

Lexington County
South Carolina

**Consolidated Annual Performance
and Evaluation Report**



PROGRAM YEAR 2009

JULY 1, 2009 – JUNE 30, 2010

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Table of Contents

TAB

INTRODUCTION AND SUMMARY	
AVAILABLE FUNDS, EXPENDITURES AND AMENDMENTS.....	1
SOURCES OF FUNDS	
LEVERAGING OF FUNDS	
SUMMARY OF EXPENDITURES	
TIMELINESS OF EXPENDITURES	
PROJECT EXPENDITURES	
AMENDMENTS	
ASSESSMENT OF 5-YEAR GOALS AND OBJECTIVES.....	2
SUMMARY OF ACTIVITIES AND ACCOMPLISHMENTS	
TECHNICAL ASSISTANCE, EDUCATION AND OUTREACH ACTIVITIES	
GEOGRAPHIC DISTRIBUTION	
COMPLETED PROJECTS	
CONTINUED PROJECTS	
AFFIRMATIVELY FURTHERING FAIR HOUSING.....	3
IMPEDIMENT ISSUES	
ACCOMPLISHMENTS DURING THE PROGRAM YEAR	
AFFIRMATIVELY FURTHERING FAIR HOUSING ACTIVITIES	
AFFORDABLE HOUSING ACTIVITIES.....	4
CONTINUUM OF CARE.....	5
OTHER ACTIONS.....	6
OBSTACLES TO MEETING UNDERSERVED NEEDS	
GAPS IN INSTITUTIONAL STRUCTURE	
PUBLIC HOUSING AND RESIDENT INITIATIVES	
MONITORING	
EVALUATE AND REDUCE LEAD BASED PAINT HAZARDS	
OUTREACH TO MINORITY AND WOMEN- OWNED BUSINESSES	
HUD PROGRAM REQUIREMENTS.....	7
NATIONAL OBJECTIVES AND ELIGIBLE ACTIVITIES	
DISPLACEMENT / RELOCATION	
PROGRAM INCOME	

	<u>TAB</u>
SELF-EVALUATION.....	8
PERFORMANCE MEASUREMENT	
CITIZEN PARTICIPATION.....	9
NOTICE OF AVAILABILITY AND PUBLIC HEARING	
FINANCIAL SUMMARY	10

Introduction

Lexington County, South Carolina, has been a participant in the Community Development Block Grant (CDBG) Program since July 1, 2000 and a Participating Jurisdiction (PJ) in the HOME Investment Partnerships Program (HOME) since July 1, 2008. These programs are funded by the United States Department of Housing and Urban Development (HUD) through an annual formula allocation. All municipalities within the County participate in the County's entitlement. CDBG project activities are targeted to provide decent housing, a suitable living environment, and to expand economic opportunities for low- and moderate-income (LMI) persons. The primary objective of the HOME Program is to create affordable housing for LMI households. The County has completed its fifth year of activities for the Consolidated Plan for Program Years 2005-2009. The new Consolidated Plan for Program Years 2010-2014 was completed with the assistance of Training & Development Associates and submitted to HUD May 14, 2010.

The County's CDBG and HOME programs are housed as the Grant Programs Division within the Community Development Department. The Community Development Department also coordinates the permitting and development functions for the current and future residential, commercial, and industrial interests of Lexington County. These activities are accomplished by several divisions in cooperation with other County departments and outside agencies.

This report reflects the activities and expenditures for Lexington County's Grant Programs Division during Program Year 2009, July 1, 2009 through June 30, 2010. The new projects for Program Year 2009 were identified in the County's Annual Action Plan submitted to HUD in May 2009. The following is a list of all new projects that were approved for Program Year 2009 CDBG funds:

- State Street Streetscape Phase IV
- Oak Street Sidewalk
- George Street Sidewalk
- Sistercare Facility Improvements
- Babcock Activity Center Improvements
- Lexington County Emergency Food Pantry
- Keeping Every Youth Safe Program
- Summer Day Camp Scholarships
- Cargo Truck Purchase
- Minor Home Repair Program
- Demolition and Clearance Program

The following is a list of all new projects that were approved for Program Year 2009 HOME funds:

- Homeownership Assistance Program
- Home Rehabilitation Program
- Community Housing Development Organization Project

In addition to these, several CDBG projects were carried over from previous years, these included the following:

- Boiling Springs Water Main Extension
- Gibson Road Sidewalk
- State Street Streetscape Phase III
- Triangle City Façade Improvements
- Leica Lane Affordable Housing
- State Street streetscaping Phase IV
- Oak Street Sidewalk
- George Street Sidewalk
- SisterCare Facility Improvements
- Keeping Every Youth Safe Program
- LICS Cargo Truck Purchase
- Minor Home Repair Program
- Demolition & Clearance Program

Consolidated Annual Performance and Evaluation Report (CAPER) Summary

July 1, 2009 – June 30, 2010

The United States Department of Housing and Urban Development (HUD) requires consolidated planning and reporting of all communities as a condition of receiving federal grants for housing and community development including CDBG and HOME. At the end of each fiscal year, CDBG and HOME recipient communities across the Country report to their citizens and elected officials how they have utilized their grant funds to improve the community and the lives of the people who live in it. The Consolidated Annual Performance and Evaluation Report (CAPER) is the HUD-prescribed vehicle for providing that information.

Lexington County has successfully completed the fifth year of the County's Five-Year Consolidated Plan. Activities undertaken during this period reflect the goals and objectives as stated in the County's Five-Year Consolidated Plan for 2005 to 2009 and the 2009 Action Plan. The Community Development Department is pleased to report effective performance on meeting project objectives in Program Year 2009. The Community Development Grant Programs Division continues its efforts to be effective stewards of federal funds in the service of its residents.

CDBG PROGRAM ACCOMPLISHMENTS AND HIGHLIGHTS

CDBG TOTAL EXPENDITURES: \$1,331,106.36

PROJECTS COMPLETED

- **2007 Minor Home Repair Program (\$197,020.00)** - This project assisted low and moderate income homeowners with minor repairs to their home.
- **Triangle City Parking Improvements (\$170,635.38)** - Part of a larger streetscaping effort for the Triangle City area of West Columbia. This phase of the project will include resurfacing two existing parking lots on 12th Street.
- **Cayce Senior Center Feasibility Study (\$50,000.00)** - Conducted a feasibility study for the construction of a senior center in the Riverland Park neighborhood in the City of Cayce.
- **Pelion Area Sewer Study (\$67,500.00)** - Conducted a thorough and comprehensive study of extending public sewer service to the Town of Pelion.
- **Lexington County Needs Analysis (\$30,000.00)** - Conducted a comprehensive analysis of Lexington County needs that can be addressed through the County's CDBG Program.
- **Lexington Economic Advancement Project (\$11,988.00)** - Administered the WorkKeys assessment and training, to low and moderate persons in Lexington County.

- **Main Street Property Clearance (\$37,500.00)** - Demolished two dilapidated buildings on Main Street in Gilbert.
- **Babcock Activity Center Improvements (\$14,106.00)** - Installed four canopies to cover the entrances into the Three Fountains and the Batesburg-Leesville Work Activity Centers.
- **Lexington County Emergency Food Pantry (\$51,765.00)** - Assisted with the operational costs to establish an Emergency Food Pantry in Lexington County.
- **Summer Day Camp Scholarships (\$27,000.00)** – Provided funding for low and moderate income children to attend a Summer Day Camp at the YMCA.

CDBG PROJECTS NEARING COMPLETION

- Boiling Springs Water Main Extension
- Gibson Road Sidewalk
- Leica Lane Affordable Housing
- Pine Street Paving
- State Street Streetscaping Phase III
- Triangle City Façade Improvements
- South Congaree Sewer Study
- State Street Streetscaping Phase IV
- Oak Street Sidewalk
- George Street Sidewalk
- Sistercare Facility Improvement
- Keeping Every Youth Safe Program
- LICS Cargo Truck Purchase
- Minor Home Repair Program
- Demolition and Clearance Program

HOME PROGRAM ACCOMPLISHMENTS AND HIGHLIGHTS

HOME TOTAL EXPENDITURES: \$685,379

- **Homeownership Assistance Program 2008** – Fifty-one (51) households received \$5,000 in downpayment assistance and/or closing cost assistance.
- **Homeownership Assistance Program 2009** – Twenty-four (24) first-time households received \$5,000 in downpayment assistance and/or closing cost assistance.
- **Housing Rehabilitation Program** – Seven (7) households were assisted with repairs to owner-occupied units.
- **Community Housing Development Organizations (CHDO)** – The CHDO, Carolina Community Development Corporation, completed the construction of one house to sale to a low-to-moderate income household.

Available Funds, Expenditures and Amendments

SOURCES OF FUNDS

The United States Department of Housing and Urban Development (HUD) awarded Lexington County the following funds for the 2009 Program Year:

Community Development Block Grant (CDBG)	\$1,500,177
HOME Investment Partnerships (HOME)	\$638,925

These awards were made as formula grants under the regulations of HUD's Community Planning Department. The funding was allocated through the County's Annual Action Plan for 2009 and the County's annual budgetary process. The total amount of CDBG funds available during the 2009 Program Year was \$1,602,937. The total amount of HOME funds available during the 2009 Program Year was \$1,312,771.

LEVERAGING OF FUNDS

Lexington County is very conscious of the value of partnering with other entities to leverage resources and support for various community development projects. The County makes every reasonable effort to extend its funds with other revenue sources.

The 2009 Program leveraged funds in the following new projects:

- State Street Streetscape Phase IV: \$154,700
 - Funds received from the South Carolina Department of Transportation.
- SisterCare Facility Improvements: \$4,000
 - Funds received from individual contributions.
- Keeping Every Youth Safe Project: \$42,795
 - Town of Lexington contributing from other grants.
- Lexington County Emergency food Pantry: \$1,916,610
 - Harvest Hope Food Bank contributing from other grants.
- Summer Day Camp Scholarships: \$155,727
 - Funds received from the YMCA.

LEVERAGING OF FUNDS

Exhibit I is a summary of the \$2,753,666 leveraged to date for Program Year 2009 projects.

EXHIBIT I

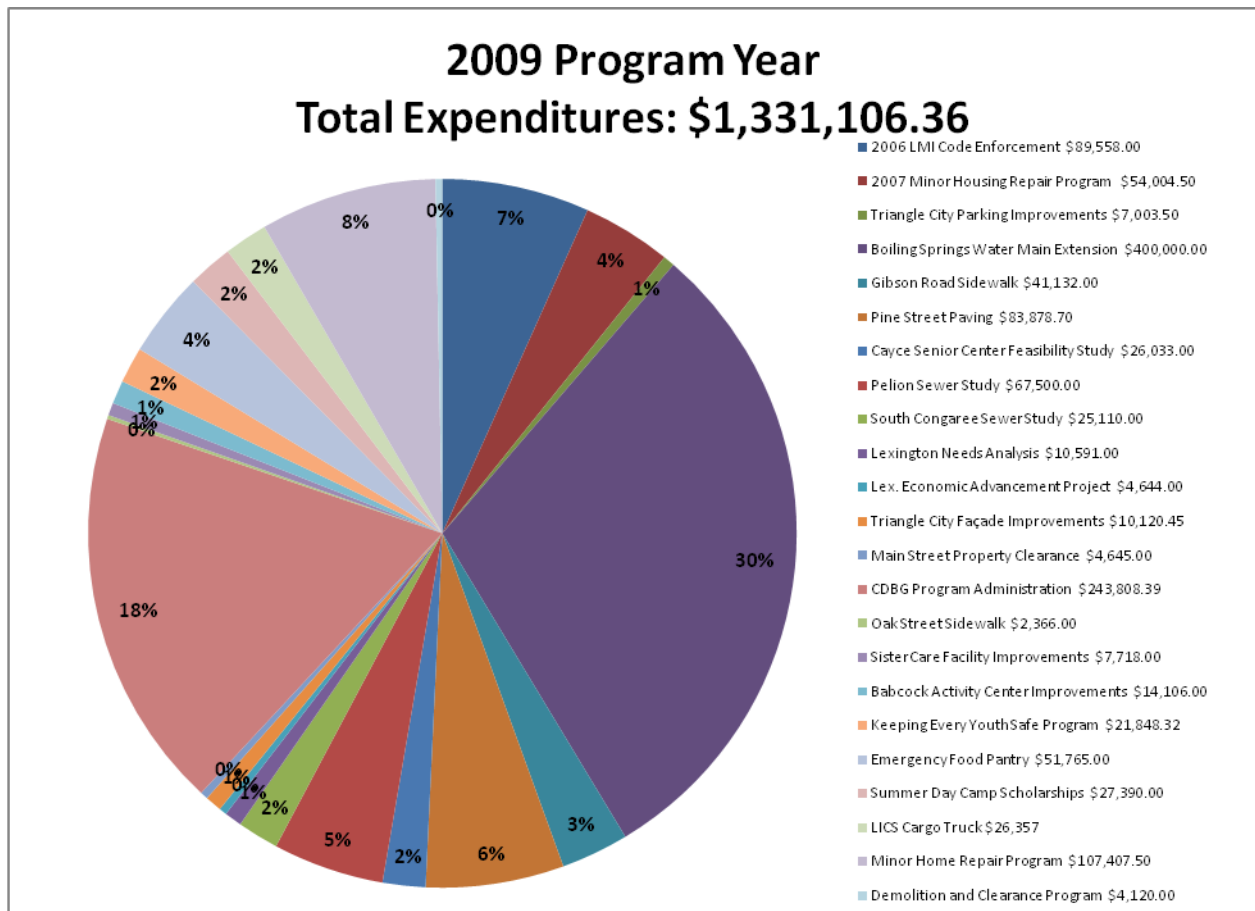
Project	CDBG	Leveraged Funds	Total Investment
State Street Streetscape Phase IV	\$266,774	<ul style="list-style-type: none"> • \$154,700 - South Carolina Department of Transportation 	\$421,424
SisterCare Facility Improvements	\$35,650	<ul style="list-style-type: none"> • \$4,000 – individual contributions 	\$39,650
Keeping Every Youth Safe Program	\$98,305	<ul style="list-style-type: none"> • \$42,795 - other grant funds received by Town of Lexington 	\$141,100
Lexington County Emergency Food Pantry	\$51,765	<ul style="list-style-type: none"> • \$1,916,610 – other grant funds received by Harvest Hope Food Bank 	\$1,968,375
Summer Day Camp Scholarships	\$27,390	<ul style="list-style-type: none"> • \$155,727 - Funds received by Habitat for Humanity from other sources 	\$183,117
Total Investment in 2009 Leveraged CDBG Projects:			\$2,753,666

SUMMARY OF EXPENDITURES

During the 2009 Program Year, a total of \$1,331,106.36 in CDBG funds were expended on activities identified in the 2009 Action Plan and in previous Action Plans. HUD requires that a minimum of 70 percent of CDBG expenditures (not including planning and administration) benefit LMI persons or households over a one to three-year reporting period. During the 2009 Program Year, all funds other than planning and administration were expended on activities benefiting over 70 percent LMI persons and households.

Expenditures were made during the Program Year for various activities including parking improvements, streetscaping, a needs analysis, demolition and clearance, street paving, sewer study, and home repairs. Exhibit II is a summary of the expenditures for the 2009 Program Year.

