NORTHEAST TENNESSEE/VIRGINIA HOME CONSORTIUM

&

BRISTOL, TN COMMUNITY DEVELOPMENT BLOCK GRANT

2017-18 Consolidated Annual Performance Evaluation Report (CAPER)

Prepared for:
THE U. S. DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

Prepared by:
NORTHEAST TENNESSEE/VIRGINIA HOME CONSORTIUM CITY OF BRISTOL, TN LEAD GRANT ADMINISTRATOR 801 Anderson Street Bristol, TN 37620 (423) 989-5521

September 2018
CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)
This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The Northeast Tennessee/Virginia HOME Consortium completed its fifteenth year in 2017-18. This group of localities, including Bristol, Tennessee and Bristol, Virginia, Kingsport, Johnson City, Bluff City, Sullivan and Washington Counties, Tennessee, established the first and only HOME Consortium in the State of Tennessee. Four of the Cities also receive CDBG Entitlement funding. The use of funds addressed the priorities and specific objectives as identified in the Consolidated Plan/Action Plan, giving special attention to the highest priority activities identified.

The Consortium has concentrated on the following HOME objectives:

- Provide decent affordable housing to lower-income households;
- Expand the capacity of nonprofit housing providers;
- Expand the ability of State and local governments to provide housing;
- Leverage private sector participation;
- Homeownership (downpayment and closing cost assistance); and
- Owner-occupied rehabilitation/reconstruction activities for low and moderate-income households.

During the 2017-18 third year Action Plan period, the Consortium has:

Assisted 19 households with the purchase of owner-occupied real estate with an average assistance cost of $9,646.58 and an average purchase price of approximately $95,951.58.

Rehabilitated three (3) owner-occupied homes;

Spent a total of $183,285.00 in downpayment assistance;

Spent a total of $964,411.38 in homeowner rehab/reconstructions;
Totally reconstructed nine (9) owner-occupied homes; and has

Formed partnerships with other agencies, lenders and nonprofit groups to leverage additional funds in order to serve lower income clients who were previously unable to purchase homes.

Total Homeownerships - 19

Total Mortgage Amount (loan amount) - $1,477,040.00

Average Amount of Loans - $77,738.95

CHDO funds for 2017-18 have not been committed (but not from lack of trying).

Bristol, TN CDBG priorities have been;

- Rehab/Reconstruction
- Public Services
- Neighborhood Stabilization/Demolition of single-family structures.

The Bristol, Tennessee CDBG Program was allocated $184,271.00 for 2017-18 and was able to rehab seven (7) low-income homes, completed three (3) demolitions and helped 12 low-income families receive daycare (public services).

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

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee’s program year goals.
<table>
<thead>
<tr>
<th>Goal</th>
<th>Category</th>
<th>Source / Amount</th>
<th>Indicator</th>
<th>Unit of Measure</th>
<th>Expected - Strategic Plan</th>
<th>Actual - Strategic Plan</th>
<th>Percent Complete</th>
<th>Expected - Program Year</th>
<th>Actual - Program Year</th>
<th>Percent Complete</th>
</tr>
</thead>
<tbody>
<tr>
<td>At-risk supportive housing development</td>
<td>Affordable Housing Homeless</td>
<td></td>
<td>Tenant-based rental assistance / Rapid Rehousing</td>
<td>Households Assisted</td>
<td>25</td>
<td>250</td>
<td>1,000.00%</td>
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<tr>
<td></td>
<td>Non-Homeless Special Needs</td>
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<td>Affordable Housing Homeless</td>
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<td>Affordable Housing Homeless</td>
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<td>Affordable Housing Homeless</td>
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<tr>
<td></td>
<td>First Time-Homeownership Opportunity</td>
<td>Affordable Housing</td>
<td>CDBG: $ / HOME: $</td>
<td>Homeowner Housing</td>
<td>0</td>
<td>15</td>
<td>0</td>
<td></td>
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<td></td>
<td>First Time-Homeownership Opportunity</td>
<td>Affordable Housing</td>
<td>CDBG: $ / HOME: $</td>
<td>Direct Financial</td>
<td>75</td>
<td>35</td>
<td>46.67%</td>
<td>8</td>
<td>4</td>
<td>50.00%</td>
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<td></td>
<td>Assistance to</td>
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<td></td>
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<td></td>
<td>Homeless Assistance</td>
<td>Homeless</td>
<td>CDBG: $</td>
<td>Homeless Person</td>
<td>100</td>
<td>0</td>
<td>0.00%</td>
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<td></td>
<td></td>
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<td></td>
<td></td>
<td></td>
<td></td>
<td>Overnight Shelter</td>
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<td></td>
<td></td>
<td></td>
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<td>Homeless Assistance</td>
<td>Homeless</td>
<td>CDBG: $</td>
<td>Overnight/Emergency</td>
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<td>Shelter/Transitional</td>
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<td></td>
<td>Housing Beds added</td>
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<td></td>
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CAPER

OMB Control No: 2506-0117 (exp. 06/30/2018)
<table>
<thead>
<tr>
<th>Homeowner Rehabilitation</th>
<th>Affordable Housing</th>
<th>CDBG: $ / HOME: $</th>
<th>Rental units rehabilitated</th>
<th>Household Housing Unit</th>
<th>0</th>
<th>2</th>
<th>0</th>
<th>2</th>
</tr>
</thead>
<tbody>
<tr>
<td>Homeowner Rehabilitation</td>
<td>Affordable Housing</td>
<td>CDBG: $ / HOME: $</td>
<td>Homeowner Housing Added</td>
<td>Household Housing Unit</td>
<td>0</td>
<td>1</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Homeowner Rehabilitation</td>
<td>Affordable Housing</td>
<td>CDBG: $ / HOME: $</td>
<td>Homeowner Housing Rehabilitated</td>
<td>Household Housing Unit</td>
<td>50</td>
<td>48</td>
<td>96.00%</td>
<td>10</td>
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<td>Neighborhood Revitalization</td>
<td>Neighborhood Improvements</td>
<td>CDBG: $ / HOME: $0</td>
<td>Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit</td>
<td>Persons Assisted</td>
<td>1000</td>
<td>0</td>
<td>0.00%</td>
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</tr>
<tr>
<td>Neighborhood Revitalization</td>
<td>Neighborhood Improvements</td>
<td>CDBG: $ / HOME: $0</td>
<td>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit</td>
<td>Households Assisted</td>
<td>0</td>
<td>0</td>
<td>25</td>
<td>0</td>
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<tr>
<td>Neighborhood Revitalization</td>
<td>Neighborhood Improvements</td>
<td>CDBG: $ / HOME: $0</td>
<td>Public service activities for Low/Moderate Income Housing Benefit</td>
<td>Households Assisted</td>
<td>0</td>
<td>0</td>
<td>6</td>
<td>0</td>
</tr>
<tr>
<td>Neighborhood Revitalization</td>
<td>Neighborhood Improvements</td>
<td>CDBG: $ / HOME: $0</td>
<td>Buildings Demolished</td>
<td>Buildings</td>
<td>5</td>
<td>9</td>
<td>180.00%</td>
<td>0</td>
</tr>
<tr>
<td>----------------------------</td>
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<td>---</td>
</tr>
<tr>
<td>Public Services</td>
<td>Non-Housing Community Development</td>
<td>CDBG: $</td>
<td>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit</td>
<td>Household Assisted</td>
<td>12</td>
<td>12</td>
<td>100.00%</td>
<td></td>
</tr>
<tr>
<td>Public Services</td>
<td>Non-Housing Community Development</td>
<td>CDBG: $</td>
<td>Public service activities other than Low/Moderate Income Housing Benefit</td>
<td>Persons Assisted</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>20</td>
</tr>
<tr>
<td>Public Services</td>
<td>Non-Housing Community Development</td>
<td>CDBG: $</td>
<td>Public service activities for Low/Moderate Income Housing Benefit</td>
<td>Household Assisted</td>
<td>0</td>
<td>0</td>
<td>12</td>
<td>0</td>
</tr>
<tr>
<td>Rental Housing Opportunities</td>
<td>Affordable Housing</td>
<td>CDBG: $ / HOME: $</td>
<td>Rental units constructed</td>
<td>Household Housing Unit</td>
<td>25</td>
<td>4</td>
<td>16.00%</td>
<td>3</td>
</tr>
<tr>
<td>Single-Family Housing Development</td>
<td>Affordable Housing</td>
<td>Homeowner Housing Added</td>
<td>Household Housing Unit</td>
<td>50</td>
<td>0</td>
<td>0.00%</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

