year Consolidated Plan, analyzed variables that influence and can act as barriers to housing choice. Barriers identified include availability of affordable housing; zoning and land use; access to housing by special needs populations and families with children; and marketing and advertising.

Many County policies and initiatives aim to ameliorate these barriers:

- For example, "Arlington's Affordable Housing Goals and Targets" call for an annual increase in the number of committed affordable housing units, including family-sized units. The County's Supportive Housing Plan (available at www.arlingtonva.us) has an annual goal of 20 new supportive housing units for persons with disabilities. Twenty-five new units were added in FY 2015.
- In FY 2008, the Housing Commission issued a report recommending that the County allow homeowners to create accessory dwellings. An amendment to the County's Zoning Ordinance the same year allowed for a limited number of accessory dwelling units, a strategy identified in the Analysis of Impediments. The Accessory Dwelling ordinance went into effect on January 1, 2009. Since then only ten accessory dwelling units have been approved. The draft Affordable Housing Implementation Framework, the attendant document to the Affordable Housing Master Plan, recommends a review of the ordinance to encourage greater opportunities for accessory dwelling units.

- For FY 2015, 167 homeownership applications were received. Of this total, 35% had household incomes below 50% of the Area Median Income, 75% were racial minorities, 14% identified themselves as Hispanic, and 54% were female headed households. County staff attends many community forums, housing fairs, and other events to promote affordable housing initiatives, including homeownership programs and access to rental units; many events reach out to African American, Hispanic, and other minority communities.
 - FY 2014 is the most recent year in which Fair Housing testing was done by Arlington's Human Rights Office. Fifty tests were conducted on race (Black/White testers) and 50 on national origin (Hispanic/White testers). All testers posed as being single with no children, looking for the availability of a one bedroom apartment for a particular date. None of the tests justified filing a complaint alleging discrimination. The next testing will occur in FY 2017.
 - In FY2014 there were 328 inquiries made to the Human Rights Office, of which 77 (23%) were housing related. In FY2015, 271 inquiries were received by the office, out of which 39 (14%) were housing related. In FY2014, 5 housing complaints were filed out of 34 total complaints (15%). In FY2015, there were 2 complaints filed out of 18 (11%). Housing inquiries and complaints have been lower for the last two years. The same can be said for all inquiries and complaints in general.
4. Describe Other Actions in Action Plan taken to address obstacles to meeting underserved needs.

A variety of programs removed obstacles to meeting employment needs of underserved Neighborhood Strategy Area (NSA) residents. For example, 95 residents completed computer training classes and more than 39 NSA residents completed job skills training. A total of 89 clients received legal education and/or legal assistance. Forty (40) businesses, both existing and new received technical assistance. The Neighborhood College Program, which facilitates civic engagement of underrepresented persons in County activities and committees, graduated 25 residents in FY 2015 (described in greater details on page 42).

County staff attends many community forums, housing fairs, and other events to promote affordable housing initiatives, including homeownership programs and access to rental units; These events have included the Arlington Public Schools Multicultural Conference and the annual Benefits Fair at the Virginia Hospital Center and George Mason University, as well as participating in a regional housing resource panel for real estate professionals sponsored by the Northern Virginia Association of Realtors. Staff also participated in the County's annual Home Show and Garden Expo Event, which includes information and vendors on affordable homeownership and affordable rental options. Arlington also participates in the regional Northern Virginia Housing Opportunities Expo, which was held on March 21, 2015 in the City of Herndon.

5. Leveraging Resources
 - a. Identify progress in obtaining “other” public and private resources to address needs.
 - b. How federal resources from HUD leveraged other public and private resources.
 - c. How matching requirements were satisfied.

Arlington leverages its formula grant funds with a number of other local, state, federal, and private sources, described in Attachment 3. Each CDBG subrecipient reports other funding leveraged for the activity undertaken. The HOME section (page 18 to 19) describes specifically how the match requirements were satisfied.

In addition to meeting match requirements for each program, Arlington and its nonprofit development partners leverage an array of funds in every affordable housing deal. For example, in recent projects for which the County Board approved Affordable Housing Investment Fund (AHIF) funding, other sources were leveraged including Low Income Housing Tax Credits, Historic Preservation Tax Credits, Virginia Housing Development Authority financing, Virginia Department of Housing and Community Development funds, conventional loans and bond financing.

Managing the Process

1. Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.

The County’s Housing Division, located in the Department of Community Planning, Housing, and Development, is the lead agency for the development and implementation of the Five-Year Consolidated Plan, Annual Action Plans, and CAPER. The Housing Division is responsible for the general administration of the CDBG, CSBG, and HOME programs. The Division works closely with the Department of Human Services, ensuring coordination of services related to Continuum of Care, homelessness, and supportive housing.

In FY 2015, there were 24 subrecipients of the CDBG program, and one County agency (the Department of Human Services). Housing Division staff oversee the general administration of the program. A project monitor is assigned to each housing and community development activity in order to ensure compliance with program requirements. The project monitors collect performance data through quarterly reports, and review invoices from subrecipients. Periodic training is provided to subrecipients to build capacity and ensure compliance with current regulations and procedures.

Citizen Participation

1. Provide a summary of citizen comments.
2. In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures. Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirement may also be satisfied by specifying the census tracts where expenditures were concentrated.

The draft CAPER narratives and Citizen Summary were released for public comment on September 3, 2015, and made available in Arlington public libraries and online. An advertisement in a local paper announced its availability, and solicited comments from residents. No comments were received from the public. The Community Development Citizen's Advisory Committee (CDCAC) reviewed the draft at its September 2, 2015 meeting. Staff summarized the various sections of the report, highlighted the IDIS reports and information presented in the IDIS summaries.

Attachment 2 indicates the total amount of funds committed and expended for each activity during FY 2015, along with the accomplishments.

Institutional Structure

1. Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.

The following describes the progress towards actions that overcome gaps in institutional structures and enhance coordination and as proposed in the FY 2014 Action Plan:

- In FY 2015, the Supportive Housing Services Coordination Unit, housed in the Department of Human Services (DHS), became fully staffed to manage the County's supportive housing inventory. An existing position was re-classified to a Supportive Housing Services Specialist resulting in an additional position to assist PSH applicants and clients obtain and maintain supportive housing units. Also, on-site staff has been approved to provide supportive services to eight Permanent Supportive housing (PSH) residents at the new Arlington Mill Studio Wing which opened in Fall 2013.
- Arlington County Consortium (ACC) is tasked with leading the Ten Year Plan to End Homelessness. This important group bridges gaps in institutional structures and enhances coordination among service providers and County services. Committee meetings are held monthly, with the entire Consortium meeting quarterly and a biannual community meeting.

- As part of the ongoing Affordable Housing Study, Arlington County created an interdepartmental team to share data, develop outreach mechanisms, and provide feedback on the analysis and study outcomes and proposed policies.
- Arlington County participates in the Metropolitan Washington Council of Governments Housing Directors quarterly meeting in order to enhance regional information sharing and coordination when needed.

Monitoring

1. Describe how and the frequency with which you monitored your activities.
2. Describe the results of your monitoring including any improvements.
3. Self Evaluation
 - a. Describe the effect programs have in solving neighborhood and community problems.
 - b. Describe progress in meeting priority needs and specific objectives and help make community's vision of the future a reality.
 - c. Describe how you provided decent housing and a suitable living environment and expanded economic opportunity principally for low and moderate-income persons.
 - d. Indicate any activities falling behind schedule.
 - e. Describe how activities and strategies made an impact on identified needs.

At least once every two years, staff conduct formal onsite monitoring of CDBG and HOME funded projects implemented by subrecipients. These visits are conducted more frequently if the subrecipient is new or is having difficulty meeting program or contract requirements. Program monitoring staff also review quarterly reports, analyze program evaluation forms, and make periodic program visits.

For FY2015, there were no major performance or compliance issues. County monitoring usually involves site visits, review of program progress, audits of client files and beneficiary data, staff interviews and meetings, and follow up letters describing the results. Most of the programs since last monitored were operating within the program and contract requirements. Staff provided guidance to several organizations related to financial controls, performance measurement, and customer service.

The County conducts periodic monitoring, (which includes review of rent rolls and household incomes) of HOME, CDBG or County General fund assisted rental housing projects. In FY 2015, 2,213 Committed Affordable Units were monitored for program compliance; 305 of which were units inspected for housing standards and code compliance.

Arlington developed a framework of five-year goals and objectives with related performance measures as part of its FY 2011–2015 Consolidated Plan. The County has three main goals, each of which has multiple objectives. Each activity funded by CDBG, CSBG, AHIF Services and/or HOME meets one or more of the objectives. The Annual Action Plan provides a table identifying the goals, objectives, organization/provider, funding source, funding level, service

area and expected accomplishment for each grant-funded activity. The CAPER includes a similar table (Attachment 2) which includes a column for actual expenditures and accomplishments.

The CDBG, CSBG, and HOME, resources provide needed grant funds for many local programs to operate and for the County to make progress towards its consolidated Plan goals and objectives. As seen in the “actual accomplishments” column of Attachment 2, many of the funded activities met or exceeded the expected accomplishments in FY 2015.

Similar to the table cited above, the Citizen Summary of the CAPER (Attachment 1) displays the County’s three main goals and the corresponding objectives. This table provides the aggregate expected accomplishment for each objective (which might include multiple activities and leveraged activities).