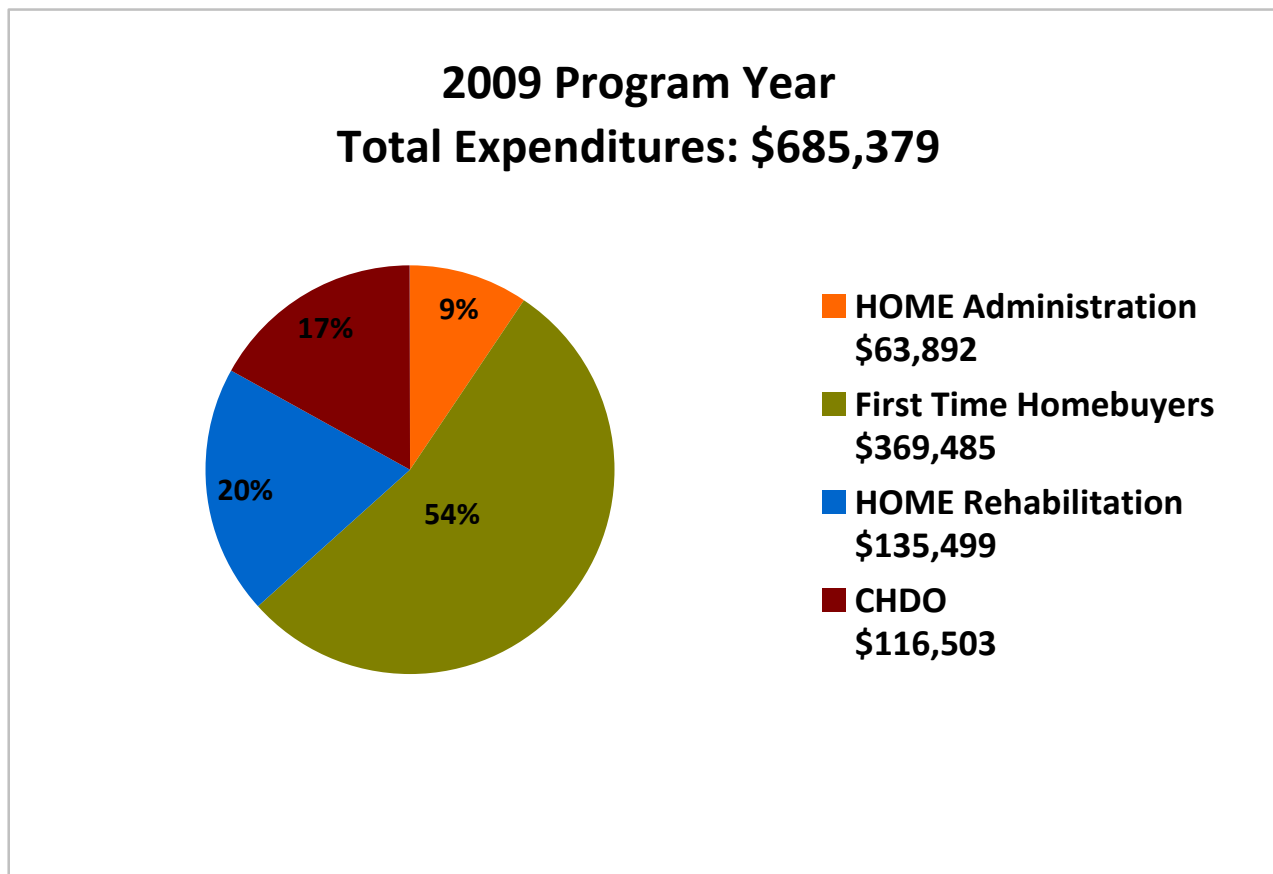
EXHIBIT II



During the 2009 Program Year, a total of \$685,379 in HOME funds was expended on administration and activities identified in the 2009 Action Plan and in previous Action Plans. During the 2009 Program Year, all funds were expended on activities benefiting 100 percent LMI persons and households.

Expenditures were made during the Program Year for various activities including homeownership assistance, housing rehabilitation, and a CHDO new construction project. Exhibit III is a summary of the expenditures for the 2009 Program Year.

EXHIBIT III

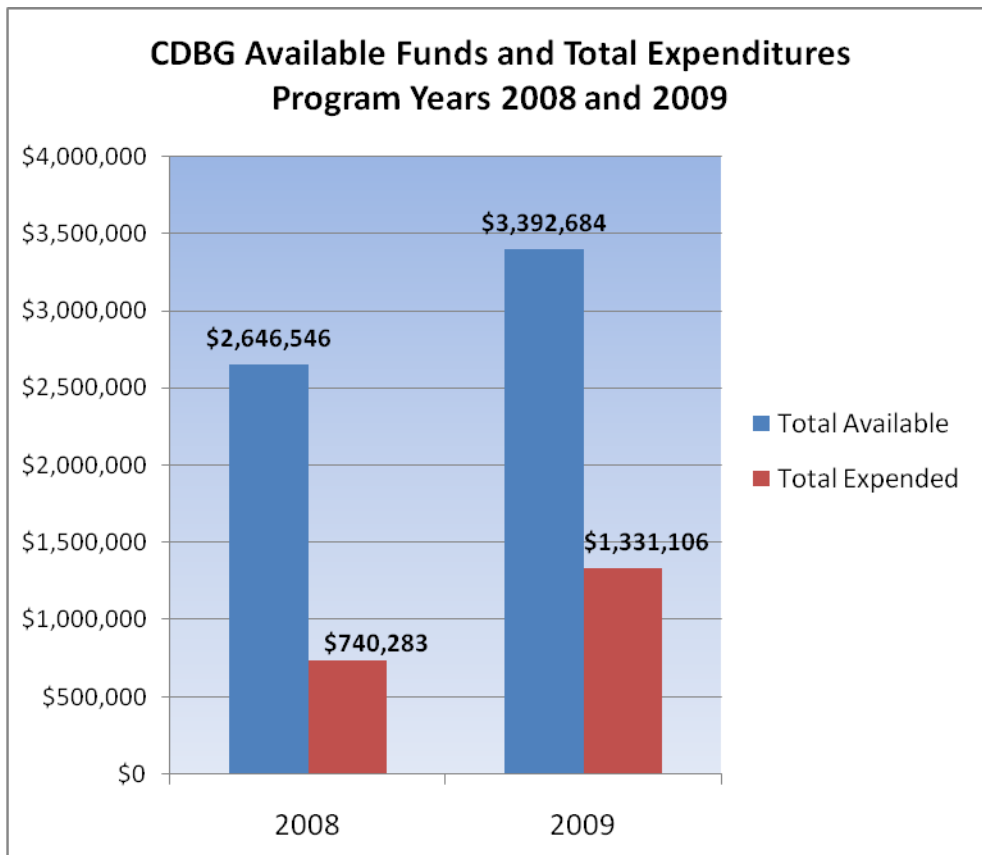


TIMELINESS OF EXPENDITURES

Ensuring timely expenditures of available CDBG and HOME funds is a priority. The Grant Programs staff constantly monitors expenditures and funds available.

As shown in Exhibit IV, the County spent approximately 38% of its total available CDBG funds and met the timeliness factor for the program year.

EXHIBIT IV



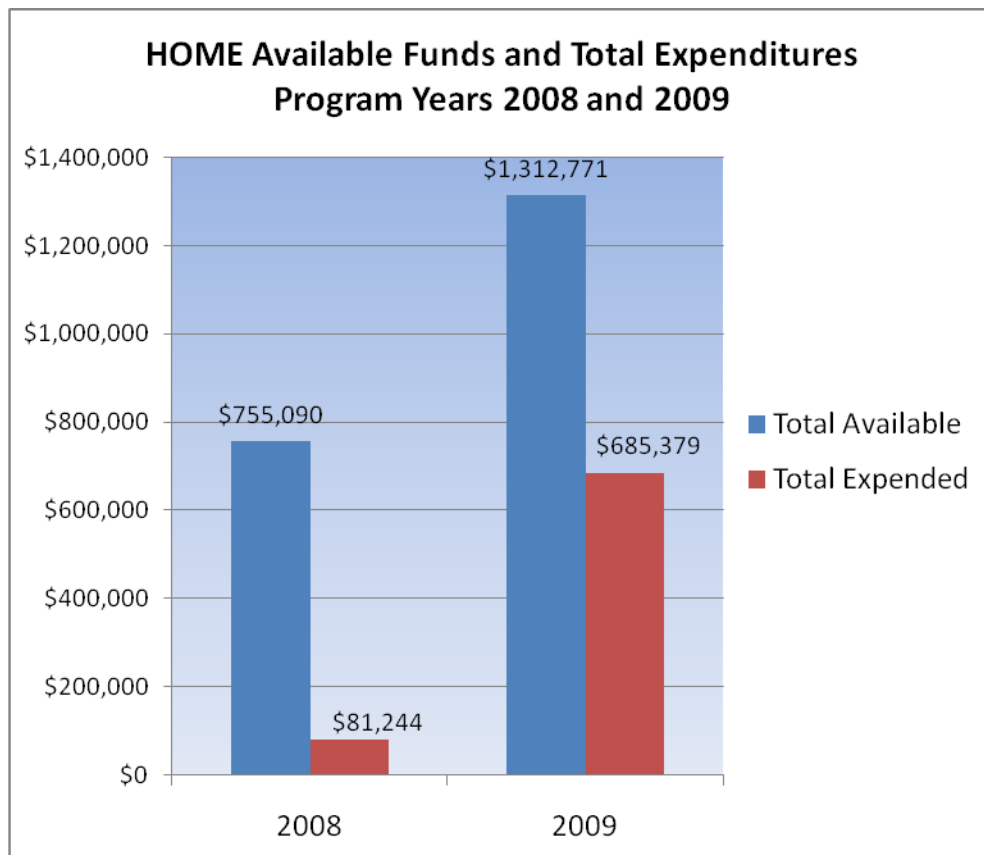
The HOME Program is required to commit 100% of the 2008 Program Year funds prior to September 2010. As shown in Exhibit V, the County has committed 100% of 2008 funds and met the commitment deadline.

EXHIBIT V

Fiscal Year	Amount Authorized for Activities	Amount Committed to Activities	Percent Committed
2008	\$680,090	\$680,090	100%
2009	\$575,032.50	\$27,104.51	4.7%

As shown in Exhibit VI, the County spent approximately 52% of its total available HOME funds during the program year.

EXHIBIT VI



PROJECT EXPENDITURES

The County's CDBG expenditures on projects are shown in Exhibit VII below:

EXHIBIT VII

Activity No.	Project	Budgeted	Expended in Program Year	Expended to Date	Carry Forward Amount
*34	2006 LMI Code Enforcement	\$195,450.84	\$89,558	\$195,450.84	Complete
39	2007 Minor Housing Repair Program	\$197,020	\$54,004.50	\$197,020	Complete
40	Triangle City Parking Improvements	\$203,250	\$7,003.50	\$170,635.38	Complete
43	Boiling Springs Water Main Extension	\$400,000	\$400,000	\$400,000	\$0
44	Gibson Road Sidewalk	\$395,000	\$41,132	\$41,132	\$353,868
46	Pine Street Paving	\$140,000	\$83,878.70	\$92,434.70	\$47,565.30
48	Cayce Senior Center Feasibility Study	\$50,000	\$26,033	\$50,000	Complete
49	Pelion Sewer Study	\$75,000	\$67,500	\$67,500	Complete
50	South Congaree Sewer Study	\$44,000	\$25,110	\$43,582	\$418
51	Lexington Needs Analysis	\$30,000	\$10,591	\$30,000	Complete
54	Lexington Economic Advancement Project	\$11,988	\$4,644	\$11,988	Complete
55	Triangle City Façade Improvement	\$220,000	\$10,120.45	\$10,120.45	\$209,879.55
56	Main Street Property Clearance	\$58,000	\$4,645	\$37,500	Complete
73	CDBG Program Administration	\$283,618	\$243,808.39	\$243,808.39	Complete
78	Oak Street Sidewalk	\$165,640	\$2,366	\$2,366	\$163,274
80	Sistercare Facility Improvements	\$35,650	\$7,718	\$7,718	\$27,932
81	Babcock Activity Center	\$15,433	\$14,106	\$14,106	Complete
82	Keeping Every Youth Safe Program	\$98,305	\$21,848.32	\$21,848.32	\$76,456.68
83	Lexington County Emergency Food Pantry	\$51,765	\$51,765	\$51,765	Complete
84	Summer Day Camp Scholarships	\$27,390	\$27,390	\$27,390	Complete
85	LICS Cargo Truck	\$27,000	\$26,357	\$26,357	\$643
86	Minor Home Repair	\$200,000	\$107,407.50	\$107,407.50	\$92,592.50
87	Demolition and Clearance Program	\$200,000	\$4,120	\$4,120	\$195,880

* The 2006 LMI Code Enforcement was completed and accomplishments were reported in Program Year 2007 CAPER. The County's Finance Department reconciled the CDBG Fund account and determined that at the end of fiscal year 2007 the County was not reimbursed for all of the expenses accrued for the 2006 LMI Code Enforcement project. Therefore, the project was reopened to draw the funds that were not reimbursed.

The County's HOME expenditures on projects are shown in Exhibit VIII below:

EXHIBIT VIII

Project No.	Project	Budgeted	Expended in Program Year	Expended to Date	Carry Forward Amount
19	Homeownership Assistance (2008/2009)	\$374,510	\$369,485	\$369,485	*\$11,320
20	HOME Rehabilitation Program	\$170,033	\$135,499	\$135,499	\$34,534
18	Community Housing Development Organization	\$200,000	\$116,503.08	\$116,503.08	\$83,496.92

*Includes \$6,295 reimbursed for matching funds

American Recovery and Reinvestment Act

Community Development Block Grant Recovery Program

*Lexington County, South Carolina
Program Year 2009 Consolidated Annual Performance and Evaluation Report*

Lexington County was allocated \$385,148 in Community Development Block Grant Recovery (CDBG-R) program funds, from HUD as authorized under Title XII of the American Recovery and Reinvestment Act (ARRA) of 2009. The CDBG program enables local governments to undertake a wide range of activities intended to create suitable living environments, provide decent affordable housing, and create economic opportunities, primarily for persons of low and moderate income. The purpose of the CDBG-R program is to carry out eligible activities under the CDBG program, on an expedited basis, that will maximize job creation and economic benefit.

The County substantially amended its Consolidated Plan 2008 Action Plan to utilize the \$385,148 in CDBG-R funds to make infrastructure improvements to Bitternut Court an unpaved road in the County. Improvements will include road paving and drainage improvements. The County has expended \$23,659.89 in CDBG-R funds. All CDBG-R funds must be expended by September 30, 2012.

Homelessness Prevention and Rapid Re-Housing Program

Lexington County was allocated \$588,970 in Homelessness Prevention and Rapid Re-Housing Program (HPRP) funds, from the U.S. Department of Housing and Urban Development (HUD) as authorized under Title XII of the American Recovery and Reinvestment Act (ARRA) of 2009. The purpose of the HPRP is to provide homelessness prevention assistance to households who would otherwise become homeless, many due to the economic crisis, and to provide assistance to rapidly re-house persons who are homeless.

Through a Request for Qualifications (RFQ) process, Lexington Interfaith Community Services (LICS) was selected to carryout HPRP eligible activities. LICS provides financial assistance through rental assistance, utility payments, moving costs or hotel vouchers and housing relocation and stabilization services through case management, outreach, and housing placement. The County has expended \$173,116.97 in HPRP funds. At least 60 percent of HPRP funds must be spent within two (2) years, and all funds must be expended by September 30, 2012.

