

# 2020 Annual Action Plan

**City of Gary, Indiana**

*Jerome A. Prince, Mayor*

2016-2020 Consolidated Plan

**2020 Annual Action Plan**

## Executive Summary

### AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

#### 1. Introduction

The 2020 Action Plan describes activities which will be undertaken by the City of Gary for the program year beginning January 1, 2020. The City will use funds granted by the U.S. Department of Housing and Urban Development (HUD) under the Community Development Block Grant (CDBG), Home Investment Partnerships Program (HOME) and Emergency Solutions Grant (ESG) programs.

The City of Gary began preparing its five year Consolidated Plan in 2015. This plan was submitted to HUD and approved in 2016. The 2020 Action Plan is the fifth and the final year of implementation of this five year plan. The Action Plan details the activities the City of Gary will undertake to address housing, homeless and community development needs and local objectives using CDBG, HOME and ESG funds. Programs and activities funded in the Plan intend to primarily benefit low and moderate income residents of the City of Gary. The activities that are funded meet the objectives established by the Consolidated Plan and support its priorities. The City's Division of Community Development is the lead agency in implementing the 2020 Action Plan.

#### 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Gary intends to use CDBG, HOME and ESG funds to coordinate programs, services, and projects to create a decent and suitable living environment to benefit low- and moderate-income households and those with special needs. Use of these funds will address some of the critical needs in Gary, based on the goals and priority needs as outlined in the 2016-2020 Consolidated Plan.

Recognizing the national objectives of the CDBG and specific program regulations, the City intends to use CDBG, HOME and ESG funds to coordinate programs, services, and projects to create a decent and suitable living environment to benefit low- and moderate-income households and those with special needs. Use of these funds will focus on some of the most critical needs in Gary, based on the following goals and priority needs:

**Goal: Housing Priority (High Priority)**

- HS-1 Housing Rehabilitation
- HS-2 Housing ConstructionHS
- 3 Home Ownership
- HS-4 Fair Housing

**Goal: Homeless Priority – (Low Priority)**

- HO-1 Operation/Support
- HO-2 Prevention and Housing
- HO-3 Housing
- HO-4 Continuum of Care

**Goal: Special Needs Priority- (Low Priority)**

- SN-1 Social Services
- SN-2 Housing
- SN-3 Public Facilities

**Goal: Community Development Priority – (High Priority)**

- CD-1 Community Facilities
- CD-3 Public Services
- CD-4 Public Safety
- CD-5 Code Enforcement
- CD-6 Revitalization

**Goal: Economic Development Priority - (High Priority)**

- ED-1 Employment
- ED-2 Financial Assistance
- ED-3 Redevelopment Program
- ED-4 Training

**Goal: Administration, Planning, and Management Priority - (High Priority)**

- **AM-1 Overall Coordination** - Provide program management and oversight for the successful administration of Federal, State, and local funding programs, including planning services for special studies, environmental clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.

In 2020 the City will fund a variety of housing and community development activities aimed at expanding availability, maintaining affordability, improving quality of housing, and stabilize neighborhoods. These activities will include:

- Existing homeowners will receive assistance to maintain or upgrade their homes. (34)
- Affordable housing needs of the homeowners and renters will be addressed in a collaborative effort between the City, the neighborhood organizations, Housing Authority, private investors as well as direct support for home repairs and rental assistance. (51)
- Lastly, the City will fund several organizations that will provide a variety of services to a diverse group of population ranging from the youths to the elderly. (2,065)
- The needs of the homeless and those at risk of becoming homeless will be provided by seven activities aimed at creating a comprehensive approach to address the needs and meet the goal of eliminating homelessness in the City. The homeless activities are expected to benefit about 716 people.

As a whole, in 2020, the City's funded activities collectively are expected to benefit more than 12,656 individuals or households.

### **3. Evaluation of past performance**

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

In 2019, the City utilized about \$3,742,476 funds for different housing and community development activities using 2019 or prior year funding as follows:

- CDBG: \$3,218,484
- HOME: \$324,846
- ESG: \$199,146

Total \$3,742,476

Collectively these funds have benefited about 2,863 individuals or households. Specific accomplishments for 2019 program year included:

#### **Economic Development**

- 69 businesses/entrepreneurs with instructor-led classroom training and technical assistance.

#### **Clearance**

- The City demolished and/or cleared 84 structures.