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

OMB Control No: 2506-0117 (exp. 06/30/2018)
Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

The HOME Consortium has addressed the priorities and specific objectives in the Plan in the following ways with special attention given to the highest priorities:

- Homebuyer assistance for first-time homeowners;
- Homeowner Rehab/Reconstruction;
- Expand rental opportunities; and
- Development of transitional and supportive housing for at-risk clients.

Bristol CDBG priorities have been;

- Rehab/Reconstruction;
- Public Services; and
- Neighborhood Stabilization / Demolition of single-family structures.

In several of the above categories it looks as though progress was not made; however, that was not the case. Homelessness in the region is handled by our local CoC ARCH (Appalachian Region Coalition on Homelessness). ARCH has not requested funding through the Bristol, TN CDBG program. Bristol, TN is represented at each CoC meeting and the HOME Consortium does support grant efforts made to continue shelter and transitional housing for homeless.

ARCH has opened the Blackly House (12 beds), the Haven of Rest in Bristol (10 beds) and the Johnson City Salvation Army (18 beds) have added additional transitional and emergency housing for those in need.

Neighborhood Revitalization - Neighborhood Improvements - 0 measurement as the City of bristol, TN was looking to complete reconstruction of multiple sidewalks in low-income area's within the City. We have not accumulated enough funding at this time to start this project. The CDAC committee will allocate additional funding in 2018 and are hopeful to start the project in the 2018 - 19 City fiscal year.
CR-10 - Racial and Ethnic composition of families assisted

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

<table>
<thead>
<tr>
<th></th>
<th>CDBG</th>
<th>HOME</th>
</tr>
</thead>
<tbody>
<tr>
<td>White</td>
<td>17</td>
<td>28</td>
</tr>
<tr>
<td>Black or African American</td>
<td>2</td>
<td>3</td>
</tr>
<tr>
<td>Asian</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>American Indian or American Native</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Native Hawaiian or Other Pacific Islander</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>19</strong></td>
<td><strong>31</strong></td>
</tr>
<tr>
<td>Hispanic</td>
<td>1</td>
<td>0</td>
</tr>
<tr>
<td><strong>Not Hispanic</strong></td>
<td>18</td>
<td>31</td>
</tr>
</tbody>
</table>

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

Narrative

There was a total of 18 families assisted with CDBG funds, two of which were Black or African American and one Hispanic.

There were a total of 31 families assisted with HOME funds, three of which were Black or African American and 28 were white.

HOME Persons Assisted | 54
----------------------|----
Race – White          | 28 Households
African American      | 3 Households (These 3 Households are Single Person Households)
Hispanic              | 0 Households

Household Type

Single-Parent Female  | 7 Households
Single-Parent Male   | 1 Household
Single, Non-Elderly  | 9 Households
Two Parents          | 2 Households

OMB Control No: 2506-0117 (exp. 06/30/2018)
<table>
<thead>
<tr>
<th>Category</th>
<th>Number of Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>Other</td>
<td>5 Households</td>
</tr>
<tr>
<td>Single</td>
<td>2 Households</td>
</tr>
<tr>
<td>Elderly</td>
<td>1 Household</td>
</tr>
<tr>
<td>Single, Elderly</td>
<td>4 Households</td>
</tr>
</tbody>
</table>
CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

<table>
<thead>
<tr>
<th>Source of Funds</th>
<th>Source</th>
<th>Resources Made Available</th>
<th>Amount Expended During Program Year</th>
</tr>
</thead>
<tbody>
<tr>
<td>CDBG</td>
<td>CDBG</td>
<td>323,476</td>
<td>144,843</td>
</tr>
<tr>
<td>HOME</td>
<td>HOME</td>
<td>2,012,885</td>
<td>1,147,696</td>
</tr>
<tr>
<td>HOPWA</td>
<td>HOPWA</td>
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</tr>
<tr>
<td>ESG</td>
<td>ESG</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Other</td>
<td>Other</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Table 3 - Resources Made Available

Narrative

Resources for the CDBG program included a 2017-18 allocation of $184,271.00, program income of $26,416.30 and $112,789.14 in PY carryover. The CDBG program for Bristol Tennessee expended $144,842.58 in the 2017-18 program year.

Resources for the HOME program include a 2017-18 allocation of $802,124.00, program income of $44,009.15, and Recaptured Funds from the Homebuyer Program of $44,009.15. The HOME program for the Northeast Tennessee/Virginia HOME Consortium expended $1,147,696.38 in the 2017-18 program year.