A few sample FY 2015 aggregate accomplishments for providing decent housing and a suitable living environment include:

- The County supply of Committed Affordable Units increased by 369;
- 70 low and moderate income households became homeowners using CDBG, HOME, County and/or state resources.

Below are a few aggregate accomplishments pertaining to the goals of creating economic opportunities for low income persons and ensuring that Neighborhood Strategy Areas (NSAs) provide suitable living environments and affordable housing opportunities for low income persons:

- Code inspections were completed on 832 properties, throughout the target neighborhoods;
- Information, referrals and technical assistance were provided to 197 property owners and managers;
- 1,172 NSA residents received human services information and services;
- 25 residents graduated from the Neighborhood College;
- 70 low income persons obtained employment and retained it for at least 90 days;
- 26 businesses started or expanded and 3 loans were issued, fostering micro-enterprise development for low and moderate income business owners.

Arlington County is a local government Community Action Agency (CAA) and utilizes the Community Services Block Grant (CSBG) to provide services aimed at very low income residents. These include employment services, dental services, food assistance, services for ex-offenders, legal assistance for immigrants to obtain work status, and legal assistance for women facing domestic violence issues.

- f. Identify indicators that would best describe the results.
- g. Identify barriers that had a negative impact on fulfilling the strategies and overall vision.
- h. Identify whether major goals are on target and discuss reasons for those that are not on target.

The numbers above indicate that the County made reasonable progress towards its five-year objectives. These include meeting the Goals and Targets for Affordable Housing, creating economic opportunities for low income persons, and ensuring that Neighborhood Strategy Areas are suitable living environments. The challenging economic conditions have impacted affordable housing development in Arlington. This is seen in the significant increase in the number of County residents seeking assistance to maintain their housing and meet other basic needs. See the Housing Needs section for more detailed discussion of Arlington's actions.

- i. Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.

Staff consults with subrecipient providers during the development of their contracts to create program evaluation measures agreed to by both parties. Project monitors establish expected achievement levels against key indicators to measure the program's impact. Other performance indicators (such as workload, cost, and outputs) are identified and data is collected. At the conclusion of the fiscal year, County staff and the advisory Community Development Citizens Committee members examine performance data, analyze outcomes and trends, make recommendations for improvement, and take action related to future support.

In light of continuing decreases in CDBG funds and increased costs, staff and subrecipients continue to explore alternative strategies to provide decent affordable housing, create economic development opportunities, and ensure suitable living environments. Nonprofit housing developers, for example, are developing additional units through unused density at projects they currently own, in order to take maximum advantage of the investment. This strategy is particularly valuable to the County because it reduces the cost of land for the project, thereby reducing the level of subsidy needed.

Lead-based Paint

Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.

Arlington County continued lead testing for all children in County child health clinics, and counseled and distributed literature on the hazards of lead-based paint to parents. Day care providers were educated on lead-based paint hazards during their annual meeting about lead-based paint, and brochures were distributed through the day care office. Public health nurses visiting patients' homes also educated families about lead-based paint. Applicants for assistance to Rebuilding Together Arlington/Fairfax/Falls Church - programs received a

brochure on lead-based paint. Rebuilding Together tested for or presumed lead presence on fifteen units, all of which had renovations completed in accordance with regulatory guidelines. Rebuilding Together now has staff that is EPA-certified to renovate, repair and paint projects that disturb lead-based paint.

A County code inspector ensures subrecipient lead-based paint safety and abatement requirements are observed according to the code of federal regulations.

HOUSING

Housing Needs

*Please also refer to the Housing Needs Table in the Needs.xls workbook.

1. Describe Actions taken during the last year to foster and maintain affordable housing.

Addition of Committed Affordable Units The economic sustainability of Arlington requires a wide range of housing, affordable across a spectrum of income levels. Arlington is striving to preserve existing affordable housing and add to the supply. Affordable housing and the development of new housing opportunities continue to be key priorities for Arlington County. In fact, more than ever, the importance of maintaining and enhancing the stock of committed affordable housing is critical to the economic health and well-being of the County, its diverse workforce, and in particular, those most in need. The table below lists the 369 Committed Affordable Units (CAFs) that the County added in FY 2015. Of these units, all 369 were rentals;

Supply of Committed Affordable Units (CAFs), FY 2015

<u>FY 2015 Additions to the CAF Supply</u>		
Rental	Project	CAFs
	Columbia Hills	229
	Gables	39
	400 Army Navy Drive	15
	The Spectrum	80
	10 th Street Flats	6
	<i>Subtotal</i>	369
Owner		
	Moderate Income Purchase Assistance (MIPAP)	0

	<i>Subtotal</i>	0
	<i>Total for FY 2015</i>	369

Funding Allocations

In FY 2015, the County Board allocated \$37,516,773 in Affordable Housing Investment Funds to the following projects:

- Columbia Hills New Construction (\$18,963,094)
- Spectrum Acquisition (\$8,500,000)
- William Watters Rehab (\$812,000)
- William Watters Tenant Assistance Fund (\$151,000)
- Springs Tenant Assistance Funds (\$160,000)
- Culpepper Gardens (\$1,350,000)
- Clarendon Court Rehab (\$5,792,000)
- Buckingham Village 3 Debt Service (\$1,788,679)

Over the past several years, there continues to be an increase in the number of County residents seeking assistance to maintain their housing and meet other basic needs. For example, on average 1,301 households are served monthly by the County’s Housing Grants Program.

Home Ownership Initiatives and Programs

MIPAP

The CDBG, HOME and locally funded Moderate Income Purchase Assistance Program (MIPAP) offers down payment and closing cost assistance to low and moderate income first time homebuyers. The program was redesigned in 2009, and is now a shared appreciation loan program. The MIPAP loan amount is calculated as up to 25% of the purchase price, with a maximum purchase price indexed to HUD-HOME Income Limits (currently \$362,790). Home ownership education classes and VHDA certification are required for clients to ensure their ability to undertake and maintain homeownership. In addition to this direct funding, Arlington County also markets mortgage products offered by the Virginia Housing and Development Authority (VHDA), including a mortgage program that provides down payment and closing cost assistance of up to 5% of the purchase price. Fourteen Arlington households benefitted from VHDA mortgages.

For over 30 years, AHC, Inc. has administered the County Single Family Programs, which also includes MIPAP, Home Improvement Program (HIP), as well as the Barrier Removal Program. The County’s contract with AHC ends October 2015 and a new vendor will be in place. Because of the transition process, no single family loans were made this year. Single Family Programs will be fully operational by October 2015.

Staff is directing prospective homebuyers to complete the steps required to get on the County Notification List. When funds become available in the future, staff will contact all registrants on the Notification List to inform them of new program funding.

Live Near Your Work Program

Arlington Public School's (APS) Live Near Your Work (LNYW) program provides school employees a forgivable loan for eligible full time employees that purchase a home in Arlington. The amount of the loan is calculated as 1% of the purchase price, up to a limit of \$5,200, and is forgiven over a three year timeframe. Sixteen school employees benefitted from the program in FY 2015. Additionally, LNYW for County employees has been reinstated for FY2016.

VHDA Community Homeownership Revitalization Program

The VHDA Community Homeownership Revitalization Program is a state administered program, with available funds for home purchase for low and moderate income and minority households. Funds are awarded on a competitive basis, and provide a .5% interest rate reduction from the already below-market VHDA first trust interest rates. For FY 2015, Arlington was awarded \$2.4 million in funds for homebuyers who purchase in the 22203, 22204, and 22206 zip codes, most affordable areas which also mirror the NSA areas. There was a total of 27 Arlington first-time homeowners who received VHDA first trust mortgage. Of the 27 households, 23 of these loans were made in Arlington's most affordable zip codes; six of the homebuyers received the .5% interest rate reduction.

VHDA Fannie Mae First Trust Mortgage with No Mortgage Insurance

The Virginia Housing and Development Authority (VHDA) has a special first trust mortgage program in partnership with Fannie Mae. The loan requires a 3% down payment, and there is no mortgage insurance. Both first time homebuyers and move up buyers can utilize this program. Thirteen households were successful with this program in FY2015.

Additional Homeownership Activities

On March 21, 2015, Arlington County coordinated and attended the third annual Northern Virginia Housing Opportunities Expo, which was held in the City of Herndon. Other participating jurisdictions were Loudoun County, the Cities of Alexandria and Falls Church, and the Virginia Housing Development Authority. There were 70 affordable housing vendors and 894 attendees. Attendees participated in the following workshops: determining your financial readiness to rent or purchase a home; learning more about credit and how it impacts your housing choices; exploring the challenges of buying a foreclosed home; HECM/Reverse Mortgage counseling for eligible senior citizens; considering financial options when renovating an existing home; incorporating Universal Design in an existing residence; and knowing your tenant rights and responsibilities.

First-Time Homebuyer Education

Arlington Home Ownership Made Easier (AHOME) provided first-time homeownership education via the Virginia Housing and Development Authority (VHDA) six-hour course that covers budgeting and credit requirements, as well as information on the role of the mortgage lender, Realtor, appraisal, property inspection, as well as the loan closing settlement process. AHOME offers this class in both English and Spanish each month at the Walter Reed Community Center. A total of 304 prospective homebuyers attended the course in FY 2015.