Amendments

During the program year, the County amended the 2008 and 2009 Annual Action Plans as described below:

Amendment 1:

The County amended its 2009 Annual Action Plan to reallocate \$130,000 of HOME Investment Partnership Program funds previously set-aside for a New Home Construction project and Housing Counseling and Education services. The New Construction funds were set-aside for a Habitat for Humanity Project. Due to environmental delays of the project, those funds were moved to meet the commitment and expenditure requirements of HUD. The Housing Counseling and Education services were provided by an outside agency at no-cost to the County, therefore the funds set-aside for this program were not needed.

Of the reallocated funds, \$80,000 was allocated to the Homeownership Assistance Program and \$50,000 was allocated to the Community Housing Development Organization Program.

- A public notice of the amendments were advertised in the in *The State* newspaper on October 22, 2009 and posted on the County's website for public review. The 30-day comment period ended November 30, 2009 and no comments were received.
- The notification letter was sent to HUD on December 9, 2009.

Amendment 2:

The County amended the 2008 Annual Action Plan due to a reduction in the number of lots purchased and beneficiaries originally proposed in Central SC Habitat for Humanity Leica Lane Affordable Housing project. The project was originally funded to purchase fifteen (15) lots on Leica Lane. The project scope was amended and Central SC Habitat for Humanity will purchase five (5) lots and build five (5) single-family houses to benefit fifteen (15) low and moderate income persons.

The County amended the 2009 Annual Action Plan and reallocated \$125,000 from the Demolition and Clearance Program to the Minor Home Repair (MHR) Program. The County has not expended the amount funds through Demolition and Clearance Program as originally expected. The MHR Program is an ongoing County project and currently has more eligible applicants than funding available.

- A public notice of the amendments were advertised in the in the *Lexington Chronicle* newspaper on June 10, 2010 and posted on the County's website for public review. The 30-day comment period ended July 11, 2010 and no comments were received.
- The notification letter was sent to HUD on August 5, 2010.

Assessment of Progress Toward 5-Year Goals

SUMMARY OF ACTIVITIES AND ACCOMPLISHMENTS

The priorities identified in Lexington County's Consolidated Plan for Program Years 2005 - 2009 are:

- Ensure adequate and dependable public facilities are available to provide for basic and essential needs and services.
- Ensure adequate and safe infrastructure to meet basic needs of residents.
- Develop and produce plans and studies that will assist in identifying and evaluating community needs and establish detailed strategies for implementation.
- Establish or support programs that provide needed public services and/or increase the level of service provided by existing programs.
- Support and provide assistance to nonprofit and for-profit entities that create, increase or retain employment opportunities for LMI residents.
- Provide and/or support adequate, safe and affordable housing.
- Provide mechanisms and forums for collaboration, coordination, and community capacity building.
- Support programs that provide housing and services for homeless populations.

A variety of projects have been implemented since the program's inception that addresses these priorities. Projects have included infrastructure such as water, sewer, and road improvements, neighborhood initiatives addressing public health and safety including storm water drainage systems, fair housing education, homeless analysis, public service projects, public safety facilities, fire services equipment and minor home repairs. These activities benefit many low and moderate-income areas and residents across the County.

The 2000 Census showed that Lexington County had a significant number of block groups with 51% or more LMI persons. The majority of these areas are located in the mostly rural southern portion of the County. These rural areas lack many of the public facilities and infrastructure necessary to foster a strong and healthy community. For that reason, the County continues to focus on the infrastructure-related activities that provide basic services to these rural neighborhoods. The infrastructure and public safety aspects of our plan help build strong and healthy communities that encourage economic opportunities and contribute to enhanced quality of housing, greater employment, and a better quality of life.

TECHNICAL ASSISTANCE, EDUCATION AND OUTREACH ACTIVITIES

JULY 2009

7/13/09

Technical Assistance
Midlands Area Consortium for the Homeless
Homeless Management Information System

7/20/09

Pelion Sewer Study Monitoring
Joint Municipal Water & Sewer Commission

7/23/09

Technical Assistance
Columbia Community Relations Council

Meeting for 2010-2014 Consolidated Plan
Training and Development Associates

7/24/09

Site Visit
Lexington Family YMCA

Senior Center Feasibility Study Monitoring
City of Cayce

Technical Assistance
Columbia Community Relations Council

7/28/09

Technical Assistance
Town of Lexington

7/29/09

CDBG-R and HPRP Grant Funding Presentation
Greater Lexington Chamber of Commerce

AUGUST 2009

8/3/09

Evaluation Committee Meeting
Homelessness Prevention and Rapid Re-housing Program (HPRP)

8/17/09

Grant Programs Division Public Meeting
Housing and Community Development Needs Assessment
Input for the Development of Lexington County's Five Year Consolidated Plan

8/19/09

State HPRP Application Review Committee Meeting
SC Office of Economic Opportunity

8/26/09

Grant Programs Division Public Hearing
Consolidated Annual Performance and Evaluation Report (CAPER)

8/27/09

Technical Assistance
Habitat for Humanity

8/28/09

Federal Labor Standards Workshop
U. S. Department of HUD, Office of Labor Relations
Atlanta, GA

8/31/09

Technical Assistance
Harvest Hope Food Bank

SEPTEMBER 2009

9/2-4/09

Monitoring for CDBG and HOME Programs
HUD Columbia Field Office

9/9/09

Technical Assistance
Midlands Area Consortium for the Homeless
Homeless Management Information System

9/17/09

Grant Programs Division Public Meeting
Housing and Community Development Needs Assessment – Town of Batesburg-Leesville
Input for the Development of Lexington County's Five Year Consolidated Plan

South Congaree Sewer Study Monitoring
Town of South Congaree

9/25/09

Meeting
Central Midlands Homeless Coalition

9/28/09

Technical Assistance
Brookland Center for Community and Economic Change

OCTOBER 2009

10/5/09

Fall Meeting
South Carolina Community Development Association

10/6/09

Application Workshop
Lexington County CDBG and HOME Programs

10/8/09

Meeting
HMIS Task Force

10/15/09

Technical Assistance
FA Johnson & Associates

10/21/09

Stakeholders Meeting
Input for the Development of Lexington County's Five Year Consolidated Plan

10/23/09

HPRP Training
Homeless Management Information System

10/26/09

Meeting
Wells Fargo Mortgage
Wachovia Community Development Group

10/27/09

Site Visit
Eau Claire Cooperative Health Centers

Grant Program Presentation
Lexington Improvement League

10/29/09

Technical Assistance
Midlands Education and Business Alliance

NOVEMBER 2009

11/2/09

Site Visit
Growing Home Southeast

11/3/09

Site Visit
Brookland Center for Community and Economic Change

Technical Assistance
Midlands Tech Middle College

11/5/09

HPRP Training
Homeless Management Information System

11/16/09

Summer Camp Scholarships Monitoring
Lexington Family YMCA

Technical Assistance
Eau Claire Cooperative Health Centers and Lexington School District 1

11/18/09

Technical Assistance
Lexington Improvement League

Technical Assistance
Babcock Center

11/19/09

HPRP Training
Homeless Management Information System

11/20/09

Quarterly Meeting
Regional Community Development

11/23/09

Technical Assistance
Meetze-English Community Association

DECEMBER 2009

12/1/09

Technical Assistance
SC Appleseed Legal Justice Center

12/8-12/10/09

CDBG Financial Management Training
Atlanta, GA

12/14/09

Pine Street Paving Project Monitoring
Town of South Congaree

12/15/09

Technical Assistance
SC Appleseed Legal Justice Center

Technical Assistance
Eau Claire Cooperative Health Centers

Webinar Training
HPRP Reporting

12/15-17/09

Basically CDBG Training Course
Charlotte, NC

12/17/09

Technical Assistance
Lexington Interfaith Community Services

12/30/09

Site Visit
Eau Claire Cooperative Health Centers

JANUARY 2010

1/6/10

Site Visit
Town of Batesburg-Leesville

1/8/09

Meeting
HMIS Task Force

1/14/10

CDBG Application Presentations

1/15/10

Quarterly Meeting
Midlands Area Consortium for the Homeless

FEBRUARY 2010

2/2/10

Technical Assistance
Lexington Interfaith Community Services

2/8/10

Evaluation Committee Meeting
Midlands Area Consortium for the Homeless

2/18/09

Board Meeting
Emergency Food and Shelter Grant Program

2/19/10

Monthly Meeting
Central Midlands Homeless Coalition

2/26/10
Quarterly Meeting
Regional Community Development Departments

MARCH 2010

3/3/10
Fair Housing Training
Analysis of Impediments to Fair Housing Choice
HUD Columbia Field Office

3/4/10
Needs Analysis Study Monitoring
Central Midlands Council of Governments

3/12/10
HPRP Training
Homeless Management Information System

APRIL 2010

4/12/10
HPRP Monitoring
Lexington Interfaith Community Services

4/21/10
Public Hearing
Consolidated Plan & Analysis of Impediments to Fair Housing Choice

4/22/10
HUD IDIS Training for CDBG
HUD Local Field Office Jacksonville, FL

MAY 2010

5/13/10
Homelessness Prevention and Rapid Re-housing Program Monitoring
Lexington Interfaith Community Services

5/19/10
Grant Programs Presentation
Leadership Lexington

June 2010

6/16/10
Grant Committee Meeting
Midlands Area Consortium for the Homeless

6/17/10
Richland County Homeownership Expo

6/19/10
Meeting
Public Transportation Workgroup

6/23/10

Meeting

Public Transportation Workgroup

6/28/10

Grant Committee Meeting

Midlands Area Consortium for the Homeless

6/29/10

Meeting

Public Transportation Workgroup

6/30/10

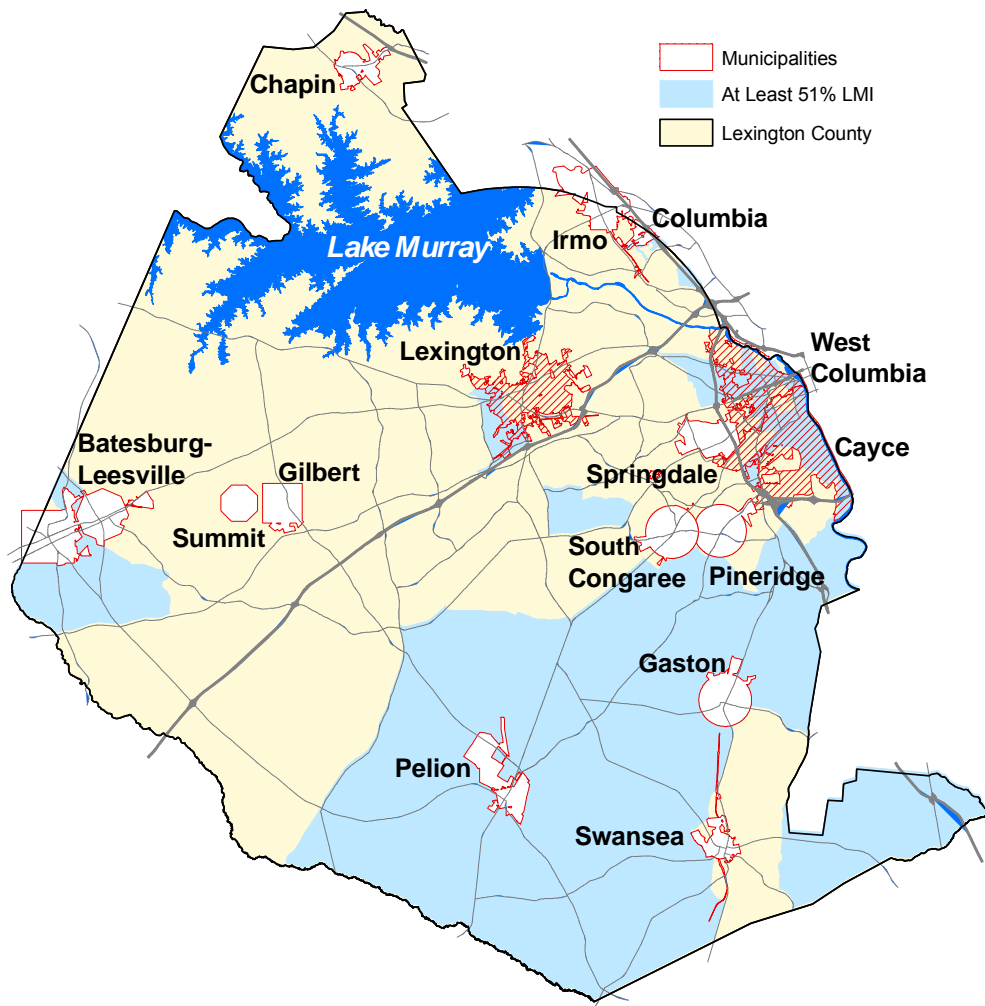
Grant Committee Meeting

Midlands Area Consortium for the Homeless

GEOGRAPHIC DISTRIBUTION

For the 2009 Program Year, Lexington County's CDBG program provided funds for projects primarily benefiting low and moderate income residents of unincorporated Lexington County and the participating cities of Cayce, West Columbia, Batesburg-Leesville, Chapin, Gaston, Gilbert, Irmo, Lexington, Pelion, Pine Ridge, South Congaree, Springdale, Summit, and Swansea.

During the program year, the County focused its CDBG funds on infrastructure, public facilities, neighborhood revitalization and public services. The County focused its HOME funds on affordable housing projects. The map shown below shows the areas of the County with predominantly LMI Block Groups. The LMI areas are mostly in the rural southern portion of the County. The concentrations of LMI support the County's continued focus on the needs of these rural population areas.