- With Blight Elimination Program funds, the City demolished 15 properties.

## **Housing**

- With CDBG and HOME funds, the City supported affordable housing and rehabilitation programs which resulted in assistance to 27 households utilizing 2018 and 2019 F.Y. funds. (17 Housing Repair Program and senior rehab programs).
- With CDBG funds 13 families received rehab funding under Emergency Repair Program.
- With CDBG funds, 1 property, acquired under the NSP1/NSP3 grants, was rehabilitated; and 1 property was sold to a L/M homebuyer.
- With CDBG funds, 938 properties received code citations (881 residential, 57 commercial).
- With HOME funds, the City continued to assist 747 Broadway LLC, an 18-unit mixed use affordable senior rental development currently under construction.
- With HOME funds, NWI Habitat for Humanity completed the new construction of two (2) S.F. homes.
- HOME funds were used to assist 2 eligible homeowners with down payment assistance.
- HOME funds assisted 45 very low-income families with rent or security deposit assistance through the Rental Assistance Program (TBRA).
- With Hardest Hit Funds (HHF), 30 homeowners received HHF funding, five (5) homeowners received trial/permanent loan modifications, 10 homeowner files are under underwriter review, 17 homeowner files were placed on "HOLD", waiting on 23 homeowners to submit their documentation to the agency, and two (2) homeowners were declined.

## **Housing Counseling**

- With CDBG funds, the City assisted 3 households with pre- and/or post- purchase counseling.
- 176 persons were assisted with fair housing and employment rights counseling services

## **Homeless**

- Emergency shelter services were provided to 191 homeless/runaway teens ages 11-17. Rapid Re-Housing assistance services were provided to 45 persons in the form of financial assistance and housing relocation and stabilization services which included 14 adults and 31 children

## **Public Facilities and Infrastructure Improvements**

- With CDBG funds, efforts towards completion of improvements to the Hudson Campbell Sports & Fitness Center. Several improvements were completed at the Hudson-Campbell using CDBG funds (\$597,259) and Section 108 Loan funds (\$34,124).
- With assistance through CDBG (\$296,533) and the Section 108 Loan (\$3,250,000) construction of new Fire Station #5 started and completed in May, 2020.

## Public Services

CDBG funds provided funding assistance to local agencies that provided a variety of services to 1,459 L/M persons through youth services, health services, emergency shelter services to homeless and/or victims of domestic violence, housing counseling services, and fair housing services.

### 4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

In development of the 2020 Action Plan, the City completed several tasks to ensure input from different agencies, groups, stakeholders and the residents. The outreach and citizens' involvement efforts for the Plan consisted of three different activities. These activities include:

- **Announcement of Availability of Funds;** where the City informed previous subrecipients and potential interested agencies to apply for funds. About 30 organizations were contacted for this announcement. The City further made Application for Funding available to interested citizens, local and regional institutions, the Continuum of Care, other organizations (including nonprofit, philanthropic and faith-based); interested agencies, and groups.
- The City also announced availability of funds by advertising on July 18, 2019. The advertisement was posted in two (2) local newspapers, the Post-Tribune, The Times, and the City's web site. During this solicitation process, the City provided assistance to those groups in need of assistance. These groups included, low income residents, minorities and non-English speaking groups. Applications were accepted by the City from August 1, 2019 to September 3, 2019. A total of 21 applications were received.
- **Consultation with Continuum of Care and shelter providers;** in which the City discussed funding needs and priorities. This meeting was held on January 29, 2020.
- **Community Virtual Meeting;** where the citizens were afforded opportunity to submit suggestions, make comments about the funded projects, priorities and objectives. This meeting was held on July 13, 2020.
- **Public Review of Draft Documents:** A summary of the draft Action Plan and a full listing of the activities proposed for 2020 were made available at the public meeting and through emails. A digital version of the Summary was also posted on line on the City's web site. Copies of the draft Action Plan were also made available for the public review at the following locations:

– City of Gary Community Development Department, 401 Broadway Suite 300, Gary, IN 46402

– City of Gary Library, Main Branch, 220 West 5th Avenue, Gary, Indiana 46402

### 5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

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The City did not receive any written comments during the comment period that would require formal response from the City. During the public meeting, the City did not receive any received any questions or comments, except for the City of Gary Chief of Staff providing update on the two projects, Fire Station #5 and Hudson Campbell Sports and Fitness Center. For details of the meeting, please refer to the "Minutes of Meetings" in Appendix to this document.