Foreclosure

Arlington County has the lowest foreclosure rate (.01%) in the DC Metropolitan Area. Still there are households in the community who have experienced either foreclosure or have difficulty staying current in their monthly mortgage payments, with these issues being more prevalent among low and moderate income minority households. The County has joined with several nonprofit partners to provide foreclosure prevention and intervention services to affected homeowners. AHOME is also contracted with the County to counsel these households directly. For FY 2015, AHOME reported that they handled 16 new foreclosure prevention cases, 11 of which have been closed, with 100% “success rate”. Success is defined as clients receiving loan modifications, and those that sold their homes via short sale or deed in lieu of foreclosure.

Northern Virginia Condominium Initiative

In spring 2013, Arlington County, in partnership with Alexandria City, Fairfax County, and the Virginia Housing and Development Authority (VHDA) launched the Northern Virginia Condominium Initiative, which provides workshops and resources to prospective and current condominium property owners, condominium boards, and their associated management companies. For FY2015, 5 condominium workshops were held with a total participation of 103 residents. Since the inception of the program, a total of 365 residents have taken at least one of the course offerings.

Energy Efficiency and Water Conservation Projects

Arlingtonians for a Clean Environment (ACE) implemented energy and water efficiency improvements in 75 units all at Virginia Gardens Apartments and provided educational information and energy and water conservation supplies to 10 additional units. The program involved installation of showerheads, aerators, toilet tumblers and power strips and caulking windows, doors and sealing leaks. The work is done by volunteers who were trained in energy efficiency and weatherization practices. In FY2015, 31 volunteers were trained. The goal of the program is to educate homeowners, renters and property managers about energy efficiency and water conservation and also to track and reduce energy usage.

Specific Housing Objectives

1. Evaluate progress in meeting specific objective of providing affordable housing, including the number of extremely low-income, low-income, and moderate-income renter and owner households comparing actual accomplishments with proposed goals during the reporting period.
2. Evaluate progress in providing affordable housing that meets the Section 215 definition of affordable housing for rental and owner households comparing actual accomplishments with proposed goals during the reporting period.
3. Describe efforts to address “worst-case” housing needs and housing needs of persons with disabilities.

The County’s “Affordable Housing Goals and Targets” establish a long-term vision and provides a quantitative method to measure progress. The Goals and Targets were originally adopted in 2003 and revised in 2011. An Annual Targets Report is prepared to update the County Board and the community on its progress toward meeting the Goals and Targets (available at www.arlingtonva/affordable-housing/goals-and-targets). The progress towards several key targets is summarized below:

- Over half of the rental CAF units (62%) added in FY2014 were family-sized. Between FY 2001 and FY 2014, the County has exceeded its target of ensuring that half of the units provided are family size.
- Just over 25% of the bonus units in site plan projects were Committed Affordable Units (CAFs), surpassing the Target of 20%. (Target 3D).
- The County conducted fair housing testing in FY 2013 with a re-test percentage of 5%. The re-tests did not show any indication of discrimination. (Target 10)
- The County made significant strides in meeting targets for preventing and ending homelessness. The Point in Time Survey found that there was a 77% reduction in unsheltered homeless individuals from 2010 to 2014, surpassing the Target of reducing the number by half by 2015. (Target 2A). The County’s new year-round Homeless Services center (HSC) will open in September 2015. The HSC will operate 50 beds of emergency shelter year round, 5 medical respite beds, and have a capacity to provide 25 additional beds in the winter in case of extreme weather. (Target 2B).

Accomplishments

Attachment 2 is a chart that details the FY 2015 CDBG, ESG, HOME, HOPWA, CSBG and AHIF Services activities and accomplishments. A number of other financial resources are used to address the identified affordable housing needs in the County, these are listed below and include funding levels, with detailed descriptions of each in the Five-Year Consolidated Plan.

Affordable Housing Investment Fund

In FY 2015, the Affordable Housing Investment Fund (AHIF) received \$491,075 of the Federal HOME allocation, leveraged \$12, 464, 641 of local revenues to total nearly \$13 million.

Housing Grants

In FY 2015, 1,301 clients on average per month applied for rent assistance. This County-funded rental assistance program provides rent assistance to families, elderly persons and persons with disabilities.

Real Estate Tax Relief

In order to receive Real Estate Tax Relief, the homeowner must be either at least age 65, or totally and permanently disabled, not gainfully employed and meet all eligibility guidelines. In CY 2014 1,087 households applied for and 995 received Real Estate Tax Relief in the form of a full exemption, partial exemption, or partial/full deferral from payment of their real estate taxes. The maximum income a qualified household can have was \$99,472, and the maximum asset level was \$340,000 for exemption and \$540,000 for deferral.

Section 215 Goals

While the Annual Targets Report reports on progress towards the County's comprehensive housing goals and targets, the CAPER reports on the Section 215 housing goals shown in the Housing Needs Table. For FY 2014, the Section 215 renter goal was 21 and the owner goal was 105. These goals are based upon the CDBG and HOME-funded programs/units that meet the 215 definition. The actual accomplishments were 15 CDBG-assisted owner occupied units and 101 HOME and CDBG-assisted rental units through the acquisition of Arna Valley View Apartments and 6 HOPWA beneficiary rental units for a total of 107 rental units.

The IDIS report PR03 provides detail on the beneficiaries of programs that meet the Section 215 definition. These homeowner programs include the County's HIP, MIPAP, BRP, and MIHOP programs and Rebuilding Together's Volunteer Home Repair Program.

Worst-Case and Persons with Disabilities Housing Needs

The County's Five-Year Supportive Housing Plan (available at www.arlingtonva.us) provides a proactive strategy to expand affordable, accessible, community-based supportive housing for persons with special needs. Included in supportive housing are permanent supportive housing, transitional housing, and residential services programs. Among the accomplishments in FY 2015 were:

- 203 clients with disabilities were placed in permanent supportive housing by the end of FY 2015.
- 52 committed affordable units were under development.

Public Housing Strategy

Arlington County does not have public housing units. In FY2015, the Department of Human Services was allocated Housing Choice Vouchers, housing subsidies for low income households; 1,340 households were served. The list is closed until further notice.

Barriers to Affordable Housing

1. Describe actions taken during the last year to eliminate barriers to affordable housing.

The FY 2015 Action Plan outlined the following responses to help eliminate barriers to affordable housing:

- Continue to develop zoning incentives for affordable housing.
- Develop a policy governing replacement of market affordable housing in site plan projects.

Work on these two issues is taking place in part through implementation of the Columbia Pike Neighborhoods Area Plan. Preserving affordable housing is a key goal of the Columbia Pike Neighborhoods Plan; however, achieving this goal will be challenging. Concerned with losing existing market affordable housing to renovations, by-right redevelopment, and rising rents, the County's plan proactively offers incentives to property owners to make choices which achieve the right balance mix of housing types and affordability levels.

Without public intervention, Columbia Pike's future will likely involve rent increases. Demand for housing on Columbia Pike will continue to increase with regional job growth and growing interest in close-in locations that provide good quality of life, easy transit access and shorter commuting times. Through extensive public meetings, stakeholder input and research, County staff has identified planning and financial tools that will help meet the Plan's goal of preserving all existing 6,200 market rate affordable units (MARKS) on Columbia Pike. Final recommendations for implementing these tools have been adopted by the County Board. Some actions are critical:

- Arlington and its nonprofit partners must continue to make full use of existing federal, state, and county housing tools. In addition to existing sources, the County adopted a Tax Increment Financing (TIF) policy to preserve affordability of 6,200 existing market rate affordable units along Columbia Pike
- The Neighborhoods Form Based Code (FBC) is a new zoning incentive which will help guide multifamily residential development along Columbia Pike. It will offer greater density in return for affordable housing and other community improvements. Developers who choose to redevelop properties under the Neighborhoods FBC will be required to make 20 to 35 percent of their net new units affordable to households earning between 40 to 80 percent of the Area Median Income. While specific to Columbia Pike, an area of the county with a significant amount of market rate affordable housing, many of the tools being analyzed have implications throughout the County.
- It will be important to provide incentives for those property owners that may not wish to undergo a major redevelopment. Incentives being considered for these property owners include a new partial tax exemption and a new loan program. In exchange for these tax or loan benefits, property owners must agree to renovate their units and keep them affordable for a certain number of years.
- The Affordable Housing Study is in its final stage, with the draft Affordable Housing Master Plan proposed as an element of the County's Comprehensive Plan. The Plan was designed to establish the County's affordable housing policy, responding to current

and future housing needs. The process for formulating the plan included robust civic engagement. The accompanying Implementation Framework describes a set of tools designed to meet the County's affordable housing goals, objectives and policies. These tools will include financial and land use tools, direct financial assistance and services targeted to those most in need.

Fair Housing Plan Activities and Accomplishments for FY2015

Activity 1: Work with Nonprofit Housing Developers/Committed Affordable Unit (CAF) Property Managers to ensure that the application process is equitable.

Outcome: Two of the larger nonprofit housing developers have standardized their application processed as far as income calculation. Discussion continues with three other groups.

Activity 2: Continue to work with stakeholders and County staff on addressing land use policies, including exclusionary zoning.

Outcome: County Staff will continue to work with developers to address policies that include affordable and accessible housing development in the planning and zoning phases. The Community Services Board is addressing the restriction of units housing 5-8 non-related persons in a group home setting that requires facility licensure, which varies from Virginia jurisdictions where the threshold by-right is 8 unrelated individuals.

Activity 3: Revamp single family housing rehabilitation loan HIP/MIHOP programs and ensure that the new program is effectively marketed to all eligible participants.

Outcome: All single family programs (MIPAP, BRP, ADU-buyback and Rehabilitation, and HIP) will have new comprehensive program guidelines written and subsequently adopted by the County. A Loan Evaluation Committee will be established for program oversight, and an RFP will be issued for program administration in fall of 2015. The program is expected to be operational by early 2016.

Activity 4: Include in FY2016 NOFA for CDBG/CSBG/AHIF Housing Services programs that target minority and other under-represented populations to increase program accessibility and advocacy for services.

Outcome: The FY2016 NOFA included language that addresses strategic outreach to minority groups.

Activity 5: Ensure that the development and funding for special needs housing continues to meet the need and expectations of the Department of Justice's order to integrate special needs population into the community and that suitable and sufficient housing is made available.

Outcome: DHS is using State funds to develop two new group homes (not ICFs). The developers/operators of the homes will be Community Residences, Inc. and Good Neighbor Homes. They are expected to be open by November 30, 2015 and will house a

total of ten Arlington adults who are leaving state institutions to return to Arlington. This effort is interdepartmental and includes Department of Human Services and the Department of Community Planning, Housing and Development.

HOME

1. Assessment of Relationship of HOME Funds to Goals and Objectives
 - a. Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.
2. HOME Match Report
 - a. Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.
3. HOME MBE and WBE Report
 - a. Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).
4. Assessments
 - a. Detail results of on-site inspections of rental housing.
 - b. Describe the HOME jurisdiction's affirmative marketing actions.
 - c. Describe outreach to minority and women owned businesses.
5. Assessment of Relationship of HOME Funds to Goals and Objectives
 - a. Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.

HOME funds are used in conjunction with local Affordable Housing Investment Fund and other resources to reach Arlington's affordable housing goals. The HOME match report (Attachment 4) describes the use of resources for multi-family housing development. The Housing Needs section above describes in detail how the HOME funds were combined with local, state and federal resources, as well as private funding, to meet affordable housing goals.

HOME TBRA

Assessments: During FY 2015, Arlington County staff completed compliance reviews addressing occupancy and affirmative marketing at four HOME financed rental housing projects. A few findings and/or concerns were identified during the site reviews and were followed up and/or corrected as indicated. The Part 5 definitions are used to determine household income. The projects and their number of HOME units reviewed for compliance were:

Culpeper Gardens III: 7 HOME units
Fisher House: 5 HOME units
Garfield Gardens: 9 HOME units
Marbella Apartments: 70 HOME units

3,484 Committed Affordable Units were reviewed for compliance with rent and income limits and documentation of household information, during the past fiscal year. A total of 302 units were inspected for compliance with Section 8 Housing Quality Standards and for potential County code violations.

Affirmative Marketing Actions: Arlington County includes an affirmative marketing requirement in all its affordable housing agreements. The Affirmative Marketing Plan, prepared by the affordable housing developer and approved by the County, must be designed to attract potentially eligible households who may not otherwise be likely to apply for the housing units. The plan may include advertisements in major newspapers, minority newspapers, and apartment guides. The plan must include outreach to social service and disabled advocacy agencies and targeted marketing efforts to local police, fire and school and County employees. Notifications include the rental price range, incomes (maximum and minimum), a notice that Housing Choice Vouchers and Housing Grants are accepted, and a note that there are accessible units available for persons with disabilities. The Affirmative Marketing Plan begins prior to lease-up and re-initiated upon a notice of vacation of any of the units.

All County contracts stipulate MBE/WBE and Section 3 affirmative marketing efforts. The County encourages small, minority and women-owned businesses to participate in all aspects of procurement. This is facilitated through education and outreach in several ways including, one-on-one counseling, business workshops and networking events in Spanish and English. MBEs and WBEs are encouraged to promote their services through registration with the County's Purchasing Agent and market their services to other County agencies and service providers.

Business Development Assistance Group, a nonprofit partner, receives CDBG support to offer workshops to assist disadvantaged businesses to access state, county, and federal contracts. It assists these businesses to become:

- SWaM (Small Women and Minority-owned) certified with the Commonwealth of Virginia;
- familiar with Arlington County and other local purchasing resolutions;
- familiar with the federal Small Disadvantaged Business Program.

For FY2015 ten new businesses were assisted.

HOMELESS

Homeless Needs

*Please also refer to the Homeless Needs Table in the Needs.xls workbook.

1. Identify actions taken to address needs of homeless persons.
2. Identify actions to help homeless persons make the transition to permanent housing and independent living.
3. Identify new Federal resources obtained from Homeless Super NOFA.

Arlington's Continuum of Care (CoC) is led by the Arlington County Consortium (ACC), the coordinated body for Arlington County's Ten Year Plan to End Homelessness. The CoC's programmed services include prevention assistance, outreach, assessment and engagement services, emergency shelters for singles and families, transitional housing, and permanent supportive housing.

The U.S. Department of Housing and Urban Development (HUD) provides funding via Homeless Emergency Assistance and Rapid Transition (HEARTH) Act to implement programs specifically to address homelessness. For FY 2015, Arlington County was awarded \$1,669,904. These funds were utilized to operate an outreach program and a Safe Haven Program, as well as a transitional housing program and several permanent supportive housing programs. The Community Development Program (CDBG and CSBG) funded programs, in the amount of \$202,000 support various local homeless service providers and help them meet the main objectives of the Ten Year Plan to End Homelessness.

In FY 2015, Arlington's CoC operated seven programs funded by HUD:

- **Susan's Place:** New Hope Housing, Inc. received a one-year renewal grant in the amount of \$250,273 to continue operation of the County's only Safe Haven program that provides congregate housing for chronically homeless individuals. During FY 2015, the program served 10 individuals.
- **In-Roads: A-SPAN** received a one-year grant in the amount of \$369,165 to operate a scattered-site permanent supportive housing program to house 19 chronically homeless individuals. The program utilizes a "housing first" approach that provides a subsidy and supportive services to maintain participants in their apartment. (For the FY2013 fiscal year, the In-Roads grant funds were consolidated with the Striving Home project funds). Both programs were operated by ASPAN. As a result of the consolidation, the Striving Home project will no longer exist. During the FY 2015 fiscal year, the program served 23 individuals.

Adopt-A-Family: Arlington County received a one-year grant of \$297,927 to operate a Rapid-rehousing housing program. The County has contracted with Bridges to Independence (B2I) formerly Arlington Alexandria Coalition for the Homeless (AACH) to implement the program that serves up to 14 homeless households at any given time and provides up to 24 months of housing supportive case management and rental subsidy. The program served 94 persons, during FY 2015.

- **Just Home:** New Hope Housing was awarded one year of funding in the amount of \$47,633 to operate a permanent supportive housing program. Just Home utilizes a "housing first" model which can serve up to three single chronically homeless individuals at a time. Five individuals were served in FY2015.

- **Home Bound:** A-SPAN was awarded \$191,189 to operate the program. Similar to most of the permanent housing programs, ASPAN utilized a Housing First model that takes persons directly from the street and places the participants into permanent housing. A housing subsidy and focused case management are provided. In FY 2015, the program served 18 people.
- **Milestones:** Arlington County’s Department of Human Services (DHS) received a one year grant in the amount of \$339,734 to operate a scattered-site permanent supportive housing program to house 21 chronically homeless individuals with serious mental illness (SMI). The program provides subsidy combined with supportive services to maintain participants in their apartment. During FY 2015 fiscal year, the program served 29 individuals.
- **Open Doors (2):** A-SPAN was awarded \$28,515 to serve up to two (2) households that will participate in a permanent supportive housing program. This past fiscal year, the program served, three (3) individuals.

In Arlington’s 2011-2015 Five Year Consolidated Plan, the annual goal for preventing homelessness was to serve 2,236 households. In FY2015 1,876* households were supported through a variety of programs, including financial assistance. It is anticipated that demand for these services will continue for the foreseeable future. In FY 2015, the following households received services that prevented homelessness:

Program	Number Served 2015
Homeless Prevention and Rapid Re-housing	83 (prevention only)
THRIVE Eviction Prevention Funds	994
Housing Assistance through Arlington’s Community Assistance Bureau, including rental and utility assistance	1,773
State Prevention funds	20
Total	1,876*

*These numbers are duplicated.

CDBG Funding

- Arlington Street People’s Assistance Network received \$31,000 to support the Volunteer Coordinator who manages and recruits volunteers for its programs. 555 new volunteers were recruited.

AHIF Funding

- Stabilization Services for Buchanan Gardens Residents: CRI, Inc. will purchase supportive technological equipment for intellectually disabled residents to increase their capacity for living independently. 8 clients received services and independent housing.

- Group Home Transitions: CRI, Inc. to provide community living support for low-income residents with serious mental illness transitioning from at-risk or homeless living situations into permanent supportive housing. 8 adults received stable housing.
- Eviction Prevention: AHC, Inc. received \$15,000 to run a pilot eviction prevention program for low-income families to increase economic self-sufficiency. 35 families participated in the program.
- Financial Education Partnership: Arlington Partnership for Affordable Housing received \$18,000 to run bilingual financial education workshops and one-on-one counseling for households at risk of homelessness. 21 clients completed the program.
- Home Start Supportive Services: Doorways received \$17,000 to provide supportive services for formerly homeless families to remain stable in their homes after successful completion of the first Track of a comprehensive transitional program. 14 households completed the program.

CSBG Funding

- Community Residences, Inc. received \$26,700 for its LIFT program to expand support services and the number of apartments to house youth with mental health diagnoses and who were aging out of foster care. Two clients were served.

10-Year Plan to End Homelessness

In April 2006, the County Board approved A Passageway Home, the County's Ten Year Plan to End Homelessness. The goal of Arlington's plan is that no individual or family should lack access to decent, affordable housing. The plan uses a multi-pronged approach, outlining strategies and action steps related to permanent affordable housing, transitional programs, supportive services, prevention, and access to employment and training opportunities. It is based on best practices with a comprehensive approach to addressing the various needs of homeless individuals and families.

The Arlington County Consortium (ACC) serves as the principal body to lead the Ten Year Plan. The ACC is the governing body comprised of public and private stakeholders and represents all sectors of the community, including service providers, health care providers, faith community members, business leaders, and others advocating for and delivering services to those who are homeless or at risk of homelessness. During FY 2015, implementation of the Ten Year Plan focused on the Centralized Access System to streamline household access to services related to preventing and ending homelessness. Such services include prevention & diversion assistance, permanent supportive housing, rapid re-housing and emergency shelter. Additional major accomplishments are described below:

Housing

- Successfully operated eight HUD funded programs that serve chronically homeless individuals.
- Successfully made the full conversion of all transitional housing programs to rapid re-housing programs.
- Housed over 100 vulnerable persons living on the streets of Arlington County with 100 Homes Campaign, which was part of the national 100,000 Homes campaign to house persons most likely to die on the streets.
- The two year round shelters for single individuals have begun the process of implementing a Unified Shelter project. Both shelters will operate under uniform guidelines to work with residents to secure safe alternative housing as rapidly as possible and link to stabilization supports.
- The homeless services center that will combine 55 beds of year round shelter, a homeless drop in center and five medical respite beds is slated to open September 2015.
- Housing Grants rental subsidy program assisted 1,302 households at the end of FY 2015.

Integrated Services Integrated Services Committee (ISC)

- During FY15, the Integrated Services Committee (ISC) made efforts to craft and enhance the identification and definition of those that are homeless or at risk of homelessness. With the intention to welcome new faces and participants to join the committee, many of the meetings had new members joining, bringing knowledge to current trends and services available in specific areas.
The following are the main accomplishments during the fiscal year:
- Based on the previous year ground work and identified gaps in workforce and employment opportunities for homeless clients, the ISC, through the Arlington Employment Center (AEC), applied and was awarded a \$12,500 CDBG grant for FY2016. The purpose of this grant is pilot paid internships to 6-7 clients, including certain expenses that may be barriers to employment (e.g. transportation, childcare, special clothing, training).
- The Arlington Community Foundation (ACF) awarded \$900 to ISC to cover supplies for cosmetic training for clients experiencing homelessness. This grant was possible thanks to the collaboration with Arlington Public Schools. ISC intends to implement this project in FY2016.
- During the past year, the ISC focused on broadening the base of community participation to include representatives serving homeless subpopulations such as victims of domestic violence; people afflicted with HIV/AIDS; members of the LGBTQA community; seniors; children/youth, to include Unaccompanied Refugee Minors (URMs); youths aging out of foster care; and, veterans within the Arlington community. Additionally, several members of the committee agreed that many of the barriers and challenges identified for those that are homeless, are also shared for those

that are at risk of becoming homeless; and for those who are formally homeless. The ISC also added the need to consider the specific needs for those serving the homeless population, and the importance to share knowledge and learn more about different opportunities for resources for this population.

- Some members of the committee identified the need to address the barriers and specific needs of the homeless in reference to employment. In the months of January and February, there were initial meetings for the newly-formed Work Force Development Task Force. The initial target goals identified for this group are: Identifying and removing barriers to employment and defining demographics of those unemployed.

Outreach & Education

- In fall 2014, the County conducted a Community Forum to report on the success of the 100 Homes Arlington campaign. This campaign placed over 100 chronically homeless Arlingtonians in housing in the last 3 years as part of the national 100,000 Homes Campaign. The forum also highlighted the issue of veteran homelessness; the Virginia Secretary of Veterans Affairs spoke and congratulated Arlington on joining the national Zero 2016 Campaign to end veteran homelessness by 2015 and chronic homelessness by 2016.
- The Committee focused on updating the new website launched by the County so that information on homelessness in Arlington and the 10 Year Plan to End Homelessness was more accessible.
- The Committee prepared the Annual Report to the Community to highlight what homelessness looks like in Arlington, what is being done, and outcomes and stories of actual homeless citizens who have moved from homelessness to a home.

Data & Evaluation

- Successfully transitioned to a new Homeless Management Information System (HMIS)
- All data from previous HMIS provider transitioned to new system.
- The County conducted the January 2015 Point-In-Time Survey utilizing the HMIS System to obtain an unduplicated counted of homeless persons being served on a particular day in January. Record low numbers recorded of persons identified as homeless.
- The Annual Homeless Report was produced for the fourth year utilizing the data from the Homeless Management Information System (HMIS). This report is provided to the community and other key stakeholders and is required by HUD.

Federal Resources: New Super NOFA Resources

Arlington was awarded one year of funding of HEARTH Act funding in the amount of \$1,699,904 for Federal FY 2015. The funding awards included:

Organization	Program Name	Program Type	Grant Amount	Number of
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				clients
New Hope Housing	Susan's Place	Safe Haven	\$250,273	10
A-SPAN	Open Doors (3)	Supportive services only	\$28,515	3
A-SPAN	Open Doors (2)	Permanent Supportive Housing	\$145,468	9
Arlington County/AACH	Adopt-A-Family	Rapid re-Housing	\$297,927	94
A-SPAN	In-Roads	Transitional housing	\$369,165	26
New Hope Housing	Just Home	Permanent supportive housing	\$47,633	5
A-SPAN	Homebound	Permanent supportive housing	\$191,189	18
Arlington County-DHS	Milestones	Permanent supportive housing	\$339,734	29
Total Grant Funding			\$1,669,904	191 persons

Note: Opportunity Place which served 870 clients (from previous report) is no longer funded through HUD. Therefore, the Total # of clients served through Super NOFA resources decreased from 1,048 to 191.

Specific Homeless Prevention Elements

1. Identify actions taken to prevent homelessness.

Homeless prevention activities are carried out by a variety of agencies in the County:

Homeless prevention activities are carried out by a variety of agencies in the County:

- 83 households were served with financial assistance and case management through a collaborative partnership including Department of Human Services and nonprofits A-SPAN and VOA-C,
- On average 116 families per month were provided eviction prevention assistance by the Clinical Coordination Unit using Carter Jenkins funds.
- An average of 72 households avoided eviction monthly through the County's Daily Financial Assistance Fund. This assistance was delivered by nonprofit partner, Arlington Thrive (formerly known as AMEN)

- An average of 27 households per month received grants through the General Relief Emergency Assistance Program. The funds can assist with rent, mortgage or utility emergencies to prevent eviction or foreclosure.

Funding Priorities for FY 2015

Committee Priorities	By When	Measurable Outcome	FY 2015 Outcomes
<p>Ensure continued access to emergency shelter for single individuals and families.</p>	<p>FY 2014 and ongoing</p>	<p>Convert the existing emergency winter shelter into a new 50 bed year round shelter.</p> <p>Continue to operate the 73 bed emergency winter shelter with 15 beds of overflow for singles until the new year round shelter is developed.</p> <p>Operate a 44 bed shelter for singles.</p> <p>Operate 71 beds of emergency shelter for families.</p> <p>Operate an 11 bed emergency shelter for victims of domestic violence.</p>	<p>Building to house a new emergency shelter scheduled to open Fall 2015</p> <p>Occupancy rate was 86% from Nov through June; served 455 unduplicated clients;</p> <p>164 unduplicated clients served; occupancy rate of 98%</p> <p>Served 203 unduplicated clients in family shelters.</p> <p>Data not available.</p>