CDBG COMPLETED PROJECTS

The following projects were completed during the program year and their associated performance described on the following pages:

2007 Minor Home Repair Program

Triangle City Parking Improvements

Cayce Senior Center Feasibility Study

Pelion Area Sewer Study

Lexington County Needs Analysis


Lexington Economic Advancement Project


Main Street Property Clearance

Babcock Activity Center Improvements

Lexington County Emergency Food Pantry

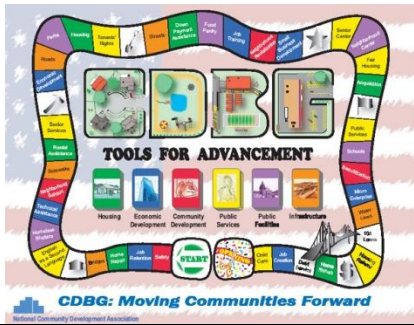
Summer Day Camp Scholarships


2007 Minor Home Repair Program		HUD Activity Number: 39
<p>This project provided low-and-moderate income homeowners with up to \$7,500 in minor repairs to their home. The plan was to assist approximately twenty-seven homeowners and thirty-six homeowners benefited from this project.</p>		
Total Expenditures: \$197,020.00	Matrix Code: 14A Rehab; Single –Unit Residential	
Objective: Create Suitable Living Environments		
Outcome: Sustainability		
Accomplishment Data:		
Proposed Type: Housing Units	Proposed Units: 27	
Actual Type: Housing Units	Actual Units: 36	
Total Benefiting for Program Year: 11		
Now Have Enhanced Suitable Living Environment: 36		


Triangle City Parking Improvements		HUD Activity Number: 40
<p>This project is part of a larger streetscaping effort for the Triangle City area of West Columbia. This phase of the project included resurfacing two existing parking lots on 12th Street. The parking lots have new asphalt, concrete bumpers, parking striping and signage and handicapped designation signs. Drainage improvements were also made and old signs and sign posts were removed and replaced with new signage.</p>		
Total Expenditures: \$170,635.38	Matrix Code: 03 Public Facilities and Improvements (General)	
Objective: Create Economic Opportunities		
Outcome: Availability / Accessibility		
Accomplishment Data:		
Proposed Type: People	Proposed Units: 12,916	
Actual Type: People	Actual Units: 17,455	
Total Benefiting for Program Year: 17,455		
With Improved Access to this Type of Public Facility: 17,455		


Cayce Senior Center Feasibility Study		HUD Activity Number: 48
<p>CDBG funds were used to conduct a feasibility study for construction of a senior center in the Riverland Park neighborhood in the City of Cayce. The study included the completion of a HUD environmental review, soil samples and testing, architectural drawings and specifications, and other preliminary activities.</p>		
Total Expenditures: \$50,000.00	Matrix Code: 20 Planning	
Objective: N/A		
Outcome: N/A		
Accomplishment Data:		
Proposed Type: N/A	Proposed Units: N/A	
Actual Type: N/A	Actual Units: N/A	
Total Benefiting for Program Year: N/A		
Now Have New Access to this Type of Public Facility: N/A		


Pelion Area Sewer Study		HUD Activity Number: 49
<p>CDBG funds were used to conduct a thorough and comprehensive study of extending public sewer service to the Town of Pelion. The Town is currently utilizing septic tank systems for sewer needs. This study was conducted by an external engineering firm well experienced with public sewer issues, and provided the Joint Municipal Water and Sewer Commission with both short and long-term options for providing sewer service for the area.</p>		
Total Expenditures: \$67,500.00	Matrix Code: 20 Planning	
Objective: N/A		
Outcome: N/A		
Accomplishment Data:		
Proposed Type: N/A	Proposed Units: N/A	
Actual Type: N/A	Actual Units: N/A	
Total Benefiting for Program Year: N/A		
Now Have New Access to this Type of Public Facility: N/A		

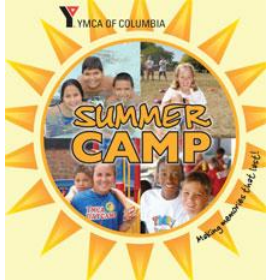
Lexington County Needs Analysis		HUD Activity Number: 51
<p>CDBG funds were used to conduct a comprehensive analysis of Lexington County needs that can be addressed through the County's Community Development Block Grant (CDBG) Program. The study included the identification and prioritization of specific CDBG-eligible projects for each of the fourteen participating municipalities in the County's CDBG Program and unincorporated areas.</p>		
Total Expenditures: \$30,000.00	Matrix Code: 20 Planning	
Objective: N/A		
Outcome: N/A		
Accomplishment Data:		
Proposed Type: N/A	Proposed Units: N/A	
Actual Type: N/A	Actual Units: N/A	
Total Benefiting for Program Year: N/A		
Now Have New Access to this Type of Public Facility: N/A		

Lexington Economic Advancement Project		HUD Activity Number: 54
<p>CDBG funds were used to administer the WorkKeys skill assessment and training to 333 LMI persons in Lexington County. The assessments were administered at the Lexington County Public Library branched in Swansea, Pelion, and Gilbert.</p>		
Total Expenditures: \$11,988.00	Matrix Code: 05 Public Services (General)	
Objective: Create Suitable Economic Opportunities		
Outcome: Availability / Accessibility		
Accomplishment Data:		
Proposed Type: People (General)	Proposed Units: 333	
Actual Type: People (General)	Actual Units: 333	
Total Benefiting for Program Year: 128		
Now Have New Access to this Type of Public Facility: 333		

Main Street Property Clearance		HUD Activity Number: 56
<p>CDBG funds were used to demolish two dilapidated buildings on Main Street in the Town of Gilbert. The buildings were severely deteriorated and a blight to the downtown area.</p>		
Total Expenditures: \$37,500	Matrix Code: 04 Clearance and Demolition	
Objective: Create Suitable Living Environments		
Outcome: Sustainability		
Accomplishment Data:		
Proposed Type: Public Facilities	Proposed Units: 2	
Actual Type: Public Facilities	Actual Units: 2	
Total Benefiting for Program Year: N/A		
Now Have New Access to this Type of Public Facility: N/A		

Babcock Activity Center Improvements		HUD Activity Number: 81
<p>CDBG funds were used to purchase and install four canopies to cover entrances into the Three Fountains and Batesburg-Leesville Work Activity Centers. The canopies provide a much needed sheltered area in inclement weather for the disabled individuals accessing the work activity centers.</p>		
Total Expenditures: \$14,106	Matrix Code: 03B Handicapped Centers	
Objective: Create Suitable Living Environments		
Outcome: Sustainability		
Accomplishment Data:		
Proposed Type: Public Facilities	Proposed Units: 2	
Actual Type: People (General)	Actual Units: 169	
Total Benefiting for Program Year: 169		
Now Have New Access to this Type of Public Facility: 169		

Lexington County Emergency Food Pantry		HUD Activity Number: 83
<p>CDBG funds were used to assist with operational costs for Harvest Hope's Lexington County Emergency Food Pantry located in the City of Cayce. The pantry operates daily and provides food and related products to County residents.</p>		
Total Expenditures: \$51,765.00	Matrix Code: 05 Public Services (General)	
Objective: Create Suitable Living Environments		
Outcome: Availability / Accessibility		
Accomplishment Data:		
Proposed Type: People (General)	Proposed Units: 34,800	
Actual Type: People (General)	Actual Units: 64,165	
Total Benefiting for Program Year: 64,165		
Now Have New Access to this Type of Public Service: 64,165		

Summer Day Camp Scholarships		HUD Activity Number: 84
<p>CDBG funds were used to provide funding for low- and moderate-income children to attend their Summer Day Camp. The YMCA's Summer Day Camp provides recreational and educational activities that add creative and constructive time to a child's day, helps the child avoid the risks of self-care, provides a connection to caring adults, and supports healthy childhood development.</p>		
Total Expenditures: \$27,000.00	Matrix Code: 05 Public Services (General)	
Objective: Create Suitable Living Environments		
Outcome: Availability / Accessibility		
Accomplishment Data:		
Proposed Type: People (General)	Proposed Units: 30	
Actual Type: People (General)	Actual Units: 52	
Total Benefiting for Program Year: 52		
Now Have New Access to this Type of Public Facility: 52		

CDBG CONTINUED PROJECTS

The following projects were continued into the new program year and are described on the following pages:

Boiling Springs Water Main Extension

Gibson Road Sidewalk

State Street Streetscaping Phase III

Pine Street Paving

South Congaree Sewer Study

Triangle City Façade Improvements

Leica Lane Affordable Housing

State Street Streetscaping Phase IV

Oak Street Sidewalk

George Street Sidewalk

SisterCare Facility Improvements

Keeping Every Youth Safe Program

LICS Cargo Truck Purchase

Minor Home Repair Program

Demolition & Clearance Program

BOILING SPRINGS WATER MAIN EXTENSION

COUNTY OF LEXINGTON

HUD Activity Number: 43

Description

This project will provide public water service to residents along Boiling Springs Road from Pond Branch Road to Highway 6, a low and moderate income area of the County. The project will include the extension of approximately 27,000 linear feet of twelve inch water main and one booster pump station. The main will be capable of delivering 1,000 GPM of water to the Commission's Highway 6 elevated tank.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2007: \$400,000 Total: \$400,000 Expenditures to Date: \$400,000
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03J – Water/Sewer Improvements	
Location:	Boiling Springs Road between Pond Branch Road and Highway 6	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable living environment	
Outcome(s):	Availability/Accessibility Sustainability	
Outcome Units:	Infrastructure: New access for 3,545 people	
Beneficiaries:	This project will serve Census Tract 020902, Block Group 2. The total population of this area is 3,545. The total low and moderate income population is 1,910 or 54%. This project will provide a public water source to areas currently served by private wells.	Completion Date:
		By or before December 1, 2010
Accomplishments to Date:	Construction complete	
Current Status:	Currently testing all components and obtaining operating permit.	
Administered by:	Central Midlands Council of Governments	

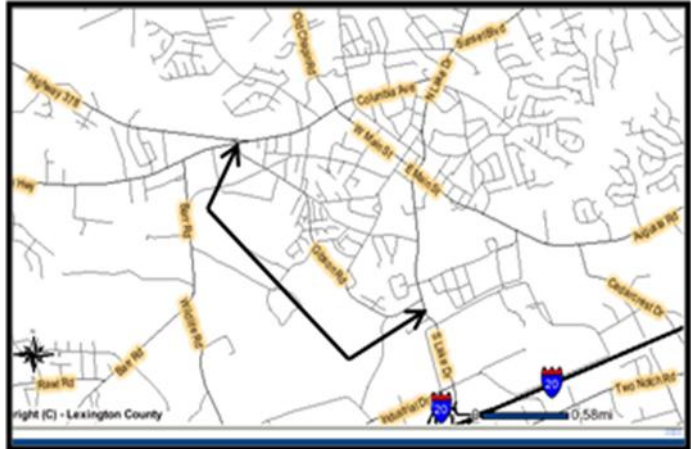
GIBSON ROAD SIDEWALK

TOWN OF LEXINGTON

HUD Activity Number: 44

Description

CDBG funds will construct a sidewalk in the Town of Lexington along the eastbound lane of Gibson Road from Augusta Highway (US 1) at Ben Satcher Ford to South Lake Drive (Highway 6). The sidewalk will provide LMI households with adequate and dependable facilities where none are currently present.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2008: \$395,000 Total: \$395,000
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03L- Sidewalks	
Location:	Gibson Road between US 1 and South Lake Drive	Expenditures to Date: \$41,132
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	Availability/Accessibility Sustainability	
Outcome Units:	Infrastructure: New access for 1,373 people	
Beneficiaries:	This project will serve Census Tract 021013, Block Group 2. The total population of this area is 1,373 with 61.59% LMI.	Completion Date: By or before November 1, 2010
Accomplishments to Date:	Environmental review completed	
Current Status:	Preparing bid documents	
Administered by:	Central Midlands Council of Governments	

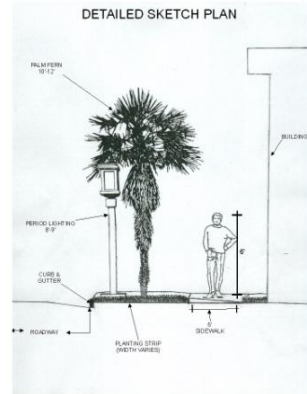
STATE STREET STREETSCLAPING PHASE III

CITY OF CAYCE

HUD Activity Number: 45

Description

This project in the City of Cayce is part of a larger streetscaping effort for State Street, which began in 2001. This phase of the project will include replacing substandard sidewalks/curb/gutter, installing landscaping and lighting, and upgrading the substandard water main along State Street from Poplar Street to Michaelmas Avenue.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2008: \$206,249 Total: \$206,249 Expenditures to Date: \$2,442
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03K – Street Improvements	
Location:	State Street from Poplar Street to Michaelmas Avenue in the City of Cayce.	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	Availability/Accessibility Sustainability	
Outcome Units:	Infrastructure: New access for 579 people	
Beneficiaries:	This project will serve Census Tract 020201, Block Groups 1. The total population of this area is 579 with 57.9% LMI.	Completion Date:
		By or before February 15, 2011
Accomplishments to Date:	ERR complete	
Current Status:	Engineer procurement underway	
Administered by:	Central Midlands Council of Governments	

**PINE STREET PAVING
TOWN OF SOUTH CONGAREE**

HUD Activity Number: 46

Description

CDBG funds were used to pave a dirt road, Pine Street, located in the Town of South Congaree. The surrounding streets in this area have been paved for several years. The project provides a safe, dependable road surface in this area and improved conditions for emergency vehicles, buses and other traffic.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2008: \$140,000 Total: \$140,000
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03K – Street Improvements	
Location:	Pine Street in the Town of South Congaree	Expenditures to Date: \$92,435
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	Availability/Accessibility Sustainability	
Outcome Units	Infrastructure: New access for 1,319 people	
Beneficiaries:	This project will serve Census Tract 020703, Block Group 1. The total population of this area is 1,319 with 56.12% LMI.	Completion Date:
		By or before June 30, 2010
Accomplishments to Date:	Construction completed	
Current Status:	Waiting to receive final invoice for processing	
Administered by:	Central Midlands Council of Governments	

SOUTH CONGAREE SEWER STUDY

TOWN OF SOUTH CONGAREE

HUD Activity Number: 50

Description

CDBG funds were used to conduct a thorough and comprehensive study of extending public sewer service to the Town of South Congaree. The Town is currently utilizing septic tank systems for sewer needs. The study included an assessment of the Town's need for sewer service, potential solutions, and potential costs.



Eligibility Citation:	570.205	Funding:	
National Objective:	N/A (not required for Planning)	CDBG 2008:	\$44,000
HUD Matrix Code:	20 – Planning	Total:	\$44,000
Location:	Town of South Congaree	Expenditures to Date:	\$43,582
Priority Need:	Develop and produce plans and studies that will assist in identifying and evaluating community needs and establish detailed strategies for implementation.		
Objective:	Suitable Living Environment		
Outcome(s):	Availability/Accessibility		
Outcome Units:	1 sewer study		
Beneficiaries:	N/A (not required for Planning)	Completion Date:	By or before June 30, 2010
Accomplishments to Date:	Study completed		
Current Status:	Waiting to receive final invoice for processing		
Administered by:	Central Midlands Council of Governments		

TRIANGLE CITY FAÇADE IMPROVEMENTS

CITY OF WEST COLUMBIA

HUD Activity Number: 55

Description

CDBG will provide funds for façade improvements to West Columbia businesses located along a 2-block area along the east side of 12th Street, from B Avenue to D Avenue. There are currently 19 businesses within the project area. This grant will be used for façade improvements to include painting, new awnings, walkway and signage lighting, and more uniform signage.



Eligibility Citation:	570.202	Funding: CDBG 2008: \$220,000 Total: \$220,000
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	14E – Rehab; Pub./Pri.-Owned Comm. Indus.	
Location:	Triangle City area of West Columbia	
		Expenditures to Date: \$10,120
Priority Need:	Support and provide assistance to nonprofit and for-profit entities that create, increase or retain employment opportunities for LMI residents.	
Objective:	Creating Economic Opportunities	
Outcome(s):	Availability/Accessibility	
Outcome Units:	Provide Economic Opportunity through Improved Accessibility	
Beneficiaries:	This project will serve the City of West Columbia which is 52.69% LMI.	Completion Date:
		By or before August 30, 2010
Accomplishments to Date:	Façade design is complete	
Current Status:	Project is out for bid	
Administered by:	City of West Columbia	

LEICA LANE AFFORDABLE HOUSING HABITAT FOR HUMANITY

HUD Activity Number: 57

Description

CDBG funds will purchase five (5) lots on Leica Lane in the Bellemeade subdivision near West Columbia. These lots will be used to build five (5) single-family houses that will be sold to low-income households in need of affordable housing. Habitat has previously built seven (7) houses in the project area, all of which are now occupied by homeowners. Since this project is HOME Program eligible, the additional non-federal funding will be used toward match requirements for the County's HOME Program.



Eligibility Citation:	570.201(a)	Funding: CDBG 2008: \$135,000 Total: \$135,000
National Objective:	570.208(a)(3) Housing Activities	
HUD Matrix Code:	01 – Acquisition of Real Property	
Location:	Leica Lane in Lexington County	
		Expenditures to Date: \$0
Priority Need:	Provide and/or support adequate, safe and affordable housing.	
Objective:	Decent Housing	
Outcome(s):	Availability	
Outcome Units:	5 houses built for LMI households	
Beneficiaries:	This project will benefit LMI households determined through income verification.	Completion Date:
		By or before June 30, 2010
Accomplishments to Date:	Environmental review complete; The project was originally funded to purchase fifteen (15) lots on Leica Lane. The project scope was amended and Central SC Habitat for Humanity will purchase five (5) lots and build five (5) single-family houses to benefit fifteen (15) low and moderate income persons.	
Current Status:	Property acquisition underway	
Administered by:	Central Midlands Council of Governments	

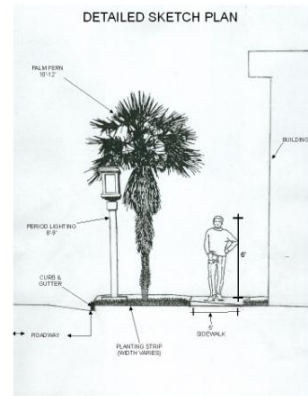
STATE STREET STREETSCLAPING PHASE IV

CITY OF CAYCE

HUD Activity Number: 77

Description

This project in the City of Cayce is part of a larger streetscaping effort for State Street, which began in 2001. This phase of the project will include replacing substandard sidewalks/curb/gutter, installing landscaping and lighting, and upgrading the substandard water main along State Street from Michaelmas Avenue to Karlaney Avenue.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2009: \$266,774 Total: \$421,524 Expenditures to Date: \$0
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03K – Street Improvements	
Location:	State Street from Michaelmas Avenue to Karlaney Avenue in the City of Cayce.	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility • Sustainability 	
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility • Enhance Suitable Living Environment through Improved or New Sustainability 	
Beneficiaries:	This project will serve Census Tract 020201, Block Groups 1. The total population of this area is 542 with 57.9% LMI.	Completion Date:
		By or before June 30, 2011
Accomplishments to Date:	SCDOT has approved CDBG funded portion	
Current Status:	Environmental review underway	
Administered by:	Central Midlands Council of Governments	

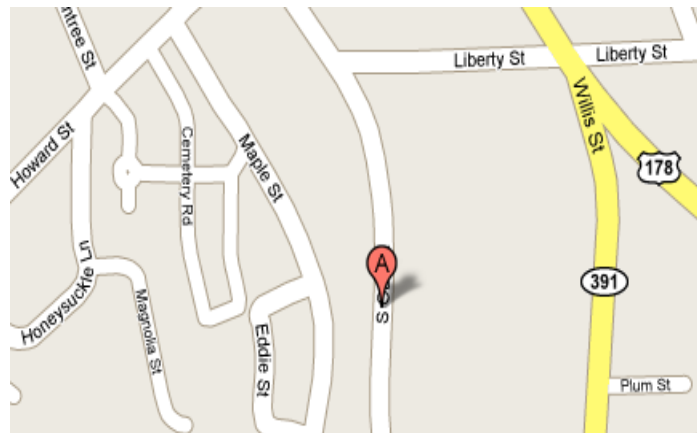
OAK STREET SIDEWALK

TOWN OF BATESBURG-LEESVILLE

HUD Activity Number: 78

Description

CDBG funds will construct a sidewalk in the Town of Batesburg-Leesville on Oak Street, southward from Highway 1 to Howard Street. The sidewalk will provide low- and moderate-income households with adequate and dependable facilities where none are currently present.



Eligibility Citation:	570.201 (c)	Funding: CDBG 2009: \$165,640 TOTAL: \$165,640 Expenditures to Date: \$2,366
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03L– Sidewalks	
Location:	Oak Street, southward from Highway 1 to Howard Street	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility • Sustainability 	
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility • Enhance Suitable Living Environment through Improved or New Sustainability 	
Beneficiaries:	This project will serve Census Tract 021402, Block Group 4. The total population of this area is 500 with 54.2% LMI.	Completion Date:
		By or before June 30, 2011
Accomplishments to Date:	Environmental review is complete	
Current Status:	Engineering procurement in progress	
Administered by:	Central Midlands Council of Governments	

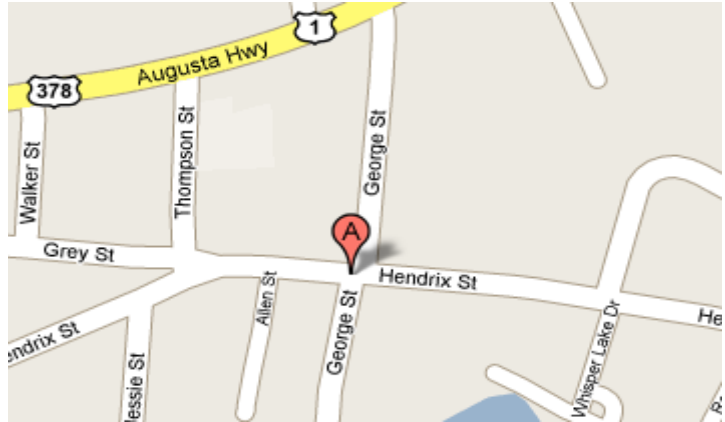
GEORGE STREET SIDEWALK

TOWN OF LEXINGTON

HUD Activity Number: 79

Description

CDBG funds will construct a sidewalk in the Town of Lexington along the George Street from Augusta Highway, down Hendrix Street next to Lexington Intermediate School, and end at Gibson Pond Road across from the Lexington County Sheriff's Department. The sidewalk will provide low- and moderate-income households with adequate and dependable facilities where none are currently present.



Eligibility Citation:	570.201 (c)	Funding: <div style="text-align: right;"> CDBG 2009: \$126,500 Total: \$126,500 </div> Expenditures to Date: \$0
National Objective:	570.208 (a) (1) Low Mod Area	
HUD Matrix Code:	03L– Sidewalks	
Location:	George Street from Augusta Hwy to Gibson Road	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.	
Objective:	Suitable Living Environment	
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility • Sustainability 	
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility • Enhance Suitable Living Environment through Improved or New Sustainability 	
Beneficiaries:	This project will serve Census Tract 021013, Block Group 2 and 4. The total population of this area is 838 with 61.4% LMI.	Completion Date:
		By or before June 30, 2011
Accomplishments to Date:	Environmental review is complete	
Current Status:	Engineer is preparing bid specifications	
Administered by:	Central Midlands Council of Governments	

FACILITY IMPROVEMENTS

SISTERCARE, INC.


HUD Activity Number: 80

Description			
<p>CDBG funds will be used for facility improvements which include constructing a sidewalk, storage room addition, and purchase of a storage building. The sidewalk would connect the two shelters and redirect foot traffic from the parking lot which is unsafe. A storage room and pantry would be added to one of the Lexington County shelters to allow more storage space for donations, household items, toiletries and other items needed by the domestic violence victims to assist them in moving into independent living upon departure from the shelter.</p>			
Eligibility Citation:	570.201 (c)	Funding: CDBG 2009: \$35,650 Total: \$39,650	
National Objective:	570.208 (a) (2) Limited Clientele		
HUD Matrix Code:	03 – Public Facilities and Improvements		
Location:	Lexington County	Expenditures to Date: \$7,718	
Priority Need:	Ensure adequate and safe infrastructure to meet basic needs of residents.		
Objective:	Suitable Living Environment		
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility 		
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility 		
Beneficiaries:		Completion Date:	
This project will benefit battered spouses residing in a Lexington County domestic violence shelter. Battered spouses are presumed by HUD to be low- and moderate-income.		By or before August 31, 2010	
Accomplishments to Date:	Environmental review is complete		
Current Status:	Construction is underway		
Administered by:	Central Midlands Council of Governments		

KEEPING EVERY YOUTH SAFE PROGRAM

TOWN OF LEXINGTON


HUD Activity Number: 82

Description			
<p>CDBG funds will be used for operational support of the Keeping Every Youth Safe (KEYS) afterschool program. The KEYS Program provides afterschool educational, life skills and safety programming for youth in high risk areas in the Town. The program also provides positive role models and helps the youth develop academic and job skills.</p>			
Eligibility Citation:	570.201 (e)	Funding: CDBG 2009: \$98,305 Total: \$195,637 Expenditures to Date: \$21,848	
National Objective:	570.208 (a) (2) Limited Clientele		
HUD Matrix Code:	05D – Youth Services		
Location:	Lexington Improvement League Facility		
Priority Need:	Establish or support programs that provide needed public services and/or increase the level of service provided by existing programs.		
Objective	<ul style="list-style-type: none"> • Suitable Living Environment 		
Outcome(s):	<ul style="list-style-type: none"> • Sustainability 		
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved or New Sustainability 		
Beneficiaries:		Completion Date:	
This project will serve low-and moderate-income at-risk youth ages 5-13.		By or before December 31, 2010	
Accomplishments to Date:	Program underway		
Current Status:	Program underway		
Administered by:	Town of Lexington		

CARGO TRUCK PURCHASE					
LEXINGTON INTERFAITH COMMUNITY SERVICES					
HUD Activity Number: 85					
Description					
<p>CDBG funds will be used to purchase a cargo truck to substantially improve receiving, sorting, and distribution of food and emergency services to Lexington County residents. The cargo truck will increase the agency's capacity to provide services to low-to moderate-income residents.</p>					
Eligibility Citation:	570.201(e)				
National Objective:	570.208 (a) (1) Low Mod Area				
HUD Matrix Code:	05 Public Services				
Location:	Lexington County				
Funding:	<table style="width: 100%; border: none;"> <tr> <td style="text-align: right;">CDBG 2009:</td> <td style="text-align: right;">\$27,000</td> </tr> <tr> <td style="text-align: right;">Total:</td> <td style="text-align: right;">\$27,000</td> </tr> </table>	CDBG 2009:	\$27,000	Total:	\$27,000
CDBG 2009:	\$27,000				
Total:	\$27,000				
Expenditures to Date:	\$26,357				
Priority Need:	Establish or support programs that provide needed public services and/or increase the level of service provided by existing programs.				
Objective:	<ul style="list-style-type: none"> • Suitable Living Environment 				
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility 				
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility 				
Beneficiaries:	Completion Date:				
This project will benefit low-and moderate-income residents in Lexington County.	By or before June 30, 2010				
Accomplishments to Date:	Truck purchased				
Current Status:	Final invoicing underway				
Administered by:	Lexington Interfaith Community Services				


MINOR HOUSING REPAIR PROGRAM

HUD Activity Number: 86

Description			
This project is to assist low-and moderate-income homeowners with minor repairs to their home. The plan for this year is to assist approximately twenty-seven homeowners. The total amount of assistance per household will not exceed \$7,500.			
Eligibility Citation:	570.202	Funding: CDBG 2009: \$200,000 Total: \$200,000	
National Objective:	570.208(a)(2) Housing		
HUD Matrix Code:	14A – Rehab; Single-Unit Residential		
Location:	LMI households in Lexington County	Expenditures to Date: \$95,878	
Priority Need:	Provide and support adequate, safe and affordable housing.		
Objective:	<ul style="list-style-type: none"> • Suitable Living Environment • Decent Housing 		
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility • Affordability • Sustainability 		
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility, Affordability, and Sustainability • Create Decent Housing with Improved Accessibility and Sustainability 		
Beneficiaries:		Completion Date:	
This project will serve low- and moderate-income homeowners and their dependants in the County.		By or before July 1, 2011	
Current Status:			
This project will continue the current Minor Home Repair Program originally funded in the 2006 Program.			
Accomplishments to Date:	13 homes repaired		
Current Status:	Program underway		
Administered by:	Lexington County Community Development Grant Programs Staff		

DEMOLITION AND CLEARANCE PROGRAM

HUD Activity Number: 87

Description			
<p>This project will help eliminate slum and blighted structures in Lexington County through the removal of derelict mobile homes, dilapidated single-family units and unsafe structures within the County.</p>			
Eligibility Citation:	570.201(d)	Funding: CDBG 2009: \$200,000 Total: \$200,000 Expenditures to Date: \$4,120	
National Objective:	570.208(b)(2) Slums or Blight on a Spot Basis		
HUD Matrix Code:	04 – Clearance and Demolition		
Location:	Lexington County		
Priority Need:	Establish or support programs that provide needed public services or increase the level of service provided by existing programs.		
Objective:	<ul style="list-style-type: none"> • Suitable Living Environment • Decent Housing 		
Outcome(s):	<ul style="list-style-type: none"> • Availability/Accessibility • Affordability • Sustainability 		
Outcome Statement(s):	<ul style="list-style-type: none"> • Enhance Suitable Living Environment through Improved Accessibility, Affordability, and Sustainability • Create Decent Housing with Improved Accessibility and Sustainability 		
Beneficiaries:		Completion Date:	
This project will benefit low and moderate homeowners and residents of the areas of the County.		By or before July 1, 2011	
Accomplishments to Date:	4 derelict mobile homes have been demolished		
Current Status:	Program underway		
Administered by:	Lexington County Community Grant Programs Staff		

HOME COMPLETED PROJECTS

The following projects were completed during the program year and are described on the following pages:


Homeownership Assistance Program 2008

Homeownership Assistance Program 2009

HOME COMPLETED PROJECTS

The following projects were completed during the program year and are described on the following pages:

Homeownership Assistance Program 2008 and 2009

Homeownership Assistance 2008 and 2009	HUD Project Number: 19
<p>The Homeownership Assistance Program provided down payment assistance and/or closing costs assistance to LMI first-time homebuyers. The amount of assistance provided was \$5,000 per household. The set-aside for the 2008 and 2009 program year was expended within the 2009 program year.</p>	
Total Expenditures: \$369,485	
Objective: Provide decent housing	
Outcome: Affordability	
Accomplishment Data:	
Proposed Type: People (General)	Proposed Units: 40
Actual Type: People (General)	Actual Units: 75
Total Benefiting for Program Year: 75	

HOME CONTINUED PROJECTS

The following projects were continued into the new program year and are described on the following pages:

HOME Rehabilitation Program

Community Housing Development Organization

**HOME REHABILITATION
COUNTY OF LEXINGTON**

HUD Project Number: 20

Description		
These projects assist low and moderate income, disabled, and/or elderly homeowners with qualifying repairs to their primary residence. Funds are being used to assist homeowners with significant repair needs. Dependent upon the types and costs of repairs requested. Repair amounts for each home typically do not exceed \$20,000, with limited assistance above \$20,000 in certain circumstances.		
Eligibility Citation:	92.205 (a) (1)	Funding: HOME 2008: \$200,000
Location:	Throughout Lexington County	Expenditures to Date: \$135,499
Priority Need:	Provide and/or support adequate, safe and affordable housing.	
Objective:	Provide decent housing	
Outcome(s):	Affordability	
Outcome Units:	8	
Beneficiaries:	To date, there have been 14 beneficiaries to date.	Completion Date: By or before December 31, 2010
Accomplishments to Date:	Seven (7) homes completed within the program year.	
Current Status:	Program underway, this program will continue with 2009 funds.	
Administered by:	County of Lexington	

COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS

COUNTY OF LEXINGTON

HUD Project Number: 22

Description

At least 15% of the County's HOME funds must be set aside for organizations which are designated by the County of Lexington as Community Housing Development Organizations (CHDO). Funding allocated for CHDOs may be used for eligible development activities that promote affordable housing activities that are owned, developed, or sponsored by CHDOs. The County of Lexington has certified CHDOs to assist the Community Development Department in accomplishing the goals and objectives of the HOME Program. Staff will continue to see and meet with non-profit organizations desiring to become certified as a County CHDO.