## **6. Summary of comments or views not accepted and the reasons for not accepting them**

All comments and suggestions that were received during the public meeting or written comments received have been accepted and incorporated into the Action Plan document.

## **7. Summary**

The 2020 Action Plan represents the fifth and last year progress of a five-year plan adopted by the City and approved by HUD in 2016. In 2020, the City will continue its priorities and will aim to further its goals by proposing 28 different activities. In development of the fifth-year plan, the City has consulted stakeholders, community groups and citizens. The fifth-year activities aim to benefit low- and moderate-income individuals and families and expand opportunities for a wide range of residents consisting of the youth to the elderly. As a whole, the plan is expected to benefit more than 12,000 individuals and households in the City 92% of which are low- and moderate-income individuals and families.

The plan was made available for 30 days for public comment beginning July 13, 2020 until August 12, 2020. Draft copies of the document were available in the Department of Community Development offices, in the Library and online for review. No public comments were received during public review period.

**PR-05 Lead & Responsible Agencies – 91.200(b)**

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role		Name	Department/Agency
Lead Agency		GARY	
CDBG Administrator	GARY		Department of Commerce, Community Development Div.
HOPWA Administrator			
HOME Administrator	GARY		Department of Commerce, Community Development Div.
ESG Administrator	GARY		Department of Commerce, Community Development Div.
HOPWA-C Administrator			

**Table 1 – Responsible Agencies**

**Narrative (optional)**

The Division of Community Development is responsible for the administration and implementation of activities funded with Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funding from the U.S. Department of Housing and Urban Development (HUD). The Division of Community Development within the Department of Community Investment is responsible for administration of the funds, creating the planning documents, reporting to HUD and the community about the progress of all projects funded. The Division is also responsible for maintenance of records and long-term compliance associated with each funding resource.

The Department of Community Development currently implements several of the listed programs while other activities are carried out by sub-recipient agencies under contract with the City of Gary. Local Community Development Corporations and several not-for profit organizations implement affordable housing, social services, and homeless activities. Projects are evaluated by the Division of Community Development Staff and other community stakeholders to ensure eligibility and compliance with the Consolidated Plan objectives and priorities and City’s overall revitalization strategies.



**Consolidated Plan Public Contact Information**

## **AP-10 Consultation – 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

In preparation of the 2020 Annual Plan, the City engaged in a variety of consultation activities with residents, social service agencies, neighborhood groups and housing provider organizations. The City of Gary also continued its efforts through the Continuum of Care Network to ensure coordination with different service providers and agencies involved in housing, homeless and public health related activities. Through an online questionnaire, the City continued to receive input from the stakeholders and residents to identify needs and gaps for program delivery. The input the City received through these efforts have all influenced funding decisions for the proposed 2020 activities.

### **Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))**

The City of Gary consulted with public housing, governmental health, mental health, private non-profits, and other community stakeholders throughout 2019 on issues related to housing, homeless and general community development. These consultations comprised of one on one conversations, group discussions or community gatherings for project development and implementation. Specifically, the City engaged in the following activities to enhance coordinated between the City and assisted housing, health services providers, and mental health agencies.

- Coordination with the assisted housing providers in the City is an ongoing effort that the City regularly pursue in the process of carrying different activities. A good example is the City is in continued communications through its rapid rehousing program and TBRA programs with housing providers to ensure available suitable housing for different individuals and families.
- The City regularly meets with developers and assisted housing providers, CHDO's to encourage development of affordable housing. In 2019 several of such meetings took place by different departments including Community Development Department. Similar outreach and consultations are expected to be organized by the City in 2020.
- The City held several meetings with different organizations providing a variety of services and programs. These meeting include: CR Works Gary Bots Program 01/29/2020; Youth Services Bureau OSTP Program on 02/04/2020; Rebuilding the Breach Ministries Lydia House Shelter Program 02/10/2020; Crisis Center on 02/27/2020; Gary Health Dept. Lead Poisoning Prevention Program on 03/06/2020
- To ensure coordination with the public and assisted housing providers, the City has engaged with the Gary Housing Authority (GHA) in several housing revitalization projects that GHA is contemplating as a part of its transformation process. These engagements aim to expand coordination and collaboration for implementation GHA's transformation plan as well as other revitalization efforts. In 2020, the City will continue to be involved with GHA in development of

Broadway Lofts project, a mixed-use residential development, as well as providing assistance for homeownership, demolition and revitalization activities of GHA. Other collaborations with GHA may be pursued once revitalization effort are further along.