Increase the number of affordable housing units to meet the needs of persons at or below 40% of AMI.	FY 2014 and ongoing	75 new units/per year over a five year period (375 units) to serve individuals and family households (55 0-1BR, 20 2-3 BR).	In FY2015, xx units were targeted towards households at 40% of AMI
Increase the number of permanent supportive housing units (PSH).	FY 2013 and ongoing	20 units/per year over five years (100 units)	25 new CAF units secured for PSH program
Increase the supply of rental assistance by: 1) continuing to fund the Housing Grants program to meet the growing demand, 2) by broadening eligibility to include working singles staying in shelters 3) increasing the Maximum Allowable Rent (MAR) to 90% of the HUD FMR	FY 2013 and ongoing	Fund program to accommodate growth in FYs 2013, 2014, and 2015. -Revise rules to include working singles staying in shelters and add funds to base budget for this population.	FY 2016 budget of \$8.9m expected to be sufficient to meet demand in 2016.
Develop a small efficiency apartment program.	2013	Affordable Efficiency that contains at least 20 units is developed.	Arlington Mill studio wing for homeless individuals came online in Spring of 2014. Nine persons in housing.
Continue to operate Homeless Prevention & Rapid Re-Housing Program (HPRP) with federal and state funds. Seek additional resources to continue HPRP upon expenditure of existing funding.	FY2013 and ongoing 2012 to 2015 with additional resources	Prevent at least 60% of homeless prevention cases from becoming homeless Seek additional resources to continue HPRP.	83 and 20 households served with local and state funding, respectively. This program was absorbed into the centralized intake system in FY2015 HPRP Collaborative was awarded local and state financial and case management resources

			to continue the program.
Develop and implement an “Early Warning” that links households at risk of homelessness with appropriate organizations and services.	FY2013 & ongoing	70% are able to maintain their housing at least 6 months without additional assistance from the County.	2015 data not yet available
Develop a range of programs that address income and financial literacy needs for households that are homeless or at risk of homelessness.	FY2013 & ongoing	Implement SOAR program to increase access to SSI/SSDI benefits for individuals who are homeless and staying in shelters. Expand successful Culinary Arts pilot program to train 15 homeless persons on an annual basis	One case prevention case manager provided focused assistance in budget management. Community based financial literacy services are also provided. SOAR continues to be a priority service. No Culinary Arts Program were held in FY2015.
Enhance medical care for homeless individuals and families.	FY 2013 and ongoing	Develop a medical discharge planning system with Virginia Hospital Center. Create a medical respite bed program.	Collaboration with Virginia Hospital Center and the Arlington Free Clinic continued resulting in improved services to homeless persons. The new Homeless Services Center, planned to open in Fall 2015 will include 5 medical respite beds.

Emergency Shelter Grants (ESG)

1. Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).
2. Assessment of Relationship of ESG Funds to Goals and Objectives
 - a. Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.
 - b. Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.
3. Matching Resources
 - a. Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.
4. State Method of Distribution
 - a. States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.

The County's ESG funds are received directly from Virginia Department of Housing and Community Development. These funds have recently been shifted from operating costs associated with the Emergency Winter Shelter to assist with prevention of households at risk of becoming homeless. This shift is a reflection of the changes made at the federal and state levels where the goal is to quickly end homelessness.

Arlington County received \$196,915 in Emergency Solutions Grant (ESG) funds from the State of Virginia Department of Housing and Community Development (DHCD) through the Virginia Homeless Solutions Program (VHSP) to provide financial assistance and services to help homeless households quickly access permanent housing and stabilization supports. A total of 20 households were provided with financial and case management services with these funds.

Discharge Coordination Policy

As part of Arlington County's Ten Year Plan to End Homelessness, there are several actions which have continued to effectively coordinate discharge planning from the following institutions: (1) The Arlington County Jail, (2) the Arlington Hospital Center, and (3) state psychiatric hospitals. The overall goals include placement in emergency shelter and permanent housing programs when possible and linkage to mainstream benefits like SSI/SSDI via the SOAR program, Food Stamps and General Relief and other social service programs.

A Memorandum of Agreement (MOA) is signed every two years with the Arlington County Sheriff's Department and other key stakeholders to coordinate discharge of persons from the County jail. The Ten Year Committee is planning to work with Virginia Hospital Staff to

develop a new Memorandum of Agreement (MOA) to address homeless individuals identified by hospital staff. A MOA exists with Arlington County's Foster Care systems. The County's Behavioral Healthcare Division currently has an official agreement with psychiatric hospitals that ensures that homeless persons with a history of mental health concerns or dual diagnosis are not released to the streets of Arlington County.

COMMUNITY DEVELOPMENT

Community Development

*Please also refer to the Community Development Table in the Needs.xls workbook.

1. Assessment of Relationship of CDBG Funds to Goals and Objectives
 - a. Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.
 - b. Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.
 - c. Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.

Provision of safe and affordable housing opportunities for low income persons is one of Arlington's highest priority activities. Of the total allocation, about 30% of CDBG funds was allocated to housing development and housing services for low and moderate income persons. Nonprofit housing developers were active this year in acquisition and rehabilitation activities, as well as new construction. Homeownership opportunities were provided to 70 households utilizing a combination of funds including CDBG, HOME, state and local funds, and 304 others completed homebuyer education. CDBG funds provided housing services to avoid displacement of families, to improve tenant/landlord communication, and to help others in transitional housing situations. CDBG funds also support a variety of activities and programs in Neighborhood Strategy Areas (NSAs) to ensure suitable living environments and create economic opportunities for low income persons. See Attachment 2, which describes actual accomplishments for the past year, as well as attached PR 03 and PR 26 reports.

The majority of CDBG funds, excluding activities eligible under Planning and Administration, were used to serve persons at or below 80% of AMI. CSBG funds are used exclusively for very low income persons and families at 125% federal poverty level.

2. Changes in Program Objectives
 - a. Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.

As federal funding continues to decline, Arlington has reduced its dedicated neighborhood planning function; however, staff actively pursues other strategies for civic engagement. Arlington continues to focus on high standards in program performance and efficiency, and responsiveness and flexibility to respond to a variety of housing and community development

needs.

Additional adjustment to changes in funding, include the County's actions to provide assistance to nonprofits to build capacity and long-term sustainability. Once partially assisted with CDBG funds, local funds now wholly support the County's Nonprofit Assistance Network by providing comprehensive assessments and technical assistance for six nonprofits each year. The program included a workshop series on nonprofit management and governance and a resource center with materials and a business librarian to assist nonprofits. In FY 2015, the following organizations completed the program:

- Dream Project VA
- Alliance for Housing Solutions
- MVLE (nonprofit that assists persons with disabilities)
- Arlington Arts Alliance.

3. Assessment of Efforts in Carrying Out Planned Actions

- a. Indicate how grantee pursued all resources indicated in the Consolidated Plan.
- b. Indicate how grantee provided certifications of consistency in a fair and impartial manner.

Attachment 2 summarizes the various federal, state and local resources available and used by Arlington as indicated in the Consolidated Plan. The chart indicates how funds were allocated, the amount expended for each project, the targets and actual accomplishments.

Arlington County awards its CDBG, CSBG and AHIF Services funds through a competitive process, beginning with a Notice of Funding Availability and pre-proposal workshop. Proposal reviews are conducted by the staff, the Community Development Citizens Advisory Committee, and the Housing Commission to ensure that funds awarded are consistent with the Consolidated Plan and are awarded in a fair and impartial manner. Recommendations are made to the County Board and the public is encouraged through open meetings and public hearings to participate at various stages of program development, implementation, and evaluation.

- c. Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.

Arlington County is proactive in supporting housing and community development efforts. For example, the County has set local targets for affordable housing, such as its goal of adding 400 new committed affordable units a year. In FY2015, the County produced a draft Affordable Housing Master Plan which will seek to reduce the gap in the amount of housing units available to the populations with incomes below 60% AMI and also identify areas throughout the County where affordable housing will be encouraged.

4. For Funds Not Used for National Objectives

- a. Indicate how use of CDBG funds did not meet national objectives.
- b. Indicate how CDBG did not comply with overall benefit certification.

All CDBG funds were used for activities that addressed a national objective.

5. Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property
 - a. Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.

Several community meetings were held with the residents of William Watters, Woodbury Park Apartments and The Carlin Spring Apartments to ensure minimal impact during the process of rehabilitation, relocation and demolition. Ongoing contact was maintained with the Relocation Specialists of each of these communities.

- b. Describe steps taken to identify households, businesses, farms or nonprofit organizations who occupied properties subject to the Uniform Relocation Act or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.

There were no properties subject to URA or Section 104(d).

- c. Describe steps taken to ensure the timely issuance of information notices to displaced households, businesses, farms, or nonprofit organizations.

Staff met with each relocation specialist of the above properties to review and discuss the ongoing process and provided technical assistance, mediation and training. Additionally, monthly reports were received and reviewed regarding the prior monthly activities for the following properties; Buckingham Village III, George Washington Carver Homes, Gables North Rolfe Street, William Watters and Woodbury Park apartments. These projects involved tenant relocation and assistance and were not subject to the Uniform Relocation Act or Section 104(d).

Buckingham Village III

Five buildings are being renovated in two phases. All one bedroom units, scheduled for completion by September 2015.

Gables North Rolfe Street

This project includes 28 units. Residents at 1300 N Rhodes - 7 units received 120 day notices; this will be the living facility.

Carlin Spring Apartments

There are 27 units. 120 day notices were issued and approximately one half of the residents have moved. Management is working with remaining tenants to find acceptable units.

George Washington Carver Homes

This project involves townhomes. Seven are rented and the developer issued 120 day notices to owners and tenants. Management is working with tenants to find units for relocation.

William Waters

All tenants have been relocated and the property is under construction.

Woodbury Park

This project has 364 units. Phase I is completed and tenants have moved back; renovations will begin in phase III. It is a by-right property which is voluntarily following Arlington Relocation Guidelines.

6. Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons.
 - a. Describe actions taken by grantee and businesses to ensure first consideration was or will be given to low/mod persons.
 - b. List by job title of all the permanent jobs created/retained and those that were made available to low/mod persons.
 - c. If any of jobs claimed as being available to low/mod persons require special skill, work experience, or education, provide a description of steps being taken or that will be taken to provide such skills, experience, or education.

Assistance provided to small businesses is technical assistance. There are no job creation activities to report.

7. Low/Mod Limited Clientele Activities – for activities not falling within one of the categories of presumed limited clientele low and moderate income benefit
 - a. Describe how the nature, location, or other information demonstrates the activities benefit a limited clientele at least 51% of whom are low- and moderate-income.

The County's CDBG – funded outreach team conducts group meetings and workshops in affordable apartment complexes and other locations in the Neighborhood Strategy Areas of Nauck, Buckingham, Columbia Heights West, and Pike Village Center. Forty-one workshops (41) were held, covering a variety of topics, including eviction prevention, improving credit and bedbugs with 497 attendees. It is presumed that the majority of beneficiaries living in affordable rental units and attending the workshops are low and moderate income.

8. Program income received
 - a. Detail the amount of program income reported that was returned to each individual revolving fund, e.g., housing rehabilitation, economic development, or other type of revolving fund.

Projects	Program Income
Home Improvement Program (HIP)	\$554,140
Moderate Income Purchase Assistance Program (MIPAP)	CDBG \$158,251
Moderate Income Purchase Assistance Program	HOME \$104,894
Multifamily Repayments and Payoffs	\$854,246
Total	1,671,531

- b. Detail the amount repaid on each float-funded activity.

There were no float-funded activities.

- c. Detail all other loan repayments broken down by the categories of housing rehabilitation, economic development, or other.

See above.

- d. Detail the amount of income received from the sale of property by parcel.

None.

9. Prior period adjustments – where reimbursement was made this reporting period for expenditures (made in previous reporting periods) that have been disallowed, provide the following information:
- The activity name and number as shown in IDIS;
 - The program year(s) in which the expenditure(s) for the disallowed activity(ies) was reported;
 - The amount returned to line-of-credit or program account; and
 - Total amount to be reimbursed and the time period over which the reimbursement is to be made, if the reimbursement is made with multi-year payments.

None.

10. Loans and other receivables
- List the principal balance for each float-funded activity outstanding as of the end of the reporting period and the date(s) by which the funds are expected to be received.

There were no float-funded activities.

- b. List the total number of other loans outstanding and the principal balance owed as of the end of the reporting period.

AHC, Inc. has 277 home improvement and home purchase loans outstanding. The principal balance owed is \$7,600,000.

County has 19 multifamily or group home CDBG loans outstanding, total value is approximately \$14,963,906. Most of these loans are non- amortizing.

- c. List separately the total number of outstanding loans that are deferred or forgivable, the principal balance owed as of the end of the reporting period, and the terms of the deferral or forgiveness.

Of the outstanding single family loans above, 150 are deferred and 16 are forgivable loans; Principal balance owed: \$5,059,190.

Terms of deferral or forgiveness are related to length of residency or ability to pay.

Of the multifamily or group home CDBG loans outstanding, 7 are deferred (principal totals approximately \$1.7 million). CDBG funds for these loans are due upon sale, transfer or change in use.

- d. Detail the total number and amount of loans made with CDBG funds that have gone into default and for which the balance was forgiven or written off during the reporting period.

No loans were written off during this program year.

- e. Provide a List of the parcels of property owned by the grantee or its subrecipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.

None.

11. Lump sum agreements

- a. Provide the name of the financial institution.
- b. Provide the date the funds were deposited.
- c. Provide the date the use of funds commenced.
- d. Provide the percentage of funds disbursed within 180 days of deposit in the institution.

None.

12. Housing Rehabilitation – for each type of rehabilitation program for which projects/units were reported as completed during the program year

- a. Identify the type of program and number of projects/units completed for each program.

- b. Provide the total CDBG funds involved in the program.
- c. Detail other public and private funds involved in the project.

Single Family Programs

Home Improvement Program: 0

Barrier Removal: 0 units

Moderate Income Homeownership Program: 0 units

Single Family Program Administration

Because of a transition in vendor and change in program model, no new loans were made in FY2015, and CDBG funds were spent on program administration, including loan servicing and subordination.

\$142,359

Rebuilding Together Home Repair Programs

15 units

\$70,000 CDBG entitlement.

13. Neighborhood Revitalization Strategies – for grantees that have HUD-approved neighborhood revitalization strategies
 - a. Describe progress against benchmarks for the program year. For grantees with Federally-designated EZs or ECs that received HUD approval for a neighborhood revitalization strategy, reports that are required as part of the EZ/EC process shall suffice for purposes of reporting progress.

Arlington does not have HUD-approved NRSAs, EZs or ECs. The County does have a local Neighborhood Strategy Area (NSA) program, in which certain activities are supported by CDBG funds. See the “Other Narratives” section for description of FY 2015 activities in the NSAs.

Antipoverty Strategy

1. Describe actions taken during the last year to reduce the number of persons living below the poverty level.

The latest American Community Survey (ACS) data (2009-2013) for Arlington shows that 8.0% of residents live below poverty. Poverty levels were 11% for children under 18 years and among the economically active population, ages 18-64 the poverty rate was 7.2%. The overall unemployment rate in the county continues to be low at 3.45%. The Arlington County Department of Human Services (DHS) is the lead anti-poverty agency and the County’s overall strategy aims to help move families from welfare dependency to economic self-sufficiency or to enable them to achieve the maximum level of independence possible. In FY 2015, Arlington County continued to administer the following programs to help low income individuals, families and households:

Program	Number Served FY 2015
Temporary Assistance to Needy Families (TANF)	208 average per month
Medicaid	11,106 households monthly average
Food Stamps	4,870 per month
Housing Choice Voucher	1,340 households (91% leasing rate; 99% funds expended)
Section 8 Moderate Rehab	None (contract not renewed)
Housing Grant Program	1,301 households average per month
Refugee Cash Assistance	14 average per month
In-home services and adult day care	404 unduplicated households served
VIEW Cases	253 enrolled new and on-going
SNAPET (Supplemental Nutrition Education and Training)	30 enrolled or received service
Financial Assistance to prevent eviction	72 households average per month
General Relief Emergency Assistance	27 clients on average per month
Housing Assistance through CAB	116 households on average per month
One Stop Career Center	1,500 visitors on average per month

In addition to these programs, CSBG funded programs (described on pg. 24) serve very low income residents between 50 – 200% of poverty.

NON-HOMELESS SPECIAL NEEDS

Non-homeless Special Needs

*Please also refer to the Non-homeless Special Needs Table in the Needs.xls workbook.

1. Identify actions taken to address special needs of persons that are not homeless but require supportive housing, including persons with HIV/AIDS and their families.

The following describes the progress towards actions proposed in the FY 2015 Action Plan: **Encourage Small Scale Supportive Housing Projects:** The Housing Committee of the Ten Year Plan to End Homelessness in Arlington County developed a report on the Supportive Studio Apartment Housing model, “Supportive Studio Apartments for Single Homeless Adults” which was distributed to various Arlington county boards and commissions. Supportive studios are efficiency housing units which combine affordable housing with onsite support services to serve the most vulnerable tenants who often experience homelessness and a disability. This model serves a gap in current housing options. In March 2014, the Arlington Mill supportive Studio Wing opened and houses 8 formerly homeless individuals with high housing barriers. Residents receive sixty hours of on-site support weekly.

Commit a portion of affordable rental units negotiated through the County’s site plan process: As of June 2015, the following units were made available for occupancy:

Complex	Number of units
Buckingham Village Parcel B	5
The Serrano	2
Marbella	10
The Shell	6
Total	23

The following units are under development:

Complex	Number of units
Clarendon Court	10
The Springs	11
Columbia Hills	10
The Spectrum	5
The Serrano	8
Pierce Queen	8
Total	52

- Arlington County has a goal of securing 20 permanent supportive housing units per year or 5% of the overall CAFs units per year. In FY2015, 25 units were secured. (Note: secured means when a project is approved and funded.)
- By the end of 2015, 203 priority consumers were placed in permanent supportive

housing, including 48 new tenants who moved in during FY 2015. 52 additional units are under development.

- 79% of all individuals placed in permanent supportive housing remain housed.

The following areas represent gaps in the service delivery system:

- **Continued funding for the Permanent Supportive Housing Emergency Needs Fund:** Established in November 2008, this fund assisted 63 individuals in FY 2015 with one time costs associated with moving into and maintaining an apartment. Examples of assistance provided included application fees, utility assistance, security deposits, mattresses and bed covers that protect against bedbugs.
- **Need for additional staff:** There was a noted staffing gap in the 2012 CAPER report. Since that time, DH has committed funds for 60 hours of on-site support at the new Arlington Mill Permanent Supportive Studio Wing. Additionally the Milestones program, which is funded through HUD, is in the process of converting to a voluntary services model. A part-time staff person has been hired to provide housing based services to individuals who are homeless and are reluctant to engage in clinical services. As the program grows, this part-time position may need to be increased to a full-time position.
- **Expansion of the pool of landlords who will accept individuals with housing barriers such as poor credit and criminal history.** As the County moves forward with Permanent Supportive Housing, it will continue to identify individuals who need housing but cannot obtain it because of their credit and criminal history. During FY2015, the Housing Committee of the 10 Year Plan to End Homelessness made significant progress through a subcommittee formed to address leasing barriers with landlords. It is anticipated that the result will be a partnership between landlords and homeless service providers working together to house homeless individuals with high leasing barriers. This will include a “risk-reduction fund” for landlords to have access to, in the event that they incur costs associated with a tenant who is referred by one of the providers. Permanent Supportive Housing staff participate on this subcommittee.

Specific HOPWA Objectives

*Please also refer to the HOPWA Table in the Needs.xls workbook.

1. Overall Assessment of Relationship of HOPWA Funds to Goals and Objectives
Grantees should demonstrate through the CAPER and related IDIS reports the progress they are making at accomplishing identified goals and objectives with HOPWA funding. Grantees should demonstrate:
 - a. That progress is being made toward meeting the HOPWA goal for providing affordable housing using HOPWA funds and other resources for persons with HIV/AIDS and their families through a comprehensive community plan;
 - b. That community-wide HIV/AIDS housing strategies are meeting HUD’s national goal of increasing the availability of decent, safe, and affordable housing for low-income persons living with HIV/AIDS;
 - c. That community partnerships between State and local governments and community-based nonprofits are creating models and innovative strategies to serve the housing and related supportive service needs of persons living with

- d. HIV/AIDS and their families;
 - d. That through community-wide strategies Federal, State, local, and other resources are matched with HOPWA funding to create comprehensive housing strategies;
 - e. That community strategies produce and support actual units of housing for persons living with HIV/AIDS; and finally,
 - f. Those community strategies identify and supply related supportive services in conjunction with housing to ensure the needs of persons living with HIV/AIDS and their families are met.
2. This should be accomplished by providing an executive summary (1-5 pages) that includes:
- a. Grantee Narrative
 - (a) Grantee and Community Overview:
 - (1) A brief description of your organization, the area of service, the name of each project sponsor and a broad overview of the range/type of housing activities and related services
 - (2) How grant management oversight of project sponsor activities is conducted and how project sponsors are selected
 - (3) A description of the local jurisdiction, its need, and the estimated number of persons living with HIV/AIDS
 - (4) A brief description of the planning and public consultations involved in the use of HOPWA funds including reference to any appropriate planning document or advisory body
 - (5) What other resources were used in conjunction with HOPWA funded activities, including cash resources and in-kind contributions, such as the value of services or materials provided by volunteers or by other individuals or organizations
 - (6) Collaborative efforts with related programs including coordination and planning with clients, advocates, Ryan White CARE Act planning bodies, AIDS Drug Assistance Programs, homeless assistance programs, or other efforts that assist persons living with HIV/AIDS and their families.
 - (b) Project Accomplishment Overview:
 - (1) A brief summary of all housing activities broken down by three types: emergency or short-term rent, mortgage or utility payments to prevent homelessness; rental assistance; facility based housing, including development cost, operating cost for those facilities and community residences
 - (2) The number of units of housing which have been created through acquisition, rehabilitation, or new construction since 1993 with any HOPWA funds
 - (3) A brief description of any unique supportive service or other service delivery models or efforts
 - (4) Any other accomplishments recognized in your community due to the use of HOPWA funds, including any projects in developmental stages that are not operational.
 - iii. Barriers or Trends Overview
 - (1) Describe any barriers encountered, actions in response to barriers, and recommendations for program improvement
 - (2) Trends you expect your community to face in meeting the needs of persons with HIV/AIDS, and
 - (3) Any other information you feel may be important as you look at providing services to persons with HIV/AIDS in the next 5-10 years
 - b. Accomplishment Data:
 - i. Completion of CAPER Performance Chart 1 of Actual Performance in the provision of housing (Table II-1 to be submitted with CAPER).

- ii. Completion of CAPER Performance Chart 2 of Comparison to Planned Housing Actions (Table II-2 to be submitted with CAPER). CAPER Specific HOPWA Objectives response:

In FY 2015, the administering agency for HOPWA was the Northern Virginia Regional Commission for the DC Metropolitan area. The administering agency submits the application for annual funds and reports on accomplishments separately. Allocations to participating jurisdictions in the service area are made on a first-come first-served basis and numbers served fluctuate on a yearly basis. In FY 2015, 5 Arlington clients were assisted with \$64,313 in funding.

OTHER NARRATIVE

Include any CAPER information that was not covered by narratives in any other section.

The following summary describes activities and accomplishments that occurred in the county's designated Neighborhood Strategy Areas:

Buckingham

The community outreach team held three (3) tenant education workshops which had 36 attendees. Commercial and residential property inspections resulted in 17 violation notices; and referrals for information and technical assistance were given to 12 households. The annual Buckingham festival (partially funded by a CDBG small grant) continues to grow in scope in terms of organizations that participate and the number of persons attending the event. Visitors and participants and residents receive information about available community services from many service providers. The Buckingham Youth Brigade (BYB) program continued to nurture and encourage Buckingham youth in civic engagement activities and community service projects. This CDBG funded youth program is targeted towards building future leaders within a predominantly immigrant community; 22 students participated this year, including middle school aged students.

Nauck

The community outreach team held two (2) tenant education workshops which had 14 attendees. Property inspections were carried out on 7 multi-family and 26 single family properties. The Nauck Town Square project continues to move forward. The County has acquired two (2) of the three (3) parcels that comprise the project site. Negotiations are currently underway to acquire the third and final parcel. The County is in the process of finalizing the contract for design services from recognized Artist and Landscape Architect Walter Hood. He will be conducting the design charrettes for this project in the fall of 2015 in addition to preparing cost estimates for the Nauck Town Square. This information will be used at part of the 2106 Capital Improvement Program (CIP) to fund the construction. The community continues to utilize the "green space" for informal gathering and community events such as Nauck Community Pride Day and Neighborhood Day. Currently the utility undergrounding and streetscaping plan for this site is at 90% design completion and will be utilized to set the parameters for the aforementioned design work.

The Green Valley Pharmacy as a local historic district. This was the first African American Pharmacy in Arlington and is still in operation today run by its original owner Dr. Leonard Muse. The dedication ceremony for the historic mark was attended by over 100 residents and guest.

The Nauck Village Center continues to evolve as the cultural and social center of the neighborhood. Since its creation in 2006, at least ten (10) new businesses have opened in the community, and over 160 housing units have been constructed in this ten square block area.

The Nauck Revitalization Organization (NRO) continues to guide the implementation of the Nauck Village Center Action Plan (NVCAP) and is will become a part of the upcoming Shirlington Crescent Four Mile Run Study that will analyze land uses and create planning policy for this distinct area just south of the NVC, the last remaining industrial area in the County.

Columbia Heights West

Activities in FY2015 in the Columbia Heights West neighborhood included the annual neighborhood clean-up, systematic property inspections of multifamily, townhomes, duplexes and single family homes and tenant landlord workshops. Twelve tenant/landlord workshops were conducted at neighborhood apartment complexes, with attendance from 135 residents attended. Over 238 single family residential inspections took place; four Care of Premises violation notices were issued. Ongoing annual systematic code inspections have resulted in significant improvement in the overall appearance of the neighborhood over the years.

The Shell, an AHC, Inc. property comprising 83 affordable units was completed and opened in March 2015, providing 5 three bedroom units; 63 two-bedroom; 10 one-bedroom and 5 efficiencies.

Pike Village Center

Activities in Pike Village Center neighborhood were focused on tenant education/ counseling in three workshops, and commercial and residential property inspections. Regular inspections indicate that conditions in the neighborhood are generally good. Services, activities and ongoing projects include implementation of projects in conformance with the Columbia Pike Area Neighborhoods Plan.

Neighborhood College

This program is designed to build leadership and communication skills for community residents. Twenty-five (25) graduates representing several Arlington neighborhoods completed the Arlington Neighborhood College Program in May 2015. During eight consecutive weekly sessions, participants learned and practiced key communication, conflict management and consensus-building skills. Presenters provided information on civic participation and how to influence local government decision making processes. The curriculum is continually being revised to reflect current neighborhood issues.

Housing Outreach and Property Inspections

CDBG-funded code enforcement staff undertook inspections and code enforcement of 768 properties, including common area inspections and interior inspections of 305 Committed

Affordable Units (CAFs) and in all four Neighborhood Strategy Areas. The staff brought 153 violations into compliance in CAF properties and common areas. In addition, 497 tenants attended 41 tenant education workshops, 20 households received counseling and technical assistance, and 20 received referrals to appropriate County agencies and nonprofit providers. Counseling and workshops inform the residents about housing issues and provide referral sources for solutions to a variety of problems. Energy conservation education tips for NSA residents have been included in the tenant information workshops as part of the County's efforts to promote energy conservation. Other outreach efforts are underway to identify properties in need of weatherization.

Neighborhood Events and Fairs

- The ninth Annual Home Show and Expo was held in partnership with the nonprofit Columbia Pike Revitalization Organization, and attracted 81 exhibitors including "green" exhibitors; Eighteen (18) home repair and maintenance workshops were conducted and approximately 800 people attended the Expo.
- A Live-In Arlington Info-Fair targeted towards renters was inaugurated in FY2015. 200 people attended the Info-Fair; 132 people attended 10 tenant workshops.
- Neighborhood cleanup were held in Columbia Heights West and Nauck neighborhoods with about 460 residents participating.

County staff provided support to civic association events, such as community festivals, the County Fair and Arlington Public Schools Multicultural event. Staff also provides advice on lead based paint abatement requirements to nonprofit partners. These events are intended to inform residents of available County services, such as homeownership and provide information on resources available to improve physical conditions and general living conditions in the NSAs.