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December 30, 2015

Ms. Henrietta Dobard
Planning & Community Development Representative
U.S. Department of Housing and Urban Development
500 Poydras Street, 9th Floor
New Orleans, LA 70130

Dear Ms. Dobard:

Thank you for your assistance this year with St. Tammany Parish's CDBG Entitlement grant. We continue to build upon the excellent work of previous years and strive to deliver the needed services and improvements for the residents of St. Tammany Parish.

I have attached the 2014-2015 CAPER for your review. Please let us know if you have any questions or concerns.

Happy New Year!

Sincerely,

A handwritten signature in blue ink, appearing to read "Alexandra Wesley-Smith".

Alexandra Wesley-Smith
Program Manager for CDBG & Housing
Department of Health and Human Services
St. Tammany Parish Government



PAT BRISTER
PARISH PRESIDENT

2014 ~ 2015
**Consolidated Annual
Performance and
Evaluation Report**

Public Hearing December 14, 2015

Community Development Block Grant

St. Tammany Parish Government

PR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan.

91.520(a)

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

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

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

Goal	Category	Source/ Amount	Indicator	Unit of measure	Expected	Actual	Percent Complete
Residential Rehabilitation	Affordable Housing	CDBG: \$265,136.00	Homeowner Rehabilitation	Housing Units	50	70	100%
Transit Vouchers	Non Housing Community Development	CDBG: \$30,000.00	Public Service Activities not Housing	Persons Assisted	50	103	100%
Homeless Prevention for Veterans	Homeless Prevention	CDBG: \$200,000.00	Homeless Prevention	Persons Assisted	0	0	0%
Homeless Prevention for Families	Homeless Prevention	CDBG: \$79,000.00	Homeless Prevention	Persons Assisted	15	24	100%
Affordable Housing	Housing Services	CDBG: \$90,000.00	Housing Counseling	Households Assisted	50	169	100%
Affordable Housing	Housing Services	CDBG: \$50,000.00	Community Land Trust	Households Assisted	10	4	100%
STARC Rural Transportation	Non Housing Community Development	CDBG: \$30,000.00	Public Service Activities not Housing	Persons Assisted	10	8	100%

Table 1-Accomplishments Program Year & Strategic Plan PY 2014-2015

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

For 2014-2015, CDBG funds were distributed to various agencies to ameliorate the issues of homeless, affordable housing and elimination of poverty. Activities offering direct services to the LMI population proved to be very successful such as the Housing and Homeless Assistance Program, Habitat for Humanity St. Tammany West and New Day Homeowner Services. The Residential Rehabilitation program generated excellent results for LMI homeowners to received minor home repairs. A successful rehabilitation program leveraged CDBG investments through a partnership with Department of

Energy's Weatherization program. The nonprofit group, World Changers, provides one week intensive home repair effort in targeted LMI neighborhoods. This nationwide, summer program harnesses the energy and enthusiasm of high school age and young adults who descend into a neighborhood and engage residents in community building. Successful collaborations with external programs provide opportunities for leveraging other community resources. Tangible results in the areas of neighborhood stabilization and economic development are fundamental for a community's growth potential and create the foundation for sustainable resiliency to weather the fluctuations in population, economic downturns, and changes in public policy.

Long range planning efforts led to the formulation of a strategy to mitigate water quality issues. CDBG investments were earmarked to support four new water and sewer infrastructure projects. A short term strategy, the sewer repair program, targeted LMI households possessing non-compliant wastewater discharge systems. These repairs positively impact the quality of the discharge water, contribute to a cleaner environment, and improve the quality of life and public health.

The construction of the roof for the Peter Atkins Park Basketball Court, originally programmed in 2012, was completed in August. This city of Covington project was delayed due to the coordination of multiple funding sources. Construction began early 2015 and was completed within x months. As an area wide project, the reported beneficiaries are 1,010 LMI individuals.

The program can report the number of successful activities which provide services to repeat clients demonstrating the need for such services in the community. Overall 5,073 Parish residents received services through CDBG funded programs.

One program, Homeless Prevention for Veterans, was withdrawn when the veteran's organization was unable to secure additional funds to support the project. The CDBG funds were reallocated to the NAMI demolition and rehabilitation projects via a substantial amendment published on June 4, 2015. The NAMI project will remove hurricane damaged buildings and renovated one building to be used as a day center. These improvements will provide decent and safe living conditions for the chronically disabled persons residing on the parish's Safe Haven Campus.

CR-10 - Racial and Ethnic composition of families assisted

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

RACE & Ethnicity	CDBG	HOME	HOPWA
African American/Black	193	N/A	N/A
Asian	0	N/A	N/A
Native America	0	N/A	N/A
White	178	N/A	N/A
Other	6	N/A	N/A
TOTAL	377	N/A	N/A

Hispanic	5	N/A	N/A
Non Hispanic	372	N/A	N/A
TOTAL	377	N/A	N/A

Table 2 Table of assistance to racial and ethnic populations by source of funds PY 2014-2015

According to an October 2014 study by the Greater New Orleans Community Data Center, St. Tammany Parish demographics have changed between the periods of 2000 to 2013. Due in part to its natural beauty and excellent public schools, St. Tammany Parish was the fastest growing Parish in the state for many years prior to, and following, Hurricane Katrina. The Parish experienced a population increase of 21% from 191,268 in 2000 to 242,333 in 2013 due in part to an in-migration by residents from locations substantially impacted by Hurricane Katrina. As a result, the racial and ethnic diversity has increased while the white population decreased. For example, the African-American population has increased 2%, from 9.8% to 11.8% and the Hispanic population increased 2.7%, from 2.5% to 5.2%. These demographic patterns are similar to other Parishes in the New Orleans SMA where other racial and ethnic groups have increased in population. In contrast, the white population in St. Tammany Parish has decreased from 85.3% to 79.7% (or 5.6%) though it remains the majority population. For beneficiaries of the CDBG program, 47% (177) were white and 50% (186) were African American, 1% (6) reported as Other.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Expected Amount Available 2014-2015	Actual Amount Expended Program Year 2014-2015
CDBG	HUD E	\$930,170	\$848,780.95
Other	Community Services Block Grant	\$423,709	\$423,709
Other	Federal Transit Administration	\$4,420,000	\$2,868,944
Other	HUD DRU	\$10,914,916	\$826,645
Other	Louisiana Office of Community Development (Program Income)	\$882,953	\$121,742
Other	Low-Income Home Energy Assistance Program	\$253,413	\$253,413
Other	State of Louisiana ESG	\$25,750	\$25,750
Other	Weatherization Assistance Program	\$253,448.31	\$232,949.17

Table 1 – Resources Made Available

Narrative

The Parish's Community Action Agency administered the CSBG, LIHEAP, ESG and Weatherization programs. The St. Tammany Transit LMI voucher program is administered by the Department of Grants. The Department of Grants also administered numerous CDBG-DR projects that were funded out of the HUD-DR office and the Louisiana Office of Community Development Disaster Recovery Unit. These projects included the construction of an Emergency Communications Tower, a public fishing pier, drainage improvements and numerous sewer system improvement projects. An affordable housing assistance program was also funded with CDBG-DR program income funds and administered jointly through the Departments of Health and Human Services and Grants.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Parishwide	100%	100%	

Table 2 – Identify the geographic distribution and location of investments

For 2014-2015, St. Tammany Parish distributed its CDBG Entitlement funds to organizations and residents living in all sections of the parish. Public service programs- Housing & Homeless Assistance Program – provided emergency rental assistance and utility for homeless prevention services to all parish residents, and St Tammany Transit

distributed free vouchers for transportation services, STARC provided transportation service for disabled residents.

The Residential Rehabilitation Program provided repairs for non-compliant septic systems and weatherization repairs. The World Changers program identified scattered sites in the areas of Covington, Folsom, Lacombe, Abita Springs and parts of unincorporated St. Tammany. The Home Rehabilitation Administration Program coordinated the home repairs to residents across the Parish.

To support affordable housing opportunities two homeownership centers - Habitat for Humanity West and New Day Homeowner Services - located on both sides of the Parish provided financial fitness and money management training, homebuyer training, and individual counseling, and down payment assistance. In addition, the Northshore Housing Initiative's Community Land Trust continues to offer affordable housing by which the Parish maintains ownership of the land through a 99 year ground lease. This program promotes affordable housing opportunities and ultimately lowers the mortgage payment for new buyers.

After a major Watershed study was completed, water and sewer infrastructure projects are in the development stages of environmental, engineering and design planning. Two waterlines will be upgraded in North Slidell and are scheduled for completion in summer 2016. Additionally planning for two neighborhoods on the east side of the Parish in need of sewer upgrades are in development. Identifying additional funding sources for construction are under consideration by the parish administration. A new collaborative effort between the Departments of Environmental Services and Health and Human Services was established to leverage CDBG & EPA funds for the Ozone Woods neighborhood which has been identified as a major hot spot for non-source pollution. A funds have been allocated to repair and/or replace non-compliant septic systems.

In response to the behavioral health crisis, St. Tammany Parish seized the opportunity to revive the Southeast Louisiana Hospital site and create a new "Safe Haven" behavioral health campus. In collaboration with NAMI, three Hurricane Katrina damaged buildings will be demolished and funds will be used for the rehabilitation of a day center to be utilized by persons with chronic mental illness.

Leveraging

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

CDBG funds are used to leverage other Federal and State funding sources for Housing and Community Development. The Parish has received a three year CDBG-DRU allocation of \$1.2 million for its Community Land Trust which will help moderate income families purchased homes with a reduced monthly mortgage. Over the three year period, 30 new homeowners will receive financial assistance, increasing the long term availability of affordable housing in St. Tammany Parish.

As part of a multi-year Federal Transportation Agency grant, \$8,000,000.00 has been allocated to fund a local transit system. Each year CDBG funds are leveraged to provide services for low to moderate income clients through the St. Tammany Transit voucher program. Free transportation vouchers are distributed to local non-profit and government agencies who distribute the vouchers to their low- to moderate-income clients. For PY 2014-2015, monthly transit vouchers were distributed for 1,557 daily and 101 unlimited monthly vouchers. The Priority Transportation for the Disabled program managed by STARC, supplies free vouchers for twice daily services. The vouchers are given to STARC clients for transportation to and from its facilities providing 1,114 units of services for the 8 clients who receive the vouchers.

Two other Departments of Health and Human Services program leverage their resources with CDBG. The St. Tammany Parish Public Health Millage funds are used to supplement the operating budgets for non-profit organizations including Covington Food Bank food distribution, and Good Sams emergency support for seniors. This millage is also used to fund needed health care facilities and programs which were eliminated when the State closed public health units. The Community Action Agency leverages multiple sources of funds for its Emergency Support Grant (ESG), Supportive Housing Program (SHP), Low Income Home Energy Assistance Program (LIHEAP), and Community Service Block Grant (CSBG).

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match

Table 3 – Match Contribution for the Federal Fiscal Year

CR-20 - Affordable Housing 91.520(b)

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

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

DHHS-CAA homeless prevention programs have seen a rise in rent, which put a further financial strain on the families with limited income. Families are consolidating households, resulting in multiple family members living in crowded conditions. DHHS partners with a number of nonprofits organizations and governmental to deliver housing solutions.

The Housing and Homeless Program offered three months of housing and utility assistance for the homeless families. This program successfully stabilized 24 families exceeding its goal of 15, while enabling adults to find suitable work. St. Tammany Parish DHHS offered a residential rehabilitation program to address the sustainability, affordability, and substandard housing issues that affect parish homeowners. St. Tammany's Community Action Agency (CAA) provides emergency funds to help families with rental, mortgage and/or utility assistance payment to prevent homelessness. These programs also help to alleviate poverty by enabling families to achieve sustainability, self-sufficiency, and in some cases, stability of home ownership.

Discuss how these outcomes will impact future annual action plans.

CDBG funds will be targeted to fill the financial gaps for local services providers enabling them to continuously deliver services to their LMI clients. The Community Land Trust program, funded for 3 years by CDBG-E and CDBG –DR, enables low to moderate income households to purchase a home and reduce their mortgage payments.

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

Number of Persons Served	CDBG Actual	HOME Actual
Extremely Low-income	165	N/A
Low-income	140	N/A
Moderate-income	72	N/A
Total	377	N/A

Table 4 – Number of Persons Served

St. Tammany Parish CDBG Entitlement Program is reporting 377 unduplicated beneficiaries, of whom are 100% low to moderate income. All of our programs are designed to benefit low to moderate income families. Home ownership in St. Tammany Parish exceeds the national average of 78% vs 63%, and homeowners experiencing a severe cost burden is 9%- which falls in line with the national average of 10%. Renters also experience a high cost burden of 20% in St. Tammany Parish, where the median gross rent is \$1,005.00 per month. Since 2005, over 1300 new luxury-style apartments were built in the Parish. According to the Community Data Center study, St. Tammany rents are the highest in the metropolitan New Orleans region. Twenty percent of St. Tammany renters experience a severe cost burden of 50% of their income on rents. For this reason, our programs are designed specifically to aid these families which are chronically living with poverty.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

CDBG staff will continue to participate in the monthly meetings of the Committee on Families, Northlake Homeless Coalition and the St. Tammany Housing and Homeless Alliance. These meetings help Parish staff stay current with the issues that are affecting the homeless population and the organizations that serve them.

A major result of St. Tammany Housing and Homeless Alliance efforts is the establishment of a local affiliate of the national Family Promise organization. The local chapter was successfully launched in May 2015 with assistance provided by the Public Health millage and CDBG-DR funds. Family Promise provides shelter, case management, life skills education, and transportation assistance for homeless families. The program is designed to ensure children attend school, families stay together, and case management guides them to self-sufficiency.

The Homeless and Housing Assistance Program (HHAP), initiated in 2015, successfully helped 24 families by providing rental and utility assistance for 3 months. Families also participated in money management classes. Through intensive case management, 90% of the families have achieved self-sufficiency.

Addressing the emergency shelter and transitional housing needs of homeless persons

In order to address the needs of homeless persons, the Parish has provided rental, mortgage and utility assistance directly to clients in need, and has provided transitional and supportive housing to those who have become homeless.

The Parish's Community Action Agency helps eliminate barriers to affordable housing for homeless families with children by providing a Supportive Housing Program. This program helps adults gain job skills, education, permanent employment, parenting skills, counseling, day care for children, and any other services deemed appropriate that will lead to self-sufficiency of the family. As the families develop stability and no longer need the financial services, CAA continues a relationship with them so they are not isolated from the community again. CAA also uses funds from the State ESG program to help the needs of the homeless by paying rent and mortgage costs.

In addition to in-house efforts to reduce homelessness, DHHS staff members are active participants in the St. Tammany Housing and Homeless Alliance which was an integral part of developing a local Family Promise chapter in the Parish. The Alliance also focuses on case management and permanent solutions to homelessness. DHHS also participates in the Northlake Homeless Coalition meetings and initiatives. In addition, St. Tammany Parish's CAA manager serves on their board.

The Homeless and Housing Assistance Program, initiated in 2015, successfully helped 24 families by providing rental and utility assistance for 3 months. Ten families also participated in money management classes and intensive case management. CAA reports that 90% of the families have achieved self-sufficiency.

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

Nonprofit organizations in the Parish have provided transitional housing to homeless persons. The Northshore branch of Volunteers of America receives HUD funds that are used to provide supportive and transitional housing to the homeless. These funds are distributed to homeless individuals and families throughout the Parish and can be used to provide transitional housing. Supportive housing funds provide permanent shelter for some homeless individuals.

The Parish's Community Action Agency helps eliminate barriers to affordable housing for homeless families with children by providing a Supportive Housing Program. This program helps adults gain job skills, education, permanent employment, parenting skills, counseling, day care for children, and any other services deemed appropriate that will lead to self-sufficiency of the family. As the families develop stability and no longer need the financial services, CAA continues a relationship with them so they are not isolated from the community again. In addition, DHHS staff members actively participate in the St. Tammany Housing and Homeless Alliance which focuses on immediate needs, lack of sheltering options, and also removing barriers to affordable housing and permanent solutions to homelessness.

Emergency Solutions Grant (ESG) funds were used in-house this year to provide homeless prevention assistance through rent or mortgage assistance. LIHEAP funds were used to provide utility assistance to low-income homeowners so that their homes would be made suitable. During this reporting period, the Parish employees who

administered the Parish's minor home repair programs served homeowners. LIHEAP, World Changers, and both House Repair Programs help prevent homelessness by making housing sustainable. St. Tammany Parish has partnered with the Volunteers of America, Greater New Orleans and designated CDBG funds to a project that addresses the housing needs of the disabled, elderly, and low-income. Through the Residential Rehabilitation program, the Parish provides home repairs and weatherization assistance to low- to moderate-income homeowners. The frail elderly, disabled, large families and those of very low income status receive priority assistance. This program also allows for handicap accessibility improvements to be made on low income households.

St. Tammany Parish provides referrals to the homeless centers, such as Safe Harbor for women who are survivors of domestic violence, for those with mental illness such as Sunshine House, and Miramon Center for homeless males, along with other shelters that may open during the project period. Parish funding priority will be given to shelters with supportive services that serve victims of domestic violence, the severely mentally ill, and substance abusers. Helping house the homeless and providing assistance that will help them achieve independent living status will be given priority.

St. Tammany Parish Government is addressing the needs of the homeless population through the active participation in groups that work to end homelessness. The Housing and Homeless Alliance serves the homeless by actively addressing the homeless/sheltering needs of the Parish. Through coordination with DHHS and local organizations, the Housing and Homeless Alliance has established a faith based family shelter initiative where homeless families could stay together and rotate through a series of church-run mini-shelters. DHHS staff members also actively participate in the Northlake Homeless Coalition and the CAA Manger serves on the board. The NHC has developed a 10-year plan to reduce chronic homelessness.

St. Tammany Parish supports the development and operation of permanent supportive housing for the mentally ill by providing Public Health Millage funds to the National Alliance on Mental Illness (NAMI) St. Tammany. Funding received by NAMI St. Tammany is used to support the operation of their housing units for the mentally ill. NAMI St. Tammany has two housing options: group homes and apartments. The NAMI St. Tammany apartments are permanent supportive housing for persons who are able to live independently. The housing manager is on site during regular business hours and helps coordinate transportation and other supportive services.

DHHS continues its partnerships with Florida Parishes Human Services Authority and the Northlake Homeless Coalition to develop additional permanent supportive housing options for persons with mental disabilities as the mentally ill are a large segment of the homeless population. NAMI St. Tammany runs and operates both group homes and apartment homes that serve the mentally ill who might otherwise be homeless due to their

conditions. NAMI provides case management and support to all who participate in their programs.

The Giving Hope Retreat program is located near Hwy 433 and 190 in Lacombe at the site of the former K-Bar-B youth ranch. The location was acquired by New Orleans Mission Foundation in May 2015, and will target homeless veterans with the intention of providing a safe location for respite and rehabilitation. The facility will deliver transitional case management to enable our veterans to return to self-sufficiency and productivity. The types of services to be offered are vocational and education training, behavioral therapy, and medical services.

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

Emergency Solutions Grant (ESG) funds were used in-house this year to provide homeless prevention assistance through rent or mortgage assistance. LIHEAP funds were used to provide utility assistance to low-income homeowners so that their homes would be made suitable. During this reporting period, the Parish employees who administered the minor home repair programs served homeowners. LIHEAP, World Changers, and both House Repair Programs help prevent homelessness by making the housing stock more sustainable. Through the Residential Rehabilitation program, the Parish provides home repairs and weatherization assistance to low- to moderate-income homeowners. This program also allows for handicap accessibility improvements to be made on low income households.

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

Actions taken to address the needs of public housing

Public Housing funds of St. Tammany Parish are controlled by two communities and their Housing Authorities that are not participating in the Parish's Consolidated Plan- Covington and Slidell housing authorities. DHHS invites both authorities to attend fair housing and community outreach events as their services are often requested for referrals. STP is always seeking better communication with both housing authorities and will make an attempt to work with both agencies to combat housing deficiencies for low-income families.

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

St. Tammany Parish CDBG also works with local nonprofit organizations in an effort to increase the number of affordable and decent housing units within the Parish. Habitat for Humanity St. Tammany West and New Day Home Services offered write-down assistance and homeownership counseling for public housing residents seeking the option of home ownership. The write-down assistance is provided at home purchase closings and reduces the amount of the homebuyer's mortgage. Homeownership counseling offered through the two homeownership centers provides education and information to help low-income persons or families to purchase affordable homes. The mission of Habitat for Humanity and New Day is to provide decent, safe, and affordable housing; by supporting their efforts and programs, STPG is in turn fostering affordable housing, which may include residents of public housing.

DHHS will continue to provide resource and referral information to public housing residents and all citizens and local organizations who contact the office looking for resources. This information is posted on the Parish's website and regularly updated.

Actions taken to provide assistance to troubled PHAs

There are two public housing developments in St. Tammany Parish in the municipalities of Slidell and Covington. Slidell receives its own CDBG allocation. Covington Housing Authority is in good standing. Through the Housing and Homeless Alliance and the Commission on Families, successful outreach efforts to establish better communication and collaboration are possible.

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

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

Overall, affordability is a barrier to homeownership. The cost of home ownership can be expensive in St. Tammany Parish compared to other Louisiana parishes. The median price of a house in St. Tammany is \$194,000.00 and the median household income is \$60,799.00. In comparison, on the state level, the median price of a house in Louisiana is \$138,900.00 and the median household income is \$44,874.00. As well, the high costs of land, elevation requirements, home owners insurance, and for some areas, of the flood insurance, increase the barriers to home ownership. Renters also experience a high cost burden- 44.1% of rental households pay for the 35% of their income for housing. The median gross rent is \$1,005.00 per month. We anticipate receiving new housing data as the results of a community needs assessment is commissioned in 2016.

Several housing related activities were designed to overcome the barriers to affordable housing. Residents successfully completing the Homeless and Housing Assistance Program are directed to the homeownership centers as part of the pathway from homelessness to self-sustainability and home ownership. These homeownership centers provided home buyer training and Individual Development Account (IDA) information to families seeking to stabilize their housing situation and aid in the prevention of homelessness. These services include pre-purchase counseling, credit repair, money management classes, and home buyer training classes.

An effort to reduce the number of persons living below the poverty level, St. Tammany Parish Government continued the write down assistance program to enable the homeownership centers to assist purchasers with a \$1,000.00 down payment subsidy. This reduction in mortgage reduces the costs of monthly payments, therefor freeing up additional earned income. The homeowner centers also provide homebuyer training, financial fitness, and pre-purchase counseling. These courses, training or workshops provided needed and valuable information to potential homebuyers.

Community Land Trust

The Northshore Housing Initiative has launched its Community Land Trust program with administrative funding from CDBG. Funds were used for the salary and benefits for one or more employees of the Northshore Housing Initiative (NHI), which is the St. Tammany Community Land Trust. The NHI also received CDBG funds from the Louisiana Office of Community Development Disaster Recovery Unit that are used to cover the acquisition costs of the land on which a LMI home buyer's property is located. The NHI purchases

the land while the home buyer finances the cost of the house (less the cost of the land) making the house more affordable. Entitlement funds were used to supplement the salary and benefits of the NHI's executive director who provided assistance to the home buyer before, during and after the home buying process. The NHI will help the LMI home buyer locate a home or property, seek financing, and receive all the applicable education and home buyer counseling services.

The Biggert-Waters Act (BWA)

St. Tammany is a recipient of Hazard Mitigation and Severe Repetitive Loss funds from FEMA. The Parish uses these funds to assist homeowners in elevating their homes to the appropriate level as indicated by FEMA. Ideally, this will help prevent certain homes from becoming unaffordable due to the new BWA laws.

NIMBYISM

Many of the Parish's elected officials agree that there is a need for affordable workforce housing in our community. CDBG staff communicates with local officials while the Northshore Housing Initiative is presenting an informational campaign to the public that teaches them community about the benefits and needs of workforce housing.

High Cost of Land

The Parish is collaborating with the local land trust, the Northshore Housing Initiative, by providing non-entitlement CDBG funds received from the State Office of Community Development. These funds enabled NHI's Community Land Trust Program to provide financial assistance to qualified homebuyers for the purchase of homes by covering the cost of and retaining ownership of the land on which the home resides. This effort decreases the purchase price for the homebuyer and makes the home more affordable to future buyers.

HMGP

The Hazard Mitigation Grant Program provides funds to enable homeowners to elevate their homes in areas of the Parish which were hardest hit by hurricanes. By elevating a home, a homeowner can reduce the expense of their FEMA flood insurance. This allows families to remain in the homes, and protect their asset and investment, while preventing the permanent de-population of flood prone neighborhoods and ensuring a healthy and vibrant community. Many of these communities are populated by long term residents who have been forced to evacuate each time a major storm has impacted the area. By providing the option of elevation, families who have experienced repeated flooding will now be able to return home quickly and resume to their normal activities.

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

The Parish's Community Action Agency helps eliminate barriers to affordable housing for homeless families with children through its Supportive Housing Program. This program helps adults gain job skills, education, permanent employment, parenting skills, counseling, day care for children, and any other services deemed appropriate that will lead to self-sufficiency of the family. As the families develop stability and no longer need the financial services, CAA continues a relationship with them so they are not isolated from the community again. CAA uses funds from its Emergency Solutions Program and Supportive Housing Programs to assist homeless families and individuals in securing housing through rapid re-housing.

DHHS will continue to provide resource and referral information to public housing residents and all citizens and local organizations who contact the office looking for resources. This information is posted on the Parish's website and regularly updated.

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

DDHS staff has purchased lead paint testing equipment used for the Weatherization Assistance Program. In order to reduce lead-based paint hazards, the Parish distributed informational lead-based paint brochures to any person or family who received housing, weatherization, or public assistance from the Parish. Lead-based paint hazard information was also posted in all Parish offices that are open to the public. Public libraries and nonprofit organizations have the option to post and distribute this information as well.

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

The Parish's Community Action Agency helps eliminate barriers to affordable housing for homeless families with children through its Supportive Housing Program (SHP). This program helps adults gain job skills, education, permanent employment, parenting skills, counseling, day care for children, and any other services deemed appropriate that will lead to self-sufficiency of the family. As the families develop stability and no longer need the financial services, CAA continues a relationship with them so they are not isolated from the community again. CAA uses funds from its Emergency Solutions Program and Supportive Housing Program to assist homeless families and individuals in securing housing through rapid re-housing.

The Housing and Homeless program offered three months of housing and utility assistance for the homeless families. This program successfully stabilized families while enabling adults to find suitable work. These programs have seen a rise in rent, which put a further financial strain on the families with limited income. Families are consolidating households, resulting in multiple family members living in crowded conditions.

The Parish has been awarded \$10,914,916 from CDBG –DR Hurricane Isaac allocation for projects to establish a local community college and cultural arts district to enable local

students and residents to advance their skill level to necessary for develop high skill/high wage jobs of the future. CDBG-DR funds are also being used to support program delivery for Family Promise.

DHHS will continue to provide resource and referral information to public housing residents and all citizens and local organizations who contact the office looking for resources. This information is posted on the Parish's website and regularly updated.

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

The Grants Project Manager - CDBG regularly updates the Administrative Manual to keep current on the latest updates from HUD and from other related governmental agencies.

The Parish initiated a Process Improvement Task force in December 2013 to address inefficiencies in standard operating procedures. This process is intended to identify areas of operations for improvement and deliver high quality services to the tax paying public.

In order to ensure compliance with programs and comprehensive planning requirements during the last year, the Parish has completed the following:

- staff attended four HUD trainings and 41 conferences
- evaluated and revised policies and procedures
- sought technical assistance from CDBG consultant and HUD representatives
- developed standardized checklists and forms
- monitored subrecipients monthly through reporting
- communicated monthly and provided technical assistance to subrecipients regarding their progress in reaching their goals
- completed the 2015 – 2016 Annual Plan
- held two public hearings and recorded public comments

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

There are two public housing developments in St. Tammany Parish in the municipalities of Slidell and Covington. Slidell receives its own CDBG allocation. Through the Housing and Homeless Alliance and the Committee on Families, successful outreach efforts to establish better communication and collaboration are possible.

DHHS will continue to provide resource and referral information to public housing residents and all citizens and local organizations who contact the office looking for resources. This information is posted on the Parish's website and regularly updated.

In accordance with the planning process, two public hearings were held during the Plan development stage. Meeting notices for the public hearings were publicized in the *St. Tammany Farmer* (the official St. Tammany Parish journal) and on the Parish's website. E-mails were also distributed to local government agencies and nonprofit organizations to alert them of the hearings as well. The hearings were in the afternoon and evening hours on different days of the week in an effort to accommodate both those who attended during working hours on behalf of their employers and those who attended after working hours as Parish citizens. An additional 30 day public review process was provided for the public to have a chance to review and comment upon the Annual Action Plan document before it was sent to HUD.

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

St. Tammany Parish is in process of revising its Fair Housing Policies as directed by HUD.

To date it has found three primary impediments to fair housing. These impediments are:

1. Limited choice in affordable housing due to unit availability;
2. Negative public opinion of affordable housing; and
3. A lack of public information regarding fair housing and housing assistance.

These impediments to fair housing are all currently being addressed by either the Parish or by other institutions or organizations who intend to create more fair and affordable housing within the Parish.

The Parish currently has a fair housing ordinance. Through seminars and regular communication with the Greater New Orleans Fair Housing Action Center, DHHS was able to bring more information about Fair Housing to the business community and residents throughout the parish. In addition, local non-profit organizations and government municipalities have formed a St. Tammany Housing and Homeless Alliance which DHHS and CAA actively participate in. This Alliance was created to specifically address issues in St. Tammany Parish such as this impediment to fair housing and the others that exist in our jurisdiction.

CDBG staff continue to seek opportunities to deepen their knowledge of Fair Housing by attending seminars to learn more about laws and compliance. Residents are able to get information about housing rights and counseling through referrals and literature available through the DHHS office. The Parish has Fair Housing posters advertised in government buildings around the area. Calls received by the Health and Human

Services offices with questions about housing assistance are referred to an organization that is able to help them. Program flyers are available in both English and Spanish, to those who may be eligible for the housing repair assistance. And DHHS and CAA staff members participate in coalitions, alliances, and networking groups to help address this problem.

Through our Residential Rehabilitation program, we have historically partnered with local non-profit organizations who have provided repairs to the most vulnerable segments of our community: the elderly, the disabled, families with children, and households with limited incomes that are at a higher risk of housing discrimination. Through our programs and partnerships, the collective outreach efforts reflect a deep knowledge and comprehensive experience in providing community based rehabilitation.

When an applicant applies for assistance, a prioritization of the persons is performed, assessing the resources available to their organization, and evaluating their ability to provide the required repairs. In addition, St. Tammany Parish's home repair, weatherization program, targets health and safety issues of the home. 100% of the residents receiving benefits from CDBG-funded programs are extremely low, or low income individuals and families.

CR-40 - Monitoring 91.220 and 91.230

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

In order to ensure compliance with programs and comprehensive planning requirements during the last year, the Department of Health and Human Services has completed the following:

- Four (4) staff attended HUD trainings and forty one (41) conferences related to community development;
- Evaluated and revised policies and procedures;
- Sought technical assistance from CDBG consultant and HUD representatives;
- Developed standardized checklists and forms;
- Monitored subrecipients monthly through reporting and annual site visits;
- Communicated monthly and provided technical assistance to subrecipients regarding; their progress in reaching their goals;
- Completed the 2015 – 2016 Annual Plan;
- Held two (2) public hearings and recorded public comments;
- Was successfully monitored by HUD

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

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

The three branches of the Department of Health and Human Services – CDBG, Public Health, and Community Action Agency (CAA) - and St. Tammany Parish staff maintain consistent communication throughout the year with local organizations that have specific interests in on-going efforts to addresses the community's concerns regarding workforce housing, neighborhood improvement, and economic opportunities. The data gathering process occurs throughout the year. In preparation of the Annual Action Plan, public hearings, emails, dialogues, formal and informal gatherings, and one on one meeting was utilized to generate discussions and comments which ultimately facilitated the development of the plan.

The Parish of St. Tammany adopted a Citizen Participation Plan in 2008. This plan is still in use. In these meetings, the summary of the Annual Action planning process was presented, and opportunities for citizen input was allotted. Written, phone-in, and E-

mailed comments were also encouraged. This year, two public hearings were held in order to solicit community input:

- July 1st, 2015 at the Parish Council Chambers
- December 14th, 2015 at the Parish Council Chambers

In accordance with the planning process, two public hearings were held during the planning and development stages. Meeting notices for the public hearings were publicized in the *St. Tammany Farmer* (the official St. Tammany Parish journal) and on the Parish's website. E-mails were also distributed to local government agencies and nonprofit organizations to alert them of the hearings as well. The hearings were in the afternoon and evening hours on different days of the week in an effort to accommodate both those who attended during working hours on behalf of their employers and those who attended after working hours as Parish citizens. An additional 30 day public review process was provided for the public to review and comment upon the Annual Action Plan document before it was sent to HUD.

Input from the community contributed to the establishment of housing and community development goals. Parish staff reviewed public input and comments as they were submitted. Staff weighed the priorities of Parish administration in conjunction with citizen input, and then presented a proposed project plan to Parish administration for consideration and approval. A draft of the Annual Action Plan and projects proposed for the Annual Action Plan were posted on the Parish's Website on July 3th, 2015 and summaries were presented at a public hearing held that evening. A 30-day comment period ran through August 4th, 2015. Citizens, public agencies, or other interested parties wishing to comment on the plans can do so by E-mail or by mail to the Department of Health and Human Services.

CR-45 - CDBG 91.520(c)

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

The St. Tammany Parish Watershed Management Study, completed in June, 2014, was commissioned to identify specific sites and neighborhoods where outflow of contaminated water is evident. As a result, the Parish will leverage other Parish funds to provide sewer upgrades in the Slidell Manor and Ben Thomas neighborhoods. Waterline improvements will be completed in the Alton and the Ben Thomas neighborhood. In 2013-2014, the Parish allocated \$522,000.00 of CDBG funds to address some of the areas in need of infrastructure improvements that were highlighted in the Watershed Management study.

The emerging behavioral health crisis has prompted the Parish to take considerable note of the need for a comprehensive system of behavioral health care. In addition to funding the demolition and rehabilitation of the NAMI facilities, the Parish has purchased the Southeast Louisiana Campus in May 2015. In November St. Tammany Parish announced the purchase of Northlake Behavioral Health, as part of its vision of developing the Safe Haven campus. The assemblage of the campus is a place where all persons in need of behavioral health care can find that care and begin their path to recovery. The Northlake Behavioral Health is currently serving 129 patients, and employs 345 people.