- The City will assist Continuum of Care of NWI, Inc. in 2020 with \$40,000 funding. Through the efforts of this agency, the City ensures coordination among different service providers including those providing assistance to the homeless, elderly, health agencies, foster care, mental health and discharged persons.
- The City continues to fund or be a resource for several public and health services agencies to create a minimum level of social safety net in the City. In 2020, the City will fund three agencies which provide social, education and health services to children and the youth. These agencies are; 1) Gary Health Department, 2) CR Works (Gary Bots); and 3) Gary Youth Services Bureau.
- The City will continue to work with local health agencies to ensure continued services for lead hazard protection and screening. The City will fund the Gary Health Department in 2020 for lead poisoning screening.

**Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

The City funds Continuum of Care Network Inc. annually to coordinate homeless related activities which includes Homeless Prevention, Rapid Rehousing and HMIS reporting. The Continuum of Care Network NWI Inc. is the local agency for development, planning, and coordinating the homeless needs, including those with chronic homelessness. The agency also serves as the local coordinating body for the annual Homeless Point-in-Time Count for Sheltered and Unsheltered residents.

The “Network” includes emergency shelter providers, transitional housing and supportive service providers, as well as a host of temporary and permanent housing providers. The local providers and support agencies provide a variety of services and programs. They include agencies such as medical and hospital, law enforcement, foster care agencies, legal advisors, Community Development Housing Corp. (CHDO), Indiana University, Lake County Recorder Office and Human Relations Agency. Through funding of the Continuum of Care Network, the City ensures coordination among these agencies, consisting of more than 60 different services providers including those for families, veterans and unaccompanied youth.

The Continuum of Care Network’s coordination activities in 2020 is expected to include:

- The Monthly Meetings, regular or virtual, with member agencies
- The Bi-Monthly Meetings of the Executive Officers, Directors, and Liaisons.
- Quarterly Information Exchange Meetings for members

- Technical support and assistance to the membership, including (a) HMIS support training through the Statewide Balance of State (Continuum of Care), and (b) Super NOFA technical project support and workshops
- Point-In-Time Count in January 23, 2020
- Coordination of funding requests for member agencies
- Engage Continuum of Care Network to participate and provide input in the decisions for allocating funds for homeless service providers
- The Continuum of Care Network continually updates its assessment plan. This plan aims to provide a coordinated process for housing the homeless including establishing a priority vulnerability list, that identifies chronically homeless and those families and/or individuals who have episodic homelessness. In development of this plan, the Gary's need is fully considered.
- The Continuum of Care Network participates in several Statewide Committees (i.e. McKinney Vento Housing Committee, Inter-Agency Council, and HMIS-Advisory).

The City also regularly participates in meetings, committees and work groups of the Continuum of Care Network. These activities expand opportunities to better coordinate housing and support services needs of the Gary's most vulnerable populations such as chronically homeless individuals and families, homeless families with children and veterans. The City further provides technical assistance to different agencies to apply for funding from agencies outside the City to expand availability of resources. Lastly, the City makes efforts to align its annual objectives with the goals of the Continuum of Care Network to address the needs in a most effective manner.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

Annually, the City of Gary issues a Request for Proposal (RFP) for funding to inform agencies of availability of funding. As a part of this process, the City holds meetings with service providers to get input for allocation of available funds. The City also provides technical support to potential applicants to broaden opportunities for funding of new applications. Any agency that is eligible may submit an application without regard to community or faith-based status so long as they comply with HUD eligibility requirements. The City also meets with previously funded agencies to answer questions and inform them of availability of funding. The Continuum of Care regularly participates in these meetings.

For ESG funded projects, the City's project review committee schedules one or two review meetings with the Continuum of Care Network to review all requests for funding. Continuum of Care Network representatives, typically consist of the Executive Director and a homeless or formerly homeless person, are requested to participate in review of all applications for funding. This meeting occurred on January 29, 2020. The joint committee reviews all applications for eligibility and other program requirements. Eligible applicants are then selected and further reviewed for their level of needs and impact. The

committee selects a list of potential agencies for funding and makes recommendation to the Department for final approval. In 2020, the City elected to assign about 53% of its ESG funds to shelter operations and the remaining to homeless prevention and rapid rehousing.