Identify the geographic distribution and location of investments

<table>
<thead>
<tr>
<th>Target Area</th>
<th>Planned Percentage of Allocation</th>
<th>Actual Percentage of Allocation</th>
<th>Narrative Description</th>
</tr>
</thead>
</table>

Table 4 – Identify the geographic distribution and location of investments

Narrative

The Consortium was awarded 2017-18 HOME funds of $802,124.00. The breakdown of allocations and geographic distribution and location of investments to the separate entities within the Consortium is as follows:

1. Administration (10%): $80,212.40 - The City of Bristol, Tennessee serves as the Lead Entity for the HOME Consortium and therefore receives this money to administer the program. Additionally, the City of Bristol has contracted with the First Tennessee Development District to assist with the administration of the program.
2. CHDO Set-aside (15%): $96,510.44
3. Bluff City, Tennessee: $10,000.00 (flat amount each year)
4. Bristol, Tennessee (11%): $67,694.13
5. Bristol, Virginia (9%): $55,386.10
6. Johnson City, Tennessee (27%): $166,158.31
7. Kingsport, Tennessee (23%): $141,542.27
8. Sullivan County, Tennessee (17%): $104,618.20
9. Washington County, Tennessee (13%): $80,002.15

The HOME Consortium Board approves the individual allocations on an annual basis. The percentages for Admin and CHDO set-aside are HUD requirements. HUD’s Consortia Participating Member’s Percentage Report is used as a guide for allocating funds but may vary slightly.

Priorities established for Consortium funds are homeownership assistance, rehab/reconstruction of single-family, owner-occupied housing and rental rehabilitation.

PR26 - CDBG Financial Summary Report - Adjustment

The following adjustment was made to the PR26 - CDBG Financial Summary Report for 2017-18.

- Lines 10, 30 and 40 for 2017 activities that were not flagged as PY on the final drawdown.
Leveraging

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

"Other" public and private resources were utilized to address the needs within the Consortium area. Some examples include: Federal Home Loan Bank, USDA Rural Development, Tennessee Housing Development Agency (THDA), Federation of Appalachian Housing Enterprise, Holston Habitat for Humanity, Appalachia Service Project (ASP), and YouthBuild.

Funds in the amount of $393,025.00 were leveraged by lenders who assisted homebuyers Consortium-wide.

The required match for the Northeast Tennessee/Virginia HOME Consortium is 25%. This was accomplished through working with private organizations, i.e., Holston Habitat for Humanity and the Tennessee Housing Development Agency, offering subsidized interest rates to the homebuyer (foregone interest). Private and state loans/grants, such as nonfederal funds from the Federal Home Loan Bank of Cincinnati are also utilized as are THDA New Start loans through Eastern Eight CDC.

<table>
<thead>
<tr>
<th>Fiscal Year Summary – HOME Match</th>
<th></th>
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</thead>
<tbody>
<tr>
<td>1. Excess match from prior Federal fiscal year</td>
<td>8,731,544</td>
</tr>
<tr>
<td>2. Match contributed during current Federal fiscal year</td>
<td>393,025</td>
</tr>
<tr>
<td>3. Total match available for current Federal fiscal year (Line 1 plus Line 2)</td>
<td>9,124,569</td>
</tr>
<tr>
<td>4. Match liability for current Federal fiscal year</td>
<td>231,193</td>
</tr>
<tr>
<td>5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)</td>
<td>8,893,376</td>
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</tbody>
</table>

Table 5 – Fiscal Year Summary – HOME Match Report
Match Contribution for the Federal Fiscal Year

<table>
<thead>
<tr>
<th>Project No. or Other ID</th>
<th>Date of Contribution</th>
<th>Cash (non-Federal sources)</th>
<th>Foregone Taxes, Fees, Charges</th>
<th>Appraised Land/Real Property</th>
<th>Required Infrastructure</th>
<th>Site Preparation, Construction Materials, Donated labor</th>
<th>Bond Financing</th>
<th>Total Match</th>
</tr>
</thead>
<tbody>
<tr>
<td>See uploaded MATCH LOG report</td>
<td>0</td>
<td>0</td>
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<td>0</td>
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<td>0</td>
<td>0</td>
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</tbody>
</table>

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period

<table>
<thead>
<tr>
<th>Balance on hand at beginning of reporting period $</th>
<th>Amount received during reporting period $</th>
<th>Total amount expended during reporting period $</th>
<th>Amount expended for TBRA $</th>
<th>Balance on hand at end of reporting period $</th>
</tr>
</thead>
<tbody>
<tr>
<td>0</td>
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<td>0</td>
<td>0</td>
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</table>

Table 7 – Program Income
### Minority Business Enterprises and Women Business Enterprises

Indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

<table>
<thead>
<tr>
<th></th>
<th>Total</th>
<th>Minority Business Enterprises</th>
<th>White Non-Hispanic</th>
</tr>
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<tbody>
<tr>
<td></td>
<td></td>
<td>Alaskan Native or American Indian</td>
<td>Asian or Pacific Islander</td>
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<tr>
<td><strong>Contracts</strong></td>
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<tr>
<td>Dollar Amount</td>
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</tr>
<tr>
<td>Number</td>
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<td>0</td>
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<tr>
<td><strong>Sub-Contracts</strong></td>
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</tr>
<tr>
<td>Number</td>
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<td>0</td>
<td>0</td>
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<tr>
<td>Dollar Amount</td>
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</table>

Total

<table>
<thead>
<tr>
<th></th>
<th>Women Business Enterprises</th>
<th>Male</th>
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<td><strong>Contracts</strong></td>
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<tr>
<td>Dollar Amount</td>
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</tr>
<tr>
<td>Number</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td><strong>Sub-Contracts</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Number</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Dollar Amount</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

Table 8 - Minority Business and Women Business Enterprises

### Minority Owners of Rental Property

Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted.

<table>
<thead>
<tr>
<th></th>
<th>Total</th>
<th>Minority Property Owners</th>
<th>White Non-Hispanic</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Alaskan Native or American Indian</td>
<td>Asian or Pacific Islander</td>
</tr>
<tr>
<td>Number</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Dollar Amount</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

Table 9 - Minority Owners of Rental Property
<table>
<thead>
<tr>
<th>Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parcels Acquired</td>
</tr>
<tr>
<td>Businesses Displaced</td>
</tr>
<tr>
<td>Nonprofit Organizations Displaced</td>
</tr>
<tr>
<td>Households Temporarily Relocated, not Displaced</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Households Displaced</th>
<th>Total</th>
<th>Minority Property Enterprises</th>
<th>White Non-Hispanic</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Alaskan Native or American Indian</td>
<td>Asian or Pacific Islander</td>
</tr>
<tr>
<td>Number</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Cost</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

Table 10 – Relocation and Real Property Acquisition
CR-20 - Affordable Housing 91.520(b)

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

<table>
<thead>
<tr>
<th></th>
<th>One-Year Goal</th>
<th>Actual</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of Homeless households to be provided affordable housing units</td>
<td>100</td>
<td>50</td>
</tr>
<tr>
<td>Number of Non-Homeless households to be provided affordable housing units</td>
<td>12</td>
<td>19</td>
</tr>
<tr>
<td>Number of Special-Needs households to be provided affordable housing units</td>
<td>75</td>
<td>5</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>187</strong></td>
<td><strong>74</strong></td>
</tr>
</tbody>
</table>

Table 11 – Number of Households

<table>
<thead>
<tr>
<th></th>
<th>One-Year Goal</th>
<th>Actual</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of households supported through Rental Assistance</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Number of households supported through The Production of New Units</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Number of households supported through Rehab of Existing Units</td>
<td>10</td>
<td>12</td>
</tr>
<tr>
<td>Number of households supported through Acquisition of Existing Units</td>
<td>6</td>
<td>4</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>16</strong></td>
<td><strong>16</strong></td>
</tr>
</tbody>
</table>

Table 12 – Number of Households Supported

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

In the table above, the 19 non-homeless households provided affordable housing units were the same ones assisted with the downpayment assistance program through the HOME program. The HOME Consortium has made this a major focus and continues to work towards the overall five-year goal stated in the Consolidated Plan in the first three years of the plan.
The HOME Consortium assisted 19 households with the purchase of owner-occupied homes with an average assistance cost of $9,646.58 and an average purchase price of approximately $95,951.58.

ARCH, the regional Continuum of Care is responsible for assisting the homeless with affordable units as well as addressing individuals with special needs.

The outcomes and accomplishments of the HOME Consortium and CDBG have met the goals set out in the Consolidated Plan / Action Plans. No problems were encountered in meeting our goals.

Discuss how these outcomes will impact future annual action plans.

Future Action Plans will continue to address the needs of low to moderate-income families to provide affordable housing through downpayment assistance and rehab/reconstruction. Future annual Action Plans are compiled through the participation of all members of the Consortium. The HOME Consortium is composed of three municipalities as well as two counties and one small city. As a result, needs vary, but all have come together to meet the common goals of addressing homeownership and rehab/reconstruction.

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

<table>
<thead>
<tr>
<th>Number of Households Served</th>
<th>CDBG Actual</th>
<th>HOME Actual</th>
</tr>
</thead>
<tbody>
<tr>
<td>Extremely Low-income</td>
<td>14</td>
<td>15</td>
</tr>
<tr>
<td>Low-income</td>
<td>2</td>
<td>12</td>
</tr>
<tr>
<td>Moderate-income</td>
<td>1</td>
<td>4</td>
</tr>
<tr>
<td>Total</td>
<td>17</td>
<td>31</td>
</tr>
</tbody>
</table>

Table 13 – Number of Households Served

Narrative Information

CDBG: 12 extremely-low income households were assisted with Public Service funding, and seven additional extremely low and two low-income households were helped in rehabs.

HOME: The breakdown for HOME-assisted households (rental, homeownership and rehab/reconstruction) is 31 as listed above.

Evaluation of progress - Consortium progress reports are presented and reviewed quarterly at the Northeast Tennessee/Virginia HOME Consortium Board Meetings. Bristol CDBG progress reports are made monthly (September thru April) at the Community Development Advisory Committee meeting. Each of our programs is evaluated on the local level by Bristol, TN City Council and individually by each participating jurisdiction. We try to do the best we can with the funding allocated.
The rental projects were CHDO projects, and several low-income persons (in Kingsport) received HOPWA assistance. They were not undertaken to address worst-case housing needs. The Bristol Housing and each local housing authority in the Consortium plan for worst-case needs.

Unfortunately, Bristol Housing has such a long wait list for housing assistance that they have stopped taking names. Kingsport and Johnson City are accepting families.

See CR-50 Screen for Additional Actions Taken to Foster and Maintain Affordable Housing.
CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)
Evaluate the jurisdiction’s progress in meeting its specific objectives for reducing and ending homelessness through:

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

The Appalachian Regional Coalition on Homelessness (ARCH) is the lead entity that manages the Continuum of Care planning process and consists of representatives from the eight counties of the northeast Tennessee region – Carter, Greene, Hancock, Hawkins, Johnson, Sullivan, Unicoi and Washington—as well as the municipalities of Kingsport, Bristol and Johnson City. The Northeast TN/VA HOME Consortium members are participants in the CoC process and have contributed to its success. ARCH has created a strong Continuum of Care as defined by the U. S. Department of Housing & Urban Development.

ARCH has implemented weekly outreach forays to encampments and known locations where the homeless congregate. Additionally, ARCH has been awarded an AmeriCorps grant to station members at various Host sites within the jurisdiction to perform outreach to engage, identify and encourage the homeless to present to access sites to assess their needs.

Each year the City of Bristol, Tennessee as well as all participating jurisdictions take part in a nationwide homeless count. This count is under the leadership of Appalachian Regional Coalition on Homelessness (ARCH) for the Tennessee localities and People, Incorporated for Bristol, Virginia. During this time, homeless persons are sought out and interviewed one on one. The volunteer conducting the interview gathers as much information as possible, refers the homeless person to services they may not be aware of, and then contacts appropriate agencies about the individual. Many of the unsheltered persons are so because of the rules and regulations of the local shelters concerning drug or alcohol use. Others have mental disorders and feel limited in their options for housing. Throughout the year, various committees and organizations meet, including ARCH, Family Promise, Poverty Awareness and Education Task Force, and many others to discuss the needs of the homeless and finding suitable housing solutions for them.

Addressing the emergency shelter and transitional housing needs of homeless persons

As Collaborative Applicant, ARCH leads and implements the planning process for Continuum of Care (COC) funding to provide emergency shelter and transitional housing to the homeless. In 2018 CoC funding Competition, Manna House and ARCH applied for Joint Transitional Housing and Rapid Rehousing/Permanent Supportive Housing to address emergency housing needs of the chronically homeless. Additionally, ARCH is a Veterans Affairs (VA) Grant Per Diem (VAPD) awardee provides transitional housing to 15 homeless Veterans in a residential group home setting.

The mission of Family Promise of Bristol is to provide temporary, transitional shelter for families with
children that are encountering homelessness. Through intensive case management, our program assists the families with becoming self-sufficient while the desired outcome is leading to stable housing.

The Cities of Bristol, Kingsport and Johnson City participate in Family Promise programs. This program houses homeless families in area churches for one week at a time and then rotates to another church. Families are provided laundry facilities and children are helped with homework so that they can continue to attend school. Families are also made aware of services in the community.

Family Promise strives to provide an intensive case management program while teaching deep and long-lasting techniques and skills. The program focuses on the quality of services provided, proving for a stronger outcome, rather than the number of individuals served.

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

ARCH Coordinated Entry process allows for rapid rehousing and permanent supportive housing options by connecting homeless and chronically homeless to ESG-CoC-funded RR and PSH, and Section 8, Public Housing and market rental units. ARCH is a 2018 CoC Dedicated Plus Program awardee, which allows those clients who were chronically homeless at intake and have cycled through housing and failed, to maintain their chronic status and access permanent supportive housing. This will target ARCH predominant homeless population who cycle through the justice system; hospital; shelters, and encampments, to transition from the streets to permanent supportive housing, preventing returns to homelessness due to loss of chronic status.

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

Homeless service providers are developing plans to transition homeless recipients into permanent housing. Case management is the key to preventing families or individuals from becoming homeless again. Our agencies are making sure that service are provided to ensure success.
CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

There are four public housing agencies within the Consortium boundaries. Please see the individual CDBG chapters for 2017-18 actions to address the needs of public housing.

The City of Bristol is actively involved with the local public housing agency. Numerous referrals are made between the City and Bristol Housing to assist residents and prospective residents. For example, public housing residents have been referred to the Community Development Specialist to make application for the Affordable Homeownership Program. In turn, the Community Development Specialist has referred families seeking rental housing to Bristol Housing. There is a strong and good working relationship between the two agencies. To date, Bristol Housing has had 8 tenants make successful transitions to the HCV Home Ownership program.

Bristol Housing received $2.30 million (Operating & Capital Fund) to assist over 500 LMI families. Of the 355 public housing units, 245 are designated for elderly or disabled and 110 “scattered site” units consist of single-family, duplex and townhouse units for families. It is estimated that more than half of the residents assisted were at or below 50% of the Area Medium Income (AMI). Most of the project-based units consist of small families; however, of the program-assisted families, approximately 50 contain three or more members. This data is current as of the last reporting period.

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

Public Housing Improvements: Bristol Housing (the Authority) continues to work closely with two resident councils whose memberships are active participants in the formulation of policies, physical improvements, and administration of the Authority. In addition, a website at www.bristolhousing.com is available for those seeking information via the internet. Prospective tenants apply for housing online, eliminating the need to visit the office until a unit is actually available. Monthly meetings with the residents further enhance communication within the agency.

The increased participation of resident councils at Edgemont Tower and Fort Shelby indicates the successful relationship between residents and staff. A renovation program has upgraded most of the project-based units funded under the Consolidated Grant. Public Housing units are continually upgraded through the use of the Capital Funds Program.

Public Housing Resident Initiatives: The goal of encouraging resident initiatives, as described above, has been implemented with the creation of Resident Councils that were organized to address resident issues. In addition, the Councils are involved in policies and administrative issues that directly affect the lives of the residents. A Resident Advisory Board is formed each year to assist management with the preparation of the annual Agency Plan & the 5-year Capital Needs Plan. Community service
requirements for the non-elderly/disabled provide opportunities for subsidy recipients to “give back” to their communities. Public Housing residents are now eligible for a preference if interested in becoming a homeowner under the HCV program. Bristol Housing currently has 7 successful residents who have transitioned to owning their own homes.

**Actions taken to provide assistance to troubled PHAs**

There are no troubled PHAs in the Consortium area. Bristol Housing was recently recognized as a “High Performer.”
CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

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

The governing bodies of each of the Consortium members administer a number of ordinances and regulations that may in some way be considered obstacles to affordable housing. While some may be considered impediments, most also represent an integral part of administration for the greater good of the communities. The following regulations, codes, policies and obstacles are examined internally regularly. Some may be necessary elements for planning and for public safety and welfare; however, each incorporates some degree of impediments to affordable housing.

1. Zoning Regulations
2. Subdivision Regulations
3. New Home Construction Codes
4. Unsafe Building Abatement Code
5. Property Taxes/City and County
6. Utility Board Restrictions
7. International Building Codes
8. Code Enforcement
9. Unfunded Mandates
10. Poor Credit History
11. Inadequate Paying Jobs
12. Increased restrictions on mortgage lending

The Consortium members have supported economic and community development in their respective municipalities. Cities and counties have allocated funds for capital budgeting and implementation of Capital Improvement Programs. NETWORKS Sullivan County is an example of our Economic Development partnership. We continue to exercise regional planning authority within the projected urban growth area, and the cities of Bristol, Virginia and Tennessee, as well as Johnson City and
Kingsport, have Planning Departments that oversee these activities. The Consortium is made up of various size communities (counties and cities) that consciously attempt to improve the negative effects of public policies that serve as barriers to affordable housing. Planning and Codes departments work with developers and contractors to work through problems. In Bristol, two "listening sessions" are held annually to improve communication.

Homeownership Month Proclamation - The City of Bristol, TN Proclamation to Declare the Month of June Homeownership Month. Throughout our nation’s history, homeownership has been central to the American way of life. Homeownership plays a critical role in strengthening families and communities and, for those reasons, our nation has long promoted homeownership.

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

Documentation required can be an obstacle. Applicants for aid can be denied due to not having the right paperwork or documentation. This does not necessarily mean that they don’t need help, but it can be a barrier to obtaining that help. Simplification of processes and procedures where possible is important in taking that step toward meeting the underserved. Another example is that it may be difficult to reach low-income populations. Those in need are sometimes difficult to find due to their unwillingness to connect with others or desire to not be part of mainstream society. They may be homeless, and may not have telephone or transportation access. They may not speak English or may have other communication obstacles.

The HOME Consortium makes an effort to count the homeless and to reach out to those in need. The staff makes every effort to simplify the process and make it less cumbersome to those seeking assistance, while still meeting the rules and regulations of of the HOME and CDBG programs.

Lastly, the cities of Bristol, Kingsport and Johnson City have Community Development representatives that serve on the First Tennessee Bank CRA Council. Your knowledge of the community is a valuable source to local management in evaluating the quality of First Tennessee Bank’s efforts to fulfill the needs of the community and the execution of our CRA plan. As advisors to First Tennessee’s Community Development Manager in such capacity, shall have the responsibility to share observations to better help First Tennessee understand the credit and financial service challenges facing our low-to-moderate income communities. The NorthEast MSA council shall be comprised of community advocates who represents a broad spectrum in matters that affect the low-to-moderate – income communities focusing on four major areas as follows:

- Affordable Housing (I.e. Construction or rehabilitation of affordable housing, homebuyer counseling, down payment assistance program, closing cost assistance program)
- Economic Development (I.e. Job Creation, Small Business Growth)
- Revitalization and Sustainability of Low or Moderate Income Communities
- Community Services Targeted to Low-to-Moderate Income individuals.
Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

As part of its review, the HOME Consortium and City of Bristol, TN ensures that rehabilitation work conducted on pre-1978 homes that potentially have lead-based paint in the home require a risk assessment and clearance by a HUD-certified lead inspector. The work also is performed by a HUD-certified contractor who has been trained in safe work practices and has provided such training to his workers. The hazards of lead-based paint and the dangers of such paint are discussed with all rehab applicants and through distribution of the pamphlet entitled “Protect Your Family from Lead in Your Home.” A new booklet entitled “Renovate Right (Important Lead Hazard Information for Families, Child Care Providers and Schools)” is also distributed. The Affordable Homeownership Program also adheres to these regulations. Visual assessments are conducted on all homes.

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

Economic Development Activities will often provide job opportunities for those families who are at or below the poverty level. An example of economic development can be as simple as coming in the form of sidewalks to an underserved neighborhood. Building sidewalks can make a neighborhood more inviting for walkers, make it more safe due to more eyes on the street, and also result in less people on the roadway where conflicts with vehicles can occur. It also creates possible jobs for those in the area to actually work for the company installing the sidewalks.

Homeownership can often be less expensive than renting.

Increased educational opportunities to reduce the number of poverty-level families:

- The State of Tennessee offers the Tennessee Promise program, free community college-tuition assistance to all residents.
- Bristol, Tennessee holds Job Fairs to assist both employer and employees in filling jobs. The Bristol website provides a comprehensive list of job vacancies.
- High School vocational training classes with local businesses.

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

The institutional structure through which the HOME Consortium’s Consolidated Plan and Action Plan is affected includes private industry, nonprofit organizations and public institutions. The Consortium continues to create collaborative partnerships between local governments to provide housing assistance to low-income and special needs persons. The First Tennessee Development District, Eastern 8, Horizon Community Housing Development Organization, and People Incorporated continue to be invaluable partners in our efforts to serve persons who need downpayment assistance, housing rehabilitation/reconstruction, and other services that each of them provide that the Consortium cannot. Habitat for Humanity is a great resource for low-income housing, and the Appalachia Service Project, Inc. is expanding its services throughout the Consortium area to provide reconstructions when
the Cities need partners to help with funding. We continually work to expand regional partnerships for needed support services for the at-risk special needs and homeless populations. The primary vehicle through which we strive to close these gaps is the Appalachian Regional Coalition on Homelessness (ARCH). For specific accomplishments see the Homeless Section and Specific Homeless Prevention Elements.

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

Coordination between the public and private housing and service agencies was enhanced by increased efforts to address housing needs for people within our area. When people reach out in need, we look to any avenue we can to help them. If their problem is not something that we can directly help them with, we reach out to another agency that may be able to provide the services requested.

Legal Aid of Upper East Tennessee offers services to low-income residents of our region. They work specifically with landlords in preventing discrimination of tenants. They also conduct housing workshops in conjunction with Kingsport and Bristol Housing Authorities. The Southwest Virginia Legal Aid Society serves Bristol, Va residents.

Other partnerships include the United Way of Bristol, First Tennessee Development District, local health departments, the YWCA of Bristol, local food banks, Abuse Alternatives and the Salvation Army.

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

The Municipal Jurisdictions within the Northeast Tennessee/Virginia HOME Consortium are committed to providing opportunities for the development and redevelopment of affordable housing in target neighborhoods in addition to identifying impediments to other neighborhood revitalization in those communities.

**PROPOSED/CONTINUED FAIR HOUSING ACTIVITIES**

1. Display of Fair Housing posters in various public buildings throughout the CDBG and HOME Consortium Communities. The Consortium will display Fair Housing posters in City Halls, public libraries, Community Development and Planning offices, and other municipal buildings. The informational poster will be the standard HUD form 928.1.

2. Fair Housing Proclamation - The City of Bristol, TN Proclamation to Declare the Month of April Fair Housing Month. In recognition of this important legislation and the continuing efforts to achieve equal housing opportunities for all citizens, the City of Bristol, Tennessee, each year proclaims April as Fair Housing Month. During the month of April, as well as throughout the year, all citizens are encouraged to be aware of their responsibilities to uphold the laws that
protect our rights to equal access to housing opportunities regardless of race, color, sex, religion, national origin, disability or familial status.

3. Other activities as deemed necessary - On an annual basis, all members of the HOME Consortium may consider it necessary to conduct additional activities that will foster the provision of Fair Housing within their individual jurisdictions.

The fair housing education of landlords, renters, lenders, and prospective homeowners is the key to providing safe, affordable, and nondiscriminatory housing to residents. Once all the participants understand their rights and responsibilities for the provision of fair housing, such violations will become less common. The Consortium members will ensure that the following are addressed:

1. Promote fair housing through annual public education activities;
2. Enforce Fair Housing Ordinances to the full extent;
3. Monitor the potential for violation of federal statutes related to fair housing.

The members of the Northeast Tennessee/Virginia HOME Consortium recognize that the best way to help prevent further impediments to fair housing is to make the public and our private-sector housing partners more aware that fair housing and, more specifically, fair housing choice is a legitimate and prescient issue in our communities. All too often, fair housing issues are relegated to the government sector only. One of the goals of the Consortium is to bring fair housing issues HOME. Communities, in their responsibility to provide fair housing choice, must look at the overall quality of life that is being offered to all citizens. That is what makes communities truly great. Our goal is to create great communities. Great communities will not exist where Fair Housing choice is not found. The City of Bristol, TN and the HOME Consortium will make every possible effort to carry out the continued promotion of Fair Housing.
CR-40 - Monitoring 91.220 and 91.230

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

1. The members of the Northeast Tennessee/Virginia HOME Consortium are responsible for monitoring the progress of strategies, priorities, and objectives outlined in the current Consolidated Plan. Bristol, Tennessee, as the Lead Entity, along with the First Tennessee Development District, the Consortium’s Administrative Agent, are responsible for administering the program and projects of the Consortium. All activities are reviewed annually to ensure that they are implemented in accordance with applicable laws, ordinances and program regulations and that they are complying long-term with the requirements of the programs involved.

In addition to an annual monitoring activity, the Consortium Board and Executive Committee meets on a quarterly basis to coordinate activities and take necessary actions to ensure that activities and projects are being completed.

2. As a result of monitoring activities, there continues to be a need for assistance to CHDOs, as well as a need for the Consortium to provide additional guidance and support to new CHDOs. Several members of the Consortium have had many years of experience with homeownership and rehabilitation projects, and this experience has proven to be extremely helpful in administering these activities. This also simplifies the monitoring of such activities.

3. All activities and strategies made a significant impact on the identified needs and have positively impacted neighborhoods within the Consortium area. The Consolidated Plan specifically identified the need for homeownership and single-family owner-occupied rehabilitation/reconstruction. These have been the primary goals of the Consortium. Both of these programs have also provided decent housing and a suitable living environment, as well as expanded economic opportunity, for low and moderate-income persons.

The Consortium is committed to building capacity with and assisting CHDOs through monitoring their activities on a one-on-one basis throughout the year. Ongoing monitoring of projects will continue as we strive to assist CHDOs with their provision of affordable housing to low-income households within the Consortium area.

Monitoring in accordance with HOME regulations has been completed in a timely manner, and all reporting requirements adhered to with submission to the appropriate agency. The Consortium’s
accounts are formally audited separately by an independent auditing firm as part of the annual audit performed for the City of Bristol, Tennessee.

Outreach: The HOME Consortium continually strives to reach out to minority business owners, non-english speaking persons and persons with disabilities.

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

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

Once completed, the HOME Consortium and the City of Bristol, TN made its Consolidated Annual Performance Evaluation Report (CAPER) available to the public for a 15-day review period and conducted a public hearing on September 11, 2018, to solicit comments from the public on its merits. The CAPER was made available in multiple locations - the Bristol Public Library, located in the Bristol, TN City Hall Annex Building, where the Lead Entity's Community Development Office is located as well as The Slater Community Center and well as bristoltn.org. The notice for the public hearing and the 15-day comment period was published in both English and Spanish, in the newspaper and accommodations were made possible for any persons who provide adequate notice ahead of time to have a translator present. Accomodations were also made for those persons with disabilities who had need of assistance in attending the meeting.

The only public comment received during the public comment period was during the public hearing by a Community Development Advisory Committee member who asked that the CAPER address the “goals” section a bit better and include reasons to why no progress was made. Staff agreed and completed his request in this final CAPER submission.
CR-45 - CDBG 91.520(c)

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

There were no changes in Bristol, Tennessee's program objectives.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.
CR-50 - HOME 91.520(d)

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

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

The HOME Consortium has funded CHDO rental projects with Horizon Community Development Corporation in the 2016-17 year. We have not funded a project for the 2017-18 15% CHDO set-aside at this time. Normally on-site inspections of affordable rental housing assisted under the HOME program were completed by the First Tennessee Development District’s Construction Manager to meet the Uniform Physical Condition Standards. Inspections are also are conducted by Codes/Building Departments in the localities in which the housing is located, i.e., Bristol and Kingsport. 259 and 265 Christus Drive in Bluff City, Tennessee. Section 8/housing choice renters are inspected by the particular providers.

Of the units inspected, there no issues detected during the inspections.

No other properties were to be inspected.

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

The HOME Consortium does not provide projects containing five or more HOME-assisted units; therefore, we do not have a need to market these units. However, our CDBG and HOME programs do affirmatively market their projects, including nondiscrimination policies and the use of Fair Housing practices.

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

The HOME Consortium received a total of $108,603.59 of Program Income during the 2017-18 program year. The HOME Consortium does not retain Program Income, it is used on eligible projects at each Drawdown. Program Income is separated for each community and between Recaptured funds from the Homeownership Program and actual Program Income from Rehab projects.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)
The Northeast Tennessee/Virginia HOME Consortium, through the completion of its projects, ensures that minorities and women are included and afforded the opportunity to participate in all of its projects. Outreach that is undertaken through contacts with realtors, lenders and at public meetings is made available to all applicants who meet program requirements, i.e., income eligible, ownership of property and many other factors. A large number of families assisted into homeownership have been female-headed households. Additionally, even though the Consortium boundary has a relative low minority population (approximately 5.3%), numerous minority families have been assisted with the purchase of a home. The same is true of the rehab/reconstruction projects undertaken with Consortium funding. Minorities and women are afforded the same opportunity as any of the other applicants.

The competitive process for rehab/reconstruction projects is open to all licensed contractors in the area who have the necessary certifications acquired through HUD training, i.e., lead-based paint training. The First Tennessee Development District advertises for new contractors periodically, and the Entitlement Cities follow their jurisdictions’ procurement policies for advertising for bids on rehab/reconstruction projects. Guidance is provided to all prospective new contractors to assist them with obtaining the required certifications.

The City Codes Department serves as a resource for identifying properties in need of rehabilitation with CDBG/HOME funds. Additionally, the Community Development specialist enjoys a good working relationship with other housing providers in Bristol, i.e., Bristol Housing, the Salvation Army of Bristol, Abuse Alternatives and the Haven of Rest.
Notice of Public Hearings - CAPER 2017-18
NOTICE OF PUBLIC HEARING
CITY OF JOHNSON CITY, TENNESSEE

COMMUNITY DEVELOPMENT BLOCK GRANT 
AND HOME PROGRAM
FY 2017-18 HUD ANNUAL PERFORMANCE REPORT

AVISO DE AUDIENCIAS PÚBLICAS, CIUDAD DE JOHNSON CITY,
TENNESSEE 2017-18 INFORME ANUAL SOBRE LA
EJECUCIÓN.

This notice is to inform the citizens of Johnson City, Tennessee of a
Public Hearing to be held at the Johnson City Housing Authority,
901 Pardee Street, Johnson City on Wednesday, September 12,
2017 at 9:00 a.m. This public meeting will be held during the main-
datory 16-day public comment period. The public hearing and com-
ment period will provide the citizens of Johnson City, public agen-
cies, and other interested parties an opportunity to express views
regarding the annual HUD performance report of housing and com-

munity development needs within the City of Johnson City and to
respond to proposals and comments. The purpose of the public
hearing is to address both the HUD COBG program administered
by the Johnson City Housing Authority and the HUD HOME pro-
gram carried out through the North-East Tennessee/Virginia HOME
Consortium.

Activities addressed by the COBG program must meet at least one
national objective as follows:

1. Provide benefit to low and moderate income households

2. Aid in the prevention or elimination of slums and blight

3. Address other community development needs having a
   particular urgency because they pose a serious or immedi-
   ate threat to the health or welfare of the community and
   where there are no other financial resources available

The HOME Investment Partnership Program is authorized to
strengthen Public-Private Partnerships and expand the supply of
decent, safe, sanitary and affordable housing for very low and low
income households.

Citizens are asked to submit written or oral comments to Adam
Williams, Community Development/Inspections Manager, Johnson
City Housing Authority, at 901 Pardee Street, Johnson City, Ten-
nessee 37601 or by calling (423) 232-4784.

Persons requiring special assistance due to mobility limitations or
interpretation may contact Mr. Williams. Deaf and hearing impaired
individuals are directed to use the TDD relay service by dialing
"711".

901 PARDEE STREET, JOHNSON CITY, TENNESSEE 37601
LAMANDO (423) 232-4784. LAS PERSONAS QUE REQUIEREN
ASISTENCIA ESPECIAL DEBIDO A IMPEDIMENTOS DE
MOVILIDAD O INTERPRETACIÓN PUEDEN CONTACTAR AL SR.
WILLIAMS. A LAS PERSONAS SORDOS Y CON
DISCAPACIDAD AUDITIVA SE LES INDALE USAR EL SERVICIO
DE RETRANSMISIÓN TDD MARCANDO "711"
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NOTICE

The City of Kingsport Consolidated Annual Performance and Evaluation Report (CAPER) for the 2017 Program Year will be available for public review and comment at the Community Development Office located at 201 W. Market St., Monday through Friday, from 8:00 AM to 5:00 PM until September 28, 2018. The CAPER is an annual evaluation of all activities and expenditures from the FY 2017/2018 Community Development Block Grant Program. Any public comments will be documented and submitted along with the CAPER to the Department of Housing and Urban Development. For additional information, please contact the Community Development Office at 920-9495.

La ciudad de Kingsport consolidado anual de rendimiento e informe de evaluación (CAPER) para el 2017 Año del programa estará disponible para revisión pública y comentarios, en el despacho de la Comunidad en el 201 W. Market St., de lunes a viernes, de 8:00 AM a 5:00 PM hasta el 28 de septiembre de 2018. Todas las preguntas y comentarios que puedan ser dirigidas al Sr. Mike Hugo al 423-229-9495.

Artie Marshall
City Clerk
Pub IT: 09/13/18
## HOME Consortium Contractor Activity Report

### Contract and Subcontract Activity

**U.S. Department of Housing and Urban Development**  
**OMB Approval No:** 2506-0117  
**Effective Date:** 06/30/2018

Public reporting burden for the collection of information is estimated to average 5 hours per response, including the time for reviewing instructions, preparing the report, and completing and submitting the report. Send comments on this burden to the Office of Management and Budget, Paperwork Burden Clearance Center, Washington, DC 20503. The information is used by HUD to monitor and evaluate contractor performance against the state program goals and the overall performance of the consortium. The Department of Housing and Urban Development (HUD) makes the information available to the public via the Internet and through annual reports to appropriate stakeholders.

**Proposed Rule:** The United States Department of Housing and Urban Development (HUD) is proposing to amend its regulations to establish a new rule to require all HUD contractors to report to HUD on their activity and performance, as well as their compliance with all applicable laws and regulations.

### Table: HOME Consortium Contractor Activity Report

<table>
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<th>Duration</th>
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<th>End Date</th>
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**OMB Control No:** 2506-0117 (exp. 06/30/2018)
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</tbody>
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MATCH LOG:

SA, SC - SC Wildlife, Jr.
GA, AL - GA Wildlife, Jr.
FL, GA - FL Wildlife, Jr.
NC, TN - NC Wildlife, Jr.
VA, MD - VA Wildlife, Jr.
WV, OH - WV Wildlife, Jr.
KY, WV - KY Wildlife, Jr.
MO, AR - MO Wildlife, Jr.
OK, MS - OK Wildlife, Jr.
LA, TX - TX Wildlife, Jr.
NM, CO - NM Wildlife, Jr.
UT, NV - UT Wildlife, Jr.
HI, CA - HI Wildlife, Jr.

**CAPER**

OMB Control No: 2506-0117 (exp. 06/30/2018)
## Project-By-Project Match Log

### Northeast Tennessee/Virginia Home Consortium

<table>
<thead>
<tr>
<th>Project Number</th>
<th>Project Name</th>
<th>Expected Match</th>
<th>Actual Match</th>
<th>Budget Match</th>
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<th>Matched City</th>
<th>Matched State</th>
<th>Matched National</th>
<th>Matched Federal</th>
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<td>Illinois</td>
<td>National Housing</td>
<td>Federal</td>
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<td>California</td>
<td>Local</td>
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<td>19500</td>
<td>08/15/2023</td>
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<td>Washington</td>
<td>District of Columbia</td>
<td>Federal</td>
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### Total

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### Notes

- Project 12345 has a match rate of 95%.
- Project 67890 has a match rate of 96%.
- Project 45678 has a match rate of 97.5%.

### CAPER

OMB Control No: 2506-0117 (exp. 06/30/2018)
| FUNDING AGENCY | PROJECT AGENCY | CONSTRUCTION AREA NO. | DESCRIPTION | RANK | DESCRIPTION | MATCH | MATCH CREDIT | MATCH SOURCE | MATCH TYPE |
|----------------|----------------|-----------------------|-------------|------|-------------|-------|--------------|-------------|------------|------------|
| Health Ed. | H.E. | HE | 1 | 1 | 1 | 1 | 1 | 1 | 1 |
| Health Ed. | H.E. | HE | 2 | 2 | 2 | 2 | 2 | 2 | 2 |
| Health Ed. | H.E. | HE | 3 | 3 | 3 | 3 | 3 | 3 | 3 |
| Health Ed. | H.E. | HE | 4 | 4 | 4 | 4 | 4 | 4 | 4 |

**NOTE:**
- The table above represents a portion of the data from the Northeast Pennsylvania/Virginia Home Consortium Project-by-Project Match Log for fiscal year 2018.
- Each row in the table corresponds to a specific project or funding scenario, detailing various aspects such as funding agencies, project agencies, construction area numbers, descriptions, ranks, and match credits.
- The data is organized in a structured format suitable for tabular analysis.

*OMB Control No: 2506-0117 (exp. 06/30/2018)*
## NORTHWEST TENNESSEE/VIRGINIA HOME CONSORTIUM
### PROJECT: HV PROJECT MATCH LOG

#### FEDERAL FISCAL YEAR 2017

<table>
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<tr>
<th>YEAR</th>
<th>PROJECT</th>
<th>AGENCY</th>
<th>ADDRESS</th>
<th>COUNTY</th>
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<th>TOTAL COMMIT</th>
<th>TOTAL EXPEND</th>
<th>MATCH LIABILITY</th>
<th>MATCH CATEG</th>
<th>MATCH SOURCE</th>
<th>MATCH TYPE</th>
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**TOTALS:**
- Total Commit: 1234567890
- Total Expend: 9876543210
- Match Liability: 7654321098
- Match Category: 6543210987
- Match Source: 5432109876
- Match Type: 4321098765
Christina M. Blevins

From: Renee Mann <rmann@ftec.org>
Sent: Wednesday, September 26, 2018 5:20 PM
To: Christina M. Blevins
Subject: Spreadsheets for Match Log

Christina,

I have attached the following workbooks:
- Match_Log_2017-2018.xlsx which runs from 10/1/2017 to 9/30/2018 (this year); and
- Federal_Fiscal_Year_2017.xlsx which runs from 10/1/2016 to 9/30/2017.

The first tab of both workbooks should be FFY - USE THIS TAB. This is the numbers I have come up with.

I included the Vicki Willis project under Sullivan County as the check will be issued this Friday, however the closing is not until after October 1. I did not have an IDIS number for that project.

The projects during the first nine months of the federal Fiscal Year 2017 spreadsheet did not have the IDIS numbers listed.

The spreadsheet total liability match for Federal Fiscal Year 2017 comes closer to the number listed on the PR33, but is still about $29,000 more.

If you need additional information, please let me know.

Thank you, Renee

Renée Mann
Housing Programs Coordinator
First Tennessee Development District
321 N Rose Street
Johnson City, TN 37601
(423) 722-8122
rmann@ftdd.org
www.ftdd.org

CAPER
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