Eligibility Citation:	92.205 (a) (1)	Funding:
		HOME 2008: \$200,000
Location:	Throughout Lexington County	Expenditures to Date:
		\$116,503
Priority Need:	Provide and/or support adequate, safe and affordable housing.	
Objective:	Provide decent housing	
Outcome(s):	Affordability	
Outcome Units:	Build 2 new affordable housing units	
Beneficiaries:	This project will provide two (2) new housing units for two (2) households.	Completion Date:
		By or before December 31, 2011
Accomplishments to Date:	Construction of one unit complete	
Current Status:	Marketing existing unit for sale.	
Administered by:	County of Lexington and Carolina Community Development Organization	

Affirmatively Furthering Fair Housing

Under the South Carolina Fair Housing Law enacted in 1989, it is unlawful to refuse to sell, rent or finance a dwelling on the basis of race, color, religion, sex, familial status, national origin, or handicap. The Fair Housing Law applies to apartments, houses, mobile homes and vacant lots to be used for housing. With few exceptions, anyone who has control over residential property and real estate financing must adhere to these regulations. This includes rental managers, property owners, real estate agents, landlords, banks, developers, builders, and individual homeowners who are selling or renting their property.

The South Carolina Human Affairs Commission (SCHAC) is the agency that enforces the South Carolina Fair Housing Law and has the authority to investigate complaints, subpoena witnesses, issue orders, hold hearings and enforce findings. HUD has also designated the SCHAC as the Fair Housing Enforcement agency to address complaints filed in South Carolina relative to the Federal Fair Housing Law. The SCHAC is composed of fifteen members, with two members from each Congressional District appointed by the Governor, with the advice and consent of the Senate, and three members at-large appointed by the Governor.

In accordance with applicable statutes and the regulations governing the CDBG and HOME programs, the County conducted an analysis of impediments to fair housing choice within the State, has taken appropriate actions to overcome the effects of any impediments identified through that analysis, and has maintained records reflecting that analysis and actions taken. The purpose of the Analysis was to identify barriers to housing choice and recommend strategies for affirmatively furthering fair housing.

The Analysis of Impediments identified multiple, often interrelated, areas of need. These impediment issues emerged from an extensive review of policies and practices in the public and private sectors, interviews with key service providers, and an examination of socio-economic data. The eight (8) identified impediment issues and accomplishments made during the during the program year to address them are as follows:

IMPEDIMENT ISSUES

- Issue 1: Affordable housing supply is inadequate to meet demand
 - **Through the Minor Home Repair Program twenty-four (24) low and moderate income households have been assisted with minor housing rehabilitation to their homes.**
 - **Through the HOME Rehabilitation Program seven (7) low and moderate income households have been assisted with comprehensive housing rehabilitation to their homes.**
 - **Through the Homeownership Assistance Program seventy-five (75) households received \$5,000 in downpayment assistance and/or closing cost assistance to purchase an affordable single family unit.**

- **Through the HOME Program, a Community Housing Development Organization (CHDO) built one (1) affordable single family unit in the County for a low and moderate income household.**
- Issue 2: Manufactured housing provides a seemingly affordable housing option for many County residents, but associated costs can pose additional, unforeseen economic hardship on such residents.
 - **Through the Demolition and Clearance Program, four (4) derelict mobile homes were demolished.**
- Issue 3: Low-income elderly residents are in special need of affordable housing.
 - **Low and moderate income elderly residents have received assistance through the County's Minor Home Repair and HOME Rehabilitation programs.**
- Issue 4: Public transportation is geographically limited, leaving most residents of the County without service.
 - **On October 19, 2009, the County participated in a Transit Summit to evaluate the transit needs in Lexington County.**
- Issue 5: Low-income and minority residents are experiencing a greater number of loan denials.
 - **The County's Homeownership Assistance Program provides low-and moderate income first time homebuyers with up to \$5,000 in downpayment and/or closing cost assistance.**
 - **Grant Programs staff attended two (2) homebuyer workshops with Bank of America and Wachovia. During the workshops lenders and realtors were educated about available grant resources for downpayment assistance.**
- Issue 6: There is a notable lack of emergency shelter and transitional housing options for special populations in the County.
 - **The County received an allocation of Homelessness Prevention and Rapid Program funds to provide homelessness prevention assistance to households who would otherwise become homeless, many due to the economic crisis, and to provide assistance to rapidly re-house persons who are homeless.**
- Issue 7: The growth of minimum wage jobs in the area helps reduce unemployment, but does little to advance housing choice among the County's working poor.
 - **Through the Lexington Economic Advancement Project the WorkKeys skill assessment tests and training was administered to 333 low and moderate income persons in Lexington County. The WorkKeys**

assessments will assist persons to obtain higher paying skilled jobs which can advance their housing choice.

- Issue 8: There is a lack of formal coordination among public and private housing and service providers.
 - **Staff has developed partnerships with the Columbia Housing Authority, realtors, and local banks.**

ACCOMPLISHMENTS DURING THE PROGRAM YEAR

Coloring Contest – To promote Fair Housing, the County’s Community Development Department Grant Programs Division sponsored a coloring contest. All recipients of downpayment and rehab assistance with children 13 years and younger were contacted and asked to submit one 8x10 picture of what Fair Housing means to them. At the April 27, 2010 County Council meeting, five children were presented with \$50 savings bonds provided by Carolina First, Bank of America, First Reliance and SC Bank and Trust.

Fair Housing Resolution – On April 13, 2010, Lexington County Council adopted a resolution designating April as Fair Housing Month.

Fair Housing Information Center – Fair housing awareness is an ongoing effort of the County’s Grant Programs Division staff. The CDBG and HOME programs continue to maintain a fair housing information center within the Community Development Department. This library of information includes the following:

Lexington County Fair Housing Library

Title	Source
Fair Housing, Equal Opportunity for All	HUD
Borrowing Basics, What you don’t know can hurt you	Fannie Mae
100 Q & A About Buying a New Home	HUD
Knowing and Understanding Your Credit	Fannie Mae
Homebuyers Vocabulary	HUD
Fair Housing is the Law in SC	SC Human Affairs Commission
Notice on Predatory Lending Law in SC	State of SC
Guide to Single Family Home Mortgage Insurance	HUD
Rehab a home with HUD’s 203(k)	HUD
Firewise Communities	State of SC
Empowerment Center Brochure	City of West Columbia
Basic Services Handbook	Cooperative Ministry
Pink & Blue Family Resource Directory	Family Services Center

Fair Housing and Related Activities Program Year 2009 July 1, 2009 – June 30, 2010

JULY 2009

7/11/09

Grant Programs Staff Presentation
Real Estate School for Success
Value of Staff Time and Expenses: \$200

7/13/09

Technical Assistance Meeting
Midlands Area Consortium for the Homeless
Homeless Management Information System
Value of Staff Time and Expenses: \$200

7/22/09

Joint Presentation for Realtors
Bank of America and Harvery, Casterline & Vallini
Value of Staff Time and Expenses: \$200

7/23/09

Technical Assistance Meeting
Columbia Community Relations Council
Value of Staff Time and Expenses: \$100

7/29/09

Neighborhood Stabilization Program Rental Meeting
Community Assistance Providers
Value of Staff Time and Expenses: \$100

HPRP Grant Funding Presentation
Greater Lexington Chamber of Commerce
Value of Staff Time and Expenses: \$200

AUGUST 2009

8/3/09

Evaluation Committee Meeting
Homelessness Prevention and Rapid Re-housing Program
Value of Staff Time and Expenses: \$200

8/17/09

Grant Programs Division Public Meeting
Housing and Community Development Needs Assessment
Input for the Development of Lexington County's Five Year Consolidated Plan
Value of Staff Time and Expenses: \$2,500

8/19/09

State HPRP Application Review Committee Meeting
SC Office of Economic Opportunity
Value of Staff Time and Expenses: \$200

8/27/09

Technical Assistance Meeting
Habitat for Humanity
Value of Staff Time and Expenses: \$200

8/29/09

Grant Programs Division Public Hearing
Consolidated Annual Performance and Evaluation Report (CAPER)
Value of Staff Time and Expenses: \$900

SEPTEMBER 2009**9/17/09**

Grant Programs Division Public Meeting – Town of Batesburg-Leesville
Housing and Community Development Needs Assessment
Input for the Development of Lexington County's Five Year Consolidated Plan
Value of Staff Time and Expenses: \$900

9/25/09

Monthly Meeting
Central Midlands Homeless Coalition
Value of Staff Time and Expenses: \$100

OCTOBER 2009**10/5/10**

Annual Meeting
SC Community Development Association
Value of Staff Time and Expenses: \$300

10/6/09

Lexington County CDBG & HOME Programs
Application Workshop
Value of Staff Time and Expenses: \$2,500

10/8/09

Meeting
HMIS Task Force
Value of Staff Time and Expenses: \$100

10/16/09

Quarterly Meeting
Midlands Area Consortium for the Homeless
Value of Staff Time and Expenses: \$100

10/26/09

Meeting
Wells Fargo Mortgage
Wachovia Community Development Group
Value of Staff Time and Expenses: \$100

10/27/09

Rehab Grant Programs Presentation
Lexington Improvement League
Value of Staff Time and Expenses: \$200

NOVEMBER 2009

11/16/10

Board Meeting
SC Community Development Association
Value of Staff Time and Expenses: \$100

DECEMBER 2009

12/9/09

Housing Rehabilitation Workshop
Cayce City Hall
Value of Staff Time and Expenses: \$100

JANUARY 2010

1/15/10

Quarterly Meeting
Midlands Area Consortium for the Homeless
Value of Staff Time and Expenses: \$100

FEBRUARY 2010

2/8/10

Evaluation Committee Meeting
Midlands Area Consortium for the Homeless
Value of Staff Time and Expenses: \$200

2/17-2/18/10

SC State Housing Finance and Development Authority
Palmetto Affordable Housing Forum
Value of Staff Time and Expenses: \$2,000

2/8/10

Evaluation Committee Meeting
Midlands Area Consortium for the Homeless
Value of Staff Time and Expenses: \$200

2/19/10

Monthly Meeting
Central Midlands Homeless Coalition
Value of Staff Time and Expenses: \$100

2/26/10

Quarterly Meeting
Regional Community Development Departments
Value of Staff Time and Expenses: \$500

MARCH 2010

3/3/10

Technical Assistance
Analysis of Impediments to Fair Housing Choice
Value of Staff Time and Expenses: \$200

3/5/10

Lexington County Energy Efficiency Expo
Value of Staff Time and Expenses: \$1,000

APRIL 2010

4/27/10

County Council Meeting
Fair Housing Coloring Contest Winners Presentation
Value of Staff Time and Expenses: \$500

MAY 2010

5/1/10

Homebuyer Workshop Presentation
Value of Staff Time and Expenses: \$200

5/5-5/7/10

Annual Meeting
SC Community Development Association
Value of Staff Time and Expenses: \$1,500

5/19/10

Grant Programs Presentation
Leadership Lexington
Value of Staff Time and Expenses: \$200

June 2010

6/17/10

Richland County Homeownership Expo
Value of Staff Time and Expenses: \$200

6/30/10

Grant Committee Meeting
Midlands Area Consortium for the Homeless
Value of Staff Time and Expenses: \$200

Affordable Housing Activities

For Program Year 2009, Lexington County received HOME Investment Partnership Program funds to specifically address affordable housing needs.

Data from the Lexington County Building Inspections and Development Services Divisions indicate the level of housing activity in the County during the program year. While there are no specific indicators of affordability, this data does provide a baseline of housing development:

Building Inspections

- 14,794 Inspections / Re-Inspections Performed
- 1,609 Residential Building Permits Issued
- 1,022 New Single Family Dwellings

Development Services

- Subdivision Plat Approvals:
 - 60 Final Plats

HUD's Low Income Housing Tax Credit database shows the following affordable housing unit developments currently available in Lexington County:

HUD ID Number	Development	Address	Total Units	Total Low Income Units
SCA 1987011	Sweetbriar Apartments	200 Libby Drive	48	48
SCA 1988019	1904-06-08 Lorick Street	1904 Lorick Street	3	3
SCA 1988069	Town & Country Apartments	501 Roberts Street	46	46
SCA 1989001	2921 & 2931 Taylor Road	2921 Taylor Road	2	2
SCA 1989023	Westfield Gardens Apartments	345 Community Drive	24	24
SCA 1990009	Gentle Pines Apartments	566 N. Brown Street	150	150
SCA 1990014	Middle Street Apartments	1522 Middle Street	3	3
SCA 1991016	Westbridge Apartments	100 B Avenue	112	112
SCA 1992035	Scarlette Oaks	200 Old Chapin Road	40	40
SCA 1993015	River Oaks Apartments	5324 Bush River Road	100	100
SCA 1996004	Chimney Ridge Apts. Phase II	300 Palmetto Park Blvd.	48	48
SCA 1997003	Creek View Apartments	521 Willis Street	60	60
SCA 1998005	Columbiana Ridge Apts. Ph. II	401 Columbiana Drive	36	28
SCA 1999007	Elm Creek Apartments	295 N. Lawrence Avenue	40	40
SCA 2004009	Fern Hall Crossing	600 Fern Hall Drive	48	48

Manufactured housing remains a common choice for affordable housing in the County. To improve the quality of this housing, the County's Building Inspection staff requires and enforces underpinning on all manufactured housing units and make sure each new unit has been certified to meet HUD manufactured housing standards. Requiring underpinning encourages energy efficiency by restricting airflow beneath the units that helps reduce cooling costs in the summer and heating costs in the winter. County staff also inspects each new unit to make sure all mechanical systems are working properly. This increases energy efficiency by making sure all systems are operating at proper levels and helps owners prevent costly repairs that may result from malfunctioning systems.

Increasing awareness of energy efficiency issues among consumers and mobile home park owners is encouraged through the efforts of the South Carolina Energy Office (SCEO), the Manufactured Housing Institute of South Carolina and other organizations. The SCEO helps identify ways to minimize utility bills while maintaining comfortable living conditions. The SCEO concentrates on educating residential builders, inspectors and homeowners about building practices and behavioral changes that will lead to greater energy efficiency. The Manufactured Housing Institute of South Carolina is a non-profit business association representing more than 1,000 member companies involved in the manufactured and modular housing industries in the Palmetto State. The Rehabilitation Programs offered by the County will incorporate energy efficiency provisions.

Further efforts supporting the need for affordable housing include ongoing communication and interaction with the Homebuilder's Association of Greater Columbia (HBAGC), the Greater Columbia Association of Realtors (GCAR) and other members of the housing development community. The County recognizes that there are complex issues surrounding affordable housing and strives to continue ongoing efforts to address them through communication and contact with these groups. The County's Building Official is an active member of the HBAGC and attends their events regularly. Grant staff has increased the communication with realtors and lenders through workshops and information sessions throughout the County to discuss the available programs.

Economic Development continues to be a priority for the County and bears a direct relationship to affordable housing. The County's Economic Development Staff works closely with the Central South Carolina Alliance (CSCA), the South Carolina Department of Commerce, and many others to actively recruit higher-tech/higher-wage industries particularly to the less developed areas of the County. Increased development reduces residential tax burdens, creates greater affordability options for new and existing homeowners, and leads to additional transportation options.

Lexington County continues to be actively involved in the efforts of the Central Midlands Regional Transit Authority (CMRTA). The CMRTA was established in October 2002 with the goals of providing safe, dependable, accessible and affordable public transportation throughout the Midlands area including Lexington County. Since 2002, the CMRTA has provided transportation for more than 2 million passengers, expanded route services and introduced 43 new ADA accessible buses that offer a safer and more comfortable mode of transportation. Participation in the CMRTA provides the County with the opportunity to address the transportation needs of County residents and participate in regional long-range planning activities.

By participating in groups such as the Midlands Coalition for the Homeless, AIDS Housing of Metro Columbia, Red Cross Emergency Food and Shelter Board, United Way Food, Shelter, Safety and Transportation Board and coordination with the affordable housing initiatives of other area entitlement communities (City of Columbia, Richland County, State of South Carolina), the County continues to actively support efforts to provide affordable housing options for special needs populations.

The Grant Programs Division actively encourages and supports the efforts of non-profit organizations and other groups serving special needs populations. Ongoing discussion, collaboration and participation in meetings with these groups contribute to assisting the County's special needs populations in a variety of ways including improved population counts.

The County has ongoing collaboration and discussion with all interest groups serving the elderly to identify any potential housing or other needs that could be addressed by the County's Community Development Block Grant and HOME Investment Partnership programs. Staff routinely attends meetings and events sponsored by these groups to continue to be aware of needs and issues of the elderly.

Lexington County has expanded its approach to affordable housing to include homeownership opportunities and comprehensive rehabilitation. The County continues to also concentrate efforts on expansion and improvement of infrastructure. This will open up areas of the County that are now reliant upon large tracts of land to support the required septic and well systems for residential, commercial, and industrial units. County officials feel strongly that without basic elements of potable water, sewer and paved roads in place, the housing market will not offer the diversity of price and size that leads to affordability for all. In addition, there will remain limited opportunities for competitive employment in the more remote areas of the County without the proper infrastructure in place.

Lexington County supports the efforts of Midlands Technical College and expansion of its programs to the rural, underserved areas of the County. Expanded educational opportunities result in a more educated workforce, higher-paying jobs, and greater housing options for residents of the County.

The Lexington County Grant Programs Division continues to pursue efforts toward coordination and communication among area service providers and affordable housing providers. The County is actively involved in various groups and associations and compiles information on efforts being made in the area on an ongoing basis. The County has developed and continues to maintain an inventory of services, programs and service populations.

Continuum of Care

HUD defines a Continuum of Care as a community plan to organize and deliver housing and services to meet the specific needs of people who are homeless as they move to stable housing and maximum self-sufficiency. It includes action steps to end homelessness and prevent a return to homelessness. Since 1994, HUD has been encouraging communities to address the problems of housing and homelessness with the Continuum of Care concept. This concept is designed to help communities develop the capacity to envision, organize, and plan comprehensive and long-term solutions to addressing the problem of homelessness in their community.

HUD identified the following as fundamental components of a comprehensive Continuum of Care system:

- Outreach, intake, and assessment to:
 - Identify an individual's or family's service and housing needs, and
 - Link them to appropriate housing and/or service resource.
- Emergency shelter and safe, decent alternatives to the streets.
- Transitional housing with supportive services to help people develop the skills necessary for permanent housing.
- Permanent housing and permanent supportive housing.

The Midlands Area Consortium for the Homeless (MACH) is the primary example of the Continuum of Care concept in the Lexington County area. The MACH, formed in July 1994, provides a linkage for the coordination of services to the homeless in Lexington County and throughout the Midlands region. The MACH is a collective advocate for homeless persons. Membership includes over 80 private, public, nonprofit, federal, state, city, and county agencies. These agencies collectively and individually provide shelter, housing, and other forms of assistance to the homeless and indigent population. Lexington County CDBG staff participates in MACH meetings and committees to maintain current information about homeless issues in the midlands area.

The MACH has identified gaps in the Continuum of Care including the need to improve services and develop additional emergency shelter for persons who are not eligible for the existing shelters, transitional housing and permanent housing for singles, families and persons living with HIV/AIDS. There are, however, few providers with the capacity to expand their existing facilities. The MACH continues to promote collaboration to meet the changing needs of the homeless community.

Other Actions

OBSTACLES TO MEETING UNDERSERVED NEEDS

Lexington County has many housing and community development needs as outlined in the County's 2005 – 2009 Consolidated Plan.

During the 2009 Program Year, and as part of the 2010 Annual Action Plan process, Lexington County continued to receive requests and inquiries regarding possible CDBG and HOME funding assistance. The requests typically concern a variety of needs including assistance with home renovation, water and sewer line improvements, and road paving. To the extent possible based on their priority, these needs are addressed either in the County's Annual Action Plans, or through referral information to other resources.

GAPS IN INSTITUTIONAL STRUCTURE

Some of the area institutions contributing to the implementation of Lexington County's housing and community development objectives include:

Federal

- U.S. Department of Housing and Urban Development
- U.S. Department of Agriculture – Rural Development

State

- South Carolina Department of Commerce
- South Carolina State Housing Finance and Development Authority
- Office of the Governor – Office of Economic Opportunity
- S.C. Department of Health and Environmental Control – HOPWA Program

County

- Lexington County Department of Community Development
- Lexington County Department of Economic Development
- Lexington County Recreation and Aging Commission
- Irmo-Chapin Recreation Commission
- Lexington County Department of Social Services

Non-Profits

- Domestic Abuse Center
- Rape Crisis Network
- Aiken/Barnwell/Lexington Community Action Commission
- American Red Cross – Central South Carolina Chapter
- Babcock Center
- Lexington Interfaith Community Services
- Columbia Urban League
- SisterCare
- Habitat For Humanity
- Lexington Children's Center
- Lexington/Richland Alcohol and Drug Abuse Commission

*Lexington County, South Carolina
Program Year 2009 Consolidated Annual Performance and Evaluation Report*

Though there are numerous public and private service providers serving the residents of Lexington County, no comprehensive, formal integration of service delivery exists at this time and data is not regularly shared and available. However, informal linkages and smaller scale formal liaisons exist between individual agencies and organizations for referrals, resource allocation, and other services. The County recognizes the need for ongoing analysis, evaluation and improvement of the institutional structure.

PUBLIC HOUSING AND RESIDENT INITIATIVES

There is no Public Housing Authority for residents living in the unincorporated areas of the County. The Cayce Housing Authority assists 40 households in four different housing communities in the City of Cayce and is the only public housing authority in Lexington County. The Section 8 Housing Voucher Program administered by the South Carolina State Housing Finance and Development Authority is the primary mechanism for public rental assistance for most County residents. In recent years the emphasis of the Section 8 program has shifted from project-based housing assistance, where housing units are subsidized, to tenant-based assistance, where tenants are given funds to subsidize the housing of their choice within program guidelines for cost and other associated standards. In 2005, 1,149 families in Lexington County were assisted by funds from project and tenant-based rental assistance totaling \$5,177,693.

MONITORING

The Lexington County Grant Programs Division staff conducts on-going desk monitoring of its activities and subrecipients. This monitoring includes review of reimbursement requests and monthly reports. The Grant Programs Division staff also conducts on-site monitoring of all subrecipients at least once during the project. The on-site monitoring uses checklists to evaluate the compliance of the projects/activities with all aspects of the CDBG program.

The following steps summarize monitoring policies and procedures:

- Review and analyze project budgets, national objectives, activity eligibility and other application details to determine potential projects.
- Prepare thorough and comprehensive subrecipient agreement providing details of the project and requirements.
- Evaluate environmental impact of project and implement required procedures.
- Review ongoing written status reports and other communications to monitor for adherence to timelines and compliance requirements.
- Visit project site before, during and after construction
- Monitor all subrecipient projects at least once during the project to determine compliance with all applicable laws, regulations and policies.
- Review and approve payment requests.
- Prepare and coordinate monthly reports on project status, expenditures to date, and timeliness.
- Prepare monthly report of CDBG draws detailing funds drawn on each active project and overall progress made to meet HUD timeliness requirements.
- Analyze HUD IDIS reports monthly to reconcile balances and timeliness amounts.

2009 Monitoring

Through the desk monitoring, the County has been able to ensure all regulations and procedures are being followed. The reimbursement review found some subrecipients incorrectly reporting information and these were returned and corrected prior to approval. This type of monitoring has resulted in better documentation, accurate reporting, and an increased awareness of compliance issues. In program year 2009, the Grant Programs Division staff monitored eleven (11) subrecipients. In addition to identifying compliance issues, the on-site monitoring enhances the staff's relationship with subrecipients and also identifies potential training needs.

EVALUATE AND REDUCE LEAD BASED PAINT HAZARDS

It is estimated that 8.3% of the housing units in the County may have some lead-based paint. Of these units, 95-100% are estimated to be low and moderate-income households. The County continues its efforts towards reducing the hazards of lead based paint to its citizens and particularly those who are LMI. Staff maintains a variety of HUD-developed brochures describing the dangers of lead and lead paint. The brochures include information on common instances of lead-paint such as home remodeling. The County continues to make these brochures available to the public and has ongoing communication with the South Carolina Department of Health and Environmental Control and the County's Building Services division to distribute this information.

The County's Minor Home Repair Program only addresses repairs that do not disturb a painted surface. The total cost and capacity required to address lead-based paint precludes the County from addressing repairs that may invoke the HUD lead-based paint requirements.

The County's HOME Program has incorporated in the policies lead-based paint testing and abatement. All homes built prior to 1978 require lead-based paint testing.

OUTREACH TO MINORITY AND WOMEN-OWNED BUSINESSES

The Lexington County Grant Programs Division strives to make bid opportunities available to all eligible businesses, to include those owned by minorities and women. Advertisement efforts are regional and statewide in nature and reflect the global and technological arena most businesses operate in today. They include the South Carolina Business Opportunity Report, the County's Internet website, and postings in the lobby of the County Administration building.

HUD Program Requirements

NATIONAL OBJECTIVES AND ELIGIBLE ACTIVITIES

Each activity funded by the County's CDBG Program addresses at least one of HUD's National Objectives. The three National Objectives are:

- **Benefit low and moderate-income persons** (as an Area Benefit, Limited Clientele, Housing, or Job Creation/Retention activity)
- **Aid in the prevention or elimination of slums or blight** (on an Area Basis, Spot Basis, or a previously approved Urban Renewal project area)
- **Meet an urgent need** (must pose a serious and immediate threat; be of recent origin, unable to be financed by the entitlement, and with no other sources of funding available)

In addition to meeting a National Objective, Lexington County's CDBG funds are used only to implement eligible activities determined by HUD. The Block Grant structure allows the local jurisdiction flexibility in deciding on specific projects that meet the eligibility requirements. This enables the County to best determine its needs and more effectively direct expenditures. The basic types of eligible activities include:

- Activities Related to Real Property (i.e., public facilities and improvements, clearance and demolition, rehabilitation)
- Activities Related to Economic Development (i.e., real property equipment and improvements, micro-enterprise assistance)
- Activities Related to Public Services (i.e., job training and employment, crime prevention, Fair Housing counseling)
- Assistance to Community Based Development Organizations (i.e., neighborhood revitalization, energy conservation)
- Other Activities (i.e., relocation assistance, loss of rental income, assistance to institutions of higher learning)
- Planning and Administration

During the program year, most applicable activities addressed the National Objective of benefit to low and-moderate income persons and two activities addressed the elimination of slums or blight.

HOME Investment Partnerships (HOME) Program

The primary objective of the HOME Investment Partnerships (HOME) Program is to create affordable housing for LMI households. HOME provides formula grants to states and localities that communities use—often in partnership with local nonprofit groups—to fund a wide range of activities that build, buy, and/or rehabilitate affordable housing for rent or homeownership or provide direct rental assistance to low-income people.

*Lexington County, South Carolina
Program Year 2009 Consolidated Annual Performance and Evaluation Report*

DISPLACEMENT / RELOCATION

The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 requires that an activity using federal funds that serves to displace or relocate individuals of low- and moderate-income be undertaken in a specific manner, as prescribed by law, in order to minimize the impact on the individual.

There were two (2) HOME Rehabilitation recipients that were temporarily relocated through the optional temporary relocation plan. One (1) of the relocations resulted in a \$65 expenditure for an overnight stay at a local hotel.

PROGRAM INCOME

There was no program income generated by any of the CDBG or HOME activities during the program year. Within the CDBG program, there were no revolving loan programs, float funded activities, sale of property, loan repayments, lump sum draw down payments, or other activity that would generate income.

Self-Evaluation

The CDBG and HOME programs have helped Lexington County and its subrecipients address housing and redevelopment problems. The program funds have been used for home repairs, downpayment assistance, planning studies, construction of waterlines, facility improvements, demolition and clearance, assist domestic violence shelters, summer camp and food pantry operation.

The County's overall annual performance for July 1, 2009 through June 30, 2010 shows that we've made great advances in achieving our established goals as stated in the in the approved Action Plan. Ten (10) projects were completed this year and the seventeen (17) projects that were continued are expected to be complete in Program Year 2010. The County successfully met HUD's annual test for timeliness of expenditures and projects are proceeding on schedule and within established budgets. The HOME Program provided seventy-five (75) households \$5,000 in downpayment and/or closing cost assistance, seven (7) households were assisted with repairs to their homes, and the CHDO, Carolina Community Development Corporation, completed the construction of one house to sale to a low-to-moderate income household.

PERFORMANCE MEASUREMENT

On March 7, 2006 HUD established its standards for performance measurement through the publication of the *Notice of Outcome Performance Measurement System for Community Planning and Development Formula Grant Programs* in the Federal Register. As described in the Federal Register, the outcome performance measurement system enables HUD to collect information on the outcomes of activities funded with CPD formula grant assistance and to aggregate that information at the national, state, and local level. As of October 1, 2006 HUD required this performance measurement information on all CDBG-funded projects.

Each project or activity funded by the Lexington County CDBG and HOME programs are assigned one of the three objectives that relate to the statutory purposes of the program:

- 1. Creating a Suitable Living Environment:** In general, this objective relates to activities that are designed to benefit communities, families or individuals by addressing issues in their living environment. It relates to activities that are intended to address a wide range of issues faced by LMI persons from physical problems with their environment, such as poor quality infrastructure, social issues such as crime prevention, literacy, or health services.
- 2. Providing Decent Housing:** The activities that typically would be found under this objective are designed to cover the wide range of housing possible under CDBG. This objective focuses on housing programs where the purpose of the program is to meet individual family or community needs.
- 3. Creating Economic Opportunities:** This objective applies to types of activities related to economic development, commercial revitalization, or job creation.

For each objective selected for a specific project, one of three outcome categories that best reflect what is proposed to be achieved by funding that activity is chosen. The three outcome categories are:

- 1. Improving Availability or Accessibility:** This outcome category applies to activities that make services, infrastructure, public services, housing, or shelter available or accessible to low- and moderate-income persons, including those with disabilities. In this category, accessibility not only refers to physical barriers, but also to making the affordable basics of daily living available and accessible (i.e., increased access to various services, housing units, or facilities) to low- and moderate-income persons. Where a service or facility did not exist, the assistance provided results in “new” access to that service or facility. Where a service or facility was limited in size or capacity, and the assistance expanded the existing service or facility, the result would be improved access.
- 2. Improving Affordability:** This outcome category applies to activities that provide affordability in a variety of ways in the lives of low- and moderate-income people. It can include creating or maintaining affordable housing, basic infrastructure hookups, or services such as transportation or daycare.
- 3. Improving Sustainability:** This outcome applies to projects where the activity or activities are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low- and moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

The three objectives are combined with the three outcome categories to come up with a matrix of nine potential outcome statements. These objectives, outcomes and outcome strategies are reviewed and assigned to each project and entered into HUD’s Integrated Disbursement and Information System (IDIS) to comply with the performance measurement regulations.

OUTCOME STATEMENT MATRIX			
	Outcome 1: Availability or Accessibility	Outcome 2: Affordability	Outcome 3: Sustainability
Objective 1: Suitable Living Environment	Enhance Suitable Living Environment through Improved Accessibility	Enhance Suitable Living Environment through Improved or New Affordability	Enhance Suitable Living Environment through Improved or New Sustainability
Objective 2: Decent Housing	Create Decent Housing with Improved or New Availability	Create Decent Housing with Improved or New Affordability	Create Decent Housing With Improved or New Sustainability
Objective 3: Economic Opportunities	Provide Economic Opportunity through Improved or New Accessibility	Provide Economic Opportunity through Improved or New Affordability	Provide Economic Opportunity through Improved or New Sustainability

Citizen Participation

A notice of availability for public review of the Consolidated Annual Performance and Evaluation Report (CAPER) was published on August 12, 2010 in *The State* newspaper. This notice was published in the "Neighbors" section in all Lexington County zones for better visibility and coverage.

A public hearing will be held August 25, 2010, at 1:00 p.m. to receive comments on the CAPER. The 15-day public comment period will begin August 12, 2009 and end August 27, 2009.

Four staff persons attended the public hearing. There were no comments received.

NOTICE OF AVAILABILITY AND PUBLIC HEARING
Lexington County
Community Development Block Grant Program

Consolidated Annual Performance and Evaluation Report (CAPER)

The County of Lexington Community Development Department announces the availability of the draft CAPER for public review covering the period July 1, 2009 – June 30, 2010. The CAPER is an annual report and evaluation of Lexington County's Community Development Block Grant and Home Investment Partnerships programs.

Public review and comment on the draft CAPER is invited. Copies may be obtained by calling the Lexington County Community Development Department at (803) 785-8121 or by e-mailing rdean@lex-co.com. Written comments will be accepted through August 27, 2010 and should be addressed to Rhonda Dean, Lexington County Community Development Department, 212 South Lake Drive, Suite 401, Lexington, SC 29072.

Housing and Community Development Needs

A public hearing to solicit comments on the draft CAPER and housing and community development needs is scheduled for Wednesday, August 25 at 1:00 p.m. The hearing will be held in the Community Meeting Room at the Lexington County Health and Human Services Building located at the Red Bank Crossing Complex 1070 South Lake Drive in Lexington.

Lexington County does not discriminate on the basis of age, color, religion, sex, national origin, familial status, or disability and handicapped status in the admission or access to, or in the treatment or employment within, its federally-assisted programs and activities.

Date of Notice: August 12, 2010

Program Year 2009 Federal Reports

- **CDBG Program Financial Summary Report**
- **HOME Program Match Report**
- **HOME Program Annual Performance Report**

IDIS

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
PR 26 - CDBG Financial Summary Report

DATE: 9/28/2010
TIME: 3:59:02 pm
PAGE: 1/2

Grantee	LEXINGTON COUNTY , SC
Program Year	2009
PART I: SUMMARY OF CDBG RESOURCES	
01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	1,892,507.21
02 ENTITLEMENT GRANT	1,500,177.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	0.00
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	3,392,684.21
PART II: SUMMARY OF CDBG EXPENDITURES	
09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	958,063.97
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	958,063.97
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	373,042.39
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	1,331,106.36
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	2,061,577.85
PART III: LOWMOD BENEFIT THIS REPORTING PERIOD	
17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	949,298.97
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	949,298.97
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	99.09%
LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS	
23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2009 PY: 2010 PY: 2011
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	949,298.97
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	949,298.97
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	100.00%
PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS	
27 DISBURSED IN IDIS FOR PUBLIC SERVICES	132,004.32

IDIS

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
PR 26 - CDBG Financial Summary Report

DATE: 9/28/2010
TIME: 3:59:02 pm
PAGE: 2/2

28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	76,456.68
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	4,644.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	203,817.00
32 ENTITLEMENT GRANT	1,500,177.00
33 PRIOR YEAR PROGRAM INCOME	0.00
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,500,177.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	13.59%
PART V: PLANNING AND ADMINISTRATION (PA) CAP	
37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	373,042.39
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	418.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	137,152.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	236,308.39
42 ENTITLEMENT GRANT	1,500,177.00
43 CURRENT YEAR PROGRAM INCOME	0.00
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,500,177.00
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	15.75%

Annual Performance Report HOME Program

U.S. Department of Housing
and Urban Development
Office of Community Planning
and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/MI) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31.	This report is for period (mm/dd/yyyy)		Date Submitted (mm/dd/yyyy)
Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	Starting	Ending	

Part I Participant Identification

1. Participant Number	2. Participant Name		
3. Name of Person completing this report		4. Phone Number (Include Area Code)	
5. Address	6. City	7. State	8. Zip Code

Part II Program Income

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period	2. Amount received during Reporting Period	3. Total amount expended during Reporting Period	4. Amount expended for Tenant-Based Rental Assistance	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5
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Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)			f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
A. Contracts					
1. Number					
2. Dollar Amount					
B. Sub-Contracts					
1. Number					
2. Dollar Amount					
	a. Total	b. Women Business Enterprises (WBE)	c. Male		
C. Contracts					
1. Number					
2. Dollar Amount					
D. Sub-Contracts					
1. Number					
2. Dollar Amounts					

Part IV Minority Owners of Rental Property

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

	a. Total	Minority Property Owners				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Number						
2. Dollar Amount						

Part V 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. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost	Minority Business Enterprises (MBE)			f. White Non-Hispanic
Households Displaced	a. Total	b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Parcels Acquired						
2. Businesses Displaced						
3. Nonprofit Organizations Displaced						
4. Households Temporarily Relocated, not Displaced						
5. Households Displaced - Number						
6. Households Displaced - Cost						

U.S. Department of Housing and Urban Development
 Office of Community Planning and Development
 Integrated Disbursement and Information System
 HOME
 Housing Performance Report - LEXINGTON COUNTY , SC

Program HOME
 Date Range
 Home Tenure Type Rental , Homebuyer , Homeowner Rehab, TBRA

Objectives	Availability / Accessibility		Outcomes Affordability		Sustainability		Total by Objective		# of Total Units Brought to Property Standard		Of the Total Units, the # occupied by Households <= 80% AMI	
	Units	\$	Units	\$	Units	\$	Units	\$	Units	\$	Units	\$
Suitable Living	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Decent Housing	0	0.00	82	507,139.45	0	0.00	82	507,139.45	82	507,139.45	82	507,139.45
Economic Opportunity	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Total by Outcome	0	0.00	82	507,139.45	0	0.00	82	507,139.45	82	507,139.45	82	507,139.45

HOME Match Report

U.S. Department of Housing and Urban Development
Office of Community Planning and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Match Contributions for Federal Fiscal Year (yyyy)
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Part I Participant Identification

1. Participant No. (assigned by HUD)	2. Name of the Participating Jurisdiction			3. Name of Contact (person completing this report)		
5. Street Address of the Participating Jurisdiction				4. Contact's Phone Number (include area code)		
6. City		7. State	8. Zip Code			

Part II Fiscal Year Summary

1. Excess match from prior Federal fiscal year	\$	
2. Match contributed during current Federal fiscal year (see Part III.9.)	\$	
3. Total match available for current Federal fiscal year (line 1 + line 2)		\$
4. Match liability for current Federal fiscal year		\$
5. Excess match carried over to next Federal fiscal year (line 3 minus line 4)		\$

Part III Match Contribution for the Federal Fiscal Year

1. Project No. or Other ID	2. Date of Contribution (mm/dd/yyyy)	3. Cash (non-Federal sources)	4. Foregone Taxes, Fees, Charges	5. Appraised Land / Real Property	6. Required Infrastructure	7. Site Preparation, Construction Materials, Donated labor	8. Bond Financing	9. Total Match

1. Project No. or Other ID	2. Date of Contribution (mm/dd/yyyy)	3. Cash (non-Federal sources)	4. Foregone Taxes, Fees, Charges	5. Appraised Land / Real Property	6. Required Infrastructure	7. Site Preparation, Construction Materials, Donated labor	8. Bond Financing	9. Total Match

Public reporting burden for this collection of information is estimated to average 45 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

Instructions for the HOME Match Report

Applicability:

The HOME Match Report is part of the HOME APR and must be filled out by every participating jurisdiction that incurred a match liability. Match liability occurs when FY 1993 funds (or subsequent year funds) are drawn down from the U.S. Treasury for HOME projects. A Participating Jurisdiction (PJ) may start counting match contributions as of the beginning of Federal Fiscal Year 1993 (October 1, 1992). A jurisdiction not required to submit this report, either because it did not incur any match or because it had a full match reduction, may submit a HOME Match Report if it wishes. The match would count as excess match that is carried over to subsequent years. The match reported on this form must have been contributed during the reporting period (between October 1 and September 30).

Timing:

This form is to be submitted as part of the HOME APR on or before December 31. The original is sent to the HUD Field Office. One copy is sent to the

Office of Affordable Housing Programs, CGHF
Room 7176, HUD, 451 7th Street, S.W.
Washington, D.C. 20410.

The participating jurisdiction also keeps a copy.

Instructions for Part II:

1. **Excess match from prior Federal fiscal year:** Excess match carried over from prior Federal fiscal year.
2. **Match contributed during current Federal fiscal year:** The total amount of match contributions for all projects listed under Part III in column 9 for the Federal fiscal year.

3. **Total match available for current Federal fiscal year:** The sum of excess match carried over from the prior Federal fiscal year (Part II, line 1) and the total match contribution for the current Federal fiscal year (Part II, line 2). This sum is the total match available for the Federal fiscal year.

4. **Match liability for current Federal fiscal year:** The amount of match liability is available from HUD and is provided periodically to PJs. The match must be provided in the current year. The amount of match that must be provided is based on the amount of HOME funds drawn from the U.S. Treasury for HOME projects. The amount of match required equals 25% of the amount drawn down for HOME projects during the Federal fiscal year. Excess match may be carried over and used to meet match liability for subsequent years (see Part II line 5). Funds drawn down for administrative costs, CHDO operating expenses, and CHDO capacity building do not have to be matched. Funds drawn down for CHDO seed money and/or technical assistance loans do not have to be matched if the project does not go forward. A jurisdiction is allowed to get a partial reduction (50%) of match if it meets one of two statutory distress criteria, indicating "fiscal distress," or else a full reduction (100%) of match if it meets both criteria, indicating "severe fiscal distress." The two criteria are poverty rate (must be equal to or greater than 125% of the average national family poverty rate to qualify for a reduction) and per capita income (must be less than 75% of the national average per capita income to qualify for a reduction). In addition, a jurisdiction can get a full reduction if it is declared a disaster area under the Robert T. Stafford Disaster Relief and Emergency Act.

5. **Excess match carried over to next Federal fiscal year:** The total match available for the current Federal fiscal year (Part II, line 3) minus the match liability for the current Federal fiscal year (Part II, line 4). Excess match may be carried over and applied to future HOME project match liability.

Instructions for Part III:

1. **Project No. or Other ID:** "Project number" is assigned by the C/MI System when the PJ makes a project setup call. These projects involve at least some Treasury funds. If the HOME project does not involve Treasury funds, it must be identified with "other ID" as follows: the fiscal year (last two digits only), followed by a number (starting from "01" for the first non-Treasury-funded project of the fiscal year), and then at least one of the following abbreviations: "SF" for project using shortfall funds, "PI" for projects using program income, and "NON" for non-HOME-assisted affordable housing. Example: 93.01.SF, 93.02.PI, 93.03.NON, etc.

Shortfall funds are non-HOME funds used to make up the difference between the participation threshold and the amount of HOME funds allocated to the PJ; the participation threshold requirement applies only in the PJ's first year of eligibility. [§92.102]

Program income (also called "repayment income") is any return on the investment of HOME funds. This income must be deposited in the jurisdiction's HOME account to be used for HOME projects. [§92.503(b)]

Non-HOME-assisted affordable housing is investment in housing not assisted by HOME funds that would qualify as “affordable housing” under the HOME Program definitions. “NON” funds must be contributed to a specific project; it is not sufficient to make a contribution to an entity engaged in developing affordable housing. [§92.219(b)]

2. **Date of Contribution:** Enter the date of contribution. Multiple entries may be made on a single line as long as the contributions were made during the current fiscal year. In such cases, if the contributions were made at different dates during the year, enter the date of the last contribution.
3. **Cash:** Cash contributions from non-Federal resources. This means the funds are contributed permanently to the HOME Program regardless of the form of investment the jurisdiction provides to a project. Therefore all repayment, interest, or other return on investment of the contribution must be deposited in the PJ’s HOME account to be used for HOME projects. The PJ, non-Federal public entities (State/local governments), private entities, and individuals can make contributions. The grant equivalent of a below-market interest rate loan to the project is eligible when the loan is not repayable to the PJ’s HOME account. [§92.220(a)(1)] In addition, a cash contribution can count as match if it is used for eligible costs defined under §92.206 (except administrative costs and CHDO operating expenses) or under §92.209, or for the following non-eligible costs: the value of non-Federal funds used to remove and relocate ECHO units to accommodate eligible tenants, a project reserve account for replacements, a project reserve account for unanticipated increases in operating costs, operating subsidies, or costs relating to the portion of a mixed-income or mixed-use project not related to the affordable housing units. [§92.219(c)]
4. **Foregone Taxes, Fees, Charges:** Taxes, fees, and charges that are normally and customarily charged but have been waived, foregone, or deferred in a manner that achieves affordability of the HOME-assisted housing. This includes State tax credits for low-income housing development. The amount of real estate taxes may be based on the

post-improvement property value. For those taxes, fees, or charges given for future years, the value is the present discounted cash value. [§92.220(a)(2)]

5. **Appraised Land/Real Property:** The appraised value, before the HOME assistance is provided and minus any debt burden, lien, or other encumbrance, of land or other real property, not acquired with Federal resources. The appraisal must be made by an independent, certified appraiser. [§92.220(a)(3)]
6. **Required Infrastructure:** The cost of investment, not made with Federal resources, in on-site and off-site infrastructure directly required for HOME-assisted affordable housing. The infrastructure must have been completed no earlier than 12 months before HOME funds were committed. [§92.220(a)(4)]
7. **Site preparation, Construction materials, Donated labor:** The reasonable value of any site-preparation and construction materials, not acquired with Federal resources, and any donated or voluntary labor (see §92.354(b)) in connection with the site-preparation for, or construction or rehabilitation of, affordable housing. The value of site-preparation and construction materials is determined in accordance with the PJ’s cost estimate procedures. The value of donated or voluntary labor is determined by a single rate (“labor rate”) to be published annually in the Notice Of Funding Availability (NOFA) for the HOME Program. [§92.220(6)]
8. **Bond Financing:** Multifamily and single-family project bond financing must be validly issued by a State or local government (or an agency, instrumentality, or political subdivision thereof). 50% of a loan from bond proceeds made to a multifamily affordable housing project owner can count as match. 25% of a loan from bond proceeds made to a single-family affordable housing project owner can count as match. Loans from all bond proceeds, including excess bond match from prior years, may not exceed 25% of a PJ’s total annual match contribution. [§92.220(a)(5)] The amount in excess of the 25% cap for bonds may carry over, and the excess will count as part of the statutory limit of up to 25% per year. Requirements regarding

bond financing as an eligible source of match will be available upon publication of the implementing regulation early in FY 1994.

9. **Total Match:** Total of items 3 through 8. This is the total match contribution for each project identified in item 1.

Ineligible forms of match include:

1. Contributions made with or derived from Federal resources e.g. CDBG funds [§92.220(b)(1)]
2. Interest rate subsidy attributable to the Federal tax-exemption on financing or the value attributable to Federal tax credits [§92.220(b)(2)]
3. Contributions from builders, contractors or investors, including owner equity, involved with HOME-assisted projects. [§92.220(b)(3)]
4. Sweat equity [§92.220(b)(4)]
5. Contributions from applicants/recipients of HOME assistance [§92.220(b)(5)]
6. Fees/charges that are associated with the HOME Program only, rather than normally and customarily charged on all transactions or projects [§92.220(a)(2)]
7. Administrative costs