Performance standards and outcomes for the Emergency Solutions Grant (ESG) were established by the City through a collaborative process at the beginning of ESG program. This process included consultation with the Continuum of Care Network. The standards are annually reviewed and minor modifications have been made to better align the Continuum of Care goals with the regulatory requirements of the ESG program.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities**

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	Gary Housing Authority
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Redevelopment
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Review of the Housing Authority's five-year plan. Review of strategic plan and progress on its transformation plan and needs. Assistance in demolition of public housing units. Collaboration for development of Broadway Lofts, a mixed-use housing community.
2	<b>Agency/Group/Organization</b>	CONTINUUM OF CARE OF NWI
	<b>Agency/Group/Organization Type</b>	Services-homeless Publicly Funded Institution/System of Care Regional organization
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Continuum of Care of NWI was consulted to address the housing and social and health services needs of the homeless, those in need of health and mental health services, and discharged persons from institutional or foster care programs in the City of Gary. The consultation aims to coordinate regional homeless prevention efforts and provisions of services.

3	<b>Agency/Group/Organization</b>	Habitat for Humanity of Northwest Indiana
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Affordable Housing
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Habitat for Humanity of Northwest Indiana was consulted to address affordable housing needs. Outcome: One affordable housing units.
4	<b>Agency/Group/Organization</b>	GARY COMMISSION FOR WOMEN
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Victims of Domestic Violence Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Gary Commission for Women was consulted to address the homeless needs particularly those that are victims of family violence. Outcome: Protection of 200 homeless families and children
5	<b>Agency/Group/Organization</b>	Gary Health Department
	<b>Agency/Group/Organization Type</b>	Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Gary Health Department was consulted to address social and health needs of families and children. Outcome: Protection 1200 of individuals.
6	<b>Agency/Group/Organization</b>	Gary Youth Services Bureau
	<b>Agency/Group/Organization Type</b>	Services-Children
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Youth Services Bureau was consulted to address recreational needs of the youths in the City of Gary. Outcome: Education and mentoring of 275 youths.
7	<b>Agency/Group/Organization</b>	CR WORKS, INC.
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	CR Works was consulted related to educational needs of children particularly in the area of STEM education. Approximately 300 persons will receive STEM education.
8	<b>Agency/Group/Organization</b>	CRISIS CENTER
	<b>Agency/Group/Organization Type</b>	Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Needs - Unaccompanied youth



	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Crisis Center was consulted to address homeless needs of the runaways and unaccompanied children. Outcome: Prevention of homelessness, 300 youths.
9	<b>Agency/Group/Organization</b>	Rebuilding the Breach Ministries (Lydia House)
	<b>Agency/Group/Organization Type</b>	Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Rebuilding the Breach Ministries was consulted to address women homeless needs and provide services. Outcome: Transitional Housing and support for up to 24 people.
10	<b>Agency/Group/Organization</b>	FAITH CDC
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Education Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Faith CDC was consulted about Emerson neighborhood revitalization and the proposed Senior Village as well as affordable housing.
11	<b>Agency/Group/Organization</b>	Meals on Wheels of Northwest Indiana
	<b>Agency/Group/Organization Type</b>	Social Services-Food and Nutrition Support

	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Wheels on Wheels was consulted to ensure access to meals for the very poor and elderly population.
12	<b>Agency/Group/Organization</b>	BROADWAY AREA CDC
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Broadway CDC was consulted about phase 3 of the Washington Manor to address affordable housing and housing construction.

**Identify any Agency Types not consulted and provide rationale for not consulting**

The City's outreach for input and consultation included about thirty agencies or organization. Agencies that have been directly consulted for this plan are identified in previous section. No interested agency was excluded.

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Continuum of Care Network	The Strategic Plan for the City of Gary includes goals of the Continuum of Care. These goals are written to support the efforts of the community that serves our homeless neighbors.
PHA Five Year Plan	Gary Housing Authority	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans. The goals of the Strategic Plan are compatible with the Housing Authority of the City of Gary's Five-Year Plan.
Analysis of Impediments	City of Gary	Fair Housing is a leading issue facing Gary. The goals of the Strategic Plan are compatible with the 2016 Analysis of Impediments to Fair Housing Choice.
Parks and Rec. Master Plan	Gary Parks Dept.	Public and Infrastructure Facilities/Public Services
2050 Regional Plan	Regional Planning Corporation (NIRPC)	Transportation planning, environment and economic development
2019 Comprehensive Plan	City of Gary	Redevelopment, revitalization, target areas.

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

## **AP-12 Participation – 91.105, 91.200(c)**

### **1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting**

For 2020 Annual Plan, the City made strong effort to broaden the outreach to gain insight on housing and community development needs and priorities and to set annual goals to be met with HUD funding. The efforts consisted of the following activities:

- A Neighborhood survey was posted online to reach the community at large. In addition, the City used different occasions to distribute the survey to get input from agencies or citizens. These surveys were used to establish funding priorities.
- The City announced availability of funds and sent requests for proposals (RFP's) for CDBG, HOME, and ESG funding to agencies to encourage participation. (July 18, 2019)
- The City directly contacted and provided application packages to about 20 different agencies.
- The City offered technical assistance and meetings with agencies/organizations on how to complete the Application and submit forms.
- Interviews and community discussions with various stakeholders and interested agencies to encourage participation.

A virtual public hearing to request comments on the draft Action Plan during the public comment period. This meeting was held on July 13, 2020. About eight (8) individuals attended this meeting in addition to the City staff.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	Minorities  Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Non-targeted/broad community  Residents of Public and Assisted Housing	The City of Gary held its Public Hearing on Monday July 13, 2020. There were 8 people in attendance at the Public Hearing. See Public Hearing comments and sign-in sheets in the Attachments Section.	No comments received. See public hearing minutes in the Attachments Section of the Action Plan	All comments were accepted and incorporated into the Action Plan.	<a href="https://garyin.us/">https://garyin.us/</a>
2	Newspaper Ad	Minorities  Persons with disabilities  Non-targeted/broad community	None	None	None	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Internet Outreach	Non-targeted/broad community	No responses received	No responses received	No responses received	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

### AP-15 Expected Resources – 91.220(c)(1,2)

#### Introduction

The Action Plan is the annual plan which the City prepares pursuant to the goals outlined in the 2016-2020 Consolidated Plan. The Action Plan details the activities the City will undertake to address the housing, homeless and community development needs and local objectives using CDBG, HOME, ESG and Section 108 Loan funds received during program year 2020.

During the fifth year of the Plan (Program Year 2020), Gary is expected to receive an allocation of \$3,355,888 in CDBG funding for housing, public services and community development activities. The anticipated funds from HOME Program is expected to be about \$558,067. Emergency Solutions Grant (ESG) is planned to receive \$289,178 for 2020 program year. The City also expects to collect about \$14,700 in program income through the HOME program. These dollars are typically rolled into the TBRA Program and expended as a part of the activity.

The City applied and received approval for a Section 108 Loan in 2017 in the amount of \$6,000,000. These funds were allocated for public facility improvement projects consisting of rehabilitation of the Hudson Campbell Sports and Fitness Center and the construction of a new fire station in Glen Park. The City has almost completed Hudson Campbell improvement project. To date, about \$2,750,000 have been expended for this project. The balance of the 108 loan is about \$3,250,000. The City has used this balance for construction of a new fire station in Glen Park. Both

projects are about 95% complete at this point. (Please refer to section AP 90, Other Narratives and Attachments, for further information about

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	3,355,888	0	4,638,260	7,994,148	0	Expected amount available to City based on Allocation. All projects have been funded on this basis. Expected remainder amount is an estimate.



Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	558,067	14,716	0	572,783	0	Expected amount available to City based on Allocation. All projects have been funded on this basis.Expected remainder amount is an estimate.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	289,178	0	0	289,178	0	Expected amount available to City based on Allocation. All projects have been funded on this basis.Expected remainder amount is an estimate.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
LIHTC	private	Multifamily rental new construction	8,369,163	0	0	8,369,163	0	Broadway Loft Mixed Use Development is awarded the LIHTC for the stated amount. The Gary Housing Authority is in the final negotiation with the Development Partner and expected to execute the development contract shortly. The project is expected to start in October of 2020 with completion of construction in February 2022.
Section 108	public - federal	Public Improvements	484,876	0	0	484,876	0	HUD financing program that expands access to funds beyond current level of CDBG funding and will be paid back over time from CDBG allocations.
Other	public - federal	Other	997,166	0	0	997,166	0	Additional funding was awarded in the stated amount under the COVID-19 CARES Act. ESG-CV funding does not require a match; however, funds will be used to prevent, prepare for, and respond to the COVID-19 pandemic issues. Memorandum issued 04/02/2020.

Table 5 - Expected Resources – Priority Table

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied**

CDBG funds will leverage other federal funds from Equal Employment Opportunity Commission, Fair Housing and Equal Opportunity for fair housing efforts for an amount about \$68,000. CDBG funds will further leverage state funds for Domestic Violence Prevention (DVP), Indiana Housing and Community Development Authority (IHCDA), and Indiana Department of Education funds for public and social services activities among others. Collectively, public service agencies will leverage about \$894,557 from other sources.

CDBG fund will further leverage local investment, for different housing projects that are privately owned. CDBG funds will leverage local Tax Increment Financing (TIF) funds for demolition and redevelopment activities (\$12,818,537). HOME funds will leverage Low Income Housing Tax Credit (LIHTC), \$8,369,163, one new mixed-use housing project, individual and in-kind donations to Habitat for Humanity to construct new homes as well as anticipated two homes by a local CDC.

The required 100% match for ESG program is projected to be in the form of in-kind/volunteer labor, cash, private donations, Anderson Foundation, Continuum of Care Program, and several other local foundations and agencies.

The CDBG and HOME programs do not require a match, however ESG funds require match funding. The City of Gary often makes attempts to augment federal funds with local, private and other sources. In 2020, the City will partner with five (5) agencies using CDBG funds. Similarly, the City will partner with at least four (4) agencies using HOME funds to develop or rehabilitate housing in the City. The total investment of these organizations is estimated to exceed \$14,377,356. Sources of funding by different agencies is estimated to consist of the following: Federal Funds - \$268,217, State Funds - \$714,662, Local \$ 0.00, Private - \$13,032,337, Others - \$362,140, **Total \$14,377,356**

For the ESG program, the City requires funded organizations to provide match as required. These organizations typically use such funds to support the funded activity with at least equal amounts of local funds. The City will also pursue funding through Choice Neighborhood Program in conjunction with the Gary Housing Authority and private partners. Other funding is expected to be pursued for redevelopment and for land banking and related housing projects.

### **ESG Match Sources**

Crisis Center \$128,000 \$128,000 Anderson Foundation, Mortar Net Solutions, Geminis Community Partners, Crisis Center Wine Fest; Rebuilding the Breach Ministries \$25,800 \$25,800 Restoration House Ministries, Trinity Lutheran Church, Private Donations; Continuum of Care of NWI \$48,690 \$48,690 Sojourner Truth House (In-Kind); Continuum of Care of NWI \$40,000 \$ 40,000 Sojourner Truth House (In-Kind); Continuum of Care of NWI \$25,000 \$ 25,000 Sojourner Truth House (In-Kind); Administration \$21,688 \$21,688 Community Development Block Grant. Total

\$289,178 \$289,178

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City of Gary Redevelopment Department typically sell or make available publicly owned land for development or redevelopment. All properties sold through the City's programs typically benefit L/M income family or must support one of primary goals of the City's strategies for affordable housing or economic development.

**Discussion**

The City of Gary plans to invest available resources in 2020 in projects that can maximize impact in the community by creating synergy and leveraging other funding resources. The City of Gary's primary focus will be to address the needs of low- and moderate-income families and support activities that garner additional resources and partnerships to implement the program.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	HS-1 Housing Rehabilitation	2016	2020	Affordable Housing	Citywide	Housing Priority	CDBG: \$625,104	Homeowner Housing Rehabilitated: 36 Household Housing Unit
2	HS-2 Housing Construction	2016	2020	Affordable Housing	Citywide	Housing Priority	HOME: \$384,067	Rental units constructed: 32 Household Housing Unit Homeowner Housing Added: 4 Household Housing Unit
3	HS-3 Home Ownership	2016	2020	Affordable Housing	Citywide	Housing Priority	CDBG: \$30,000 HOME: \$25,000	Direct Financial Assistance to Homebuyers: 3 Households Assisted Other: 20 Other
4	HS-4 Fair Housing	2016	2020	Affordable Housing	Citywide	Housing Priority	CDBG: \$85,000	Public service activities for Low/Moderate Income Housing Benefit: 70 Households Assisted
6	HO-1 Operation/Support	2016	2020	Homeless	Citywide	Homeless Priority	CDBG: \$138,369 ESG: \$153,800	Homeless Person Overnight Shelter: 524 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	HO-2 Prevention and Housing	2016	2020	Homeless	Citywide	Homeless Priority	CDBG: \$19,000 HOME: \$95,000 ESG: \$88,690	Tenant-based rental assistance / Rapid Rehousing: 12 Households Assisted Homelessness Prevention: 180 Persons Assisted
9	HO-4 Continuum of Care	2016	2020	Homeless	Citywide	Homeless Priority	CDBG: \$40,000 ESG: \$25,000	Other: 1 Other
11	SN-2 Housing	2016	2020	Non-Homeless Special Needs	Citywide	Other Special Needs Priority	CDBG: \$200,000	Homeowner Housing Rehabilitated: 8 Household Housing Unit
15	CD-3 Public Services	2016	2020	Non-Housing Community Development	Citywide	Community Development Priority	CDBG: \$203,265	Public service activities other than Low/Moderate Income Housing Benefit: 1465 Persons Assisted
17	CD-5 Code Enforcement	2016	2020	Non-Housing Community Development	Citywide	Community Development Priority	CDBG: \$220,000	Housing Code Enforcement/Foreclosed Property Care: 1000 Household Housing Unit
18	CD-6 Revitalization	2016	2020	Non-Housing Community Development	Citywide	Community Development Priority	CDBG: \$387,345	Buildings Demolished: 30 Buildings Other: 1 Other
24	AM-1 Overall Coordination	2016	2020	Administration	Citywide	Administration, Planning, and Management Priority	CDBG: \$571,406 HOME: \$75,000 ESG: \$20,740	Other: 3 Other



Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
25	CD-1 Community Facilities	2016	2020	Non-Housing Community Development	Citywide	Community Development Priority	CDBG: \$234,661	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 10000 Persons Assisted
26	ED-2 Financial Assistance	2016	2020	Non-Housing Community Development	Citywide	Economic Development Priority	CDBG: \$38,387	Businesses assisted: 10 Businesses Assisted
27	HO-3 Housing	2016	2020	Homeless	Citywide	Homeless Priority	CDBG: \$20,698	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 200 Persons Assisted

Table 6 – Goals Summary

### Goal Descriptions

1	<b>Goal Name</b>	HS-1 Housing Rehabilitation
	<b>Goal Description</b>	Continue to rehabilitate the existing residential housing stock for homebuyers and tenants in the City to correct code violations, promote energy efficiency, weatherization, and accessibility improvements.
2	<b>Goal Name</b>	HS-2 Housing Construction
	<b>Goal Description</b>	Increase the supply of affordable, decent, safe, accessible, and sound housing through new construction for home owners and rental housing.

3	<b>Goal Name</b>	HS-3 Home Ownership
	<b>Goal Description</b>	Assist lower-income homebuyers to purchase a home with down payment and closing cost assistance, including housing counseling services.
4	<b>Goal Name</b>	HS-4 Fair Housing
	<b>Goal Description</b>	Promote fair housing choice in the City through education, outreach, enforcement of and compliance with the Fair Housing Act, and providing seminars, training, and informational material.
6	<b>Goal Name</b>	HO-1 Operation/Support
	<b>Goal Description</b>	Continue to assist providers in the operation of housing and supportive services for the homeless and persons at-risk of becoming homeless.
7	<b>Goal Name</b>	HO-2 Prevention and Housing
	<b>Goal Description</b>	Continue to support homeless prevention and rapid re-housing programs.
9	<b>Goal Name</b>	HO-4 Continuum of Care
	<b>Goal Description</b>	Support the Continuum of Care Network's efforts to provide housing, outreach, and preventative care services and support.
11	<b>Goal Name</b>	SN-2 Housing
	<b>Goal Description</b>	Increase the supply of affordable, decent, safe, accessible, and sound housing for the elderly, persons with disabilities, victims of domestic violence, and persons with other special needs through rehabilitation, new construction, and making reasonable accommodations to existing housing.
15	<b>Goal Name</b>	CD-3 Public Services
	<b>Goal Description</b>	Improve and enhance public services, programs for youth, the elderly and the disabled, including recreational programs, city services, and social/welfare programs throughout the City.

17	<b>Goal Name</b>	CD-5 Code Enforcement
	<b>Goal Description</b>	Remove and eliminate slum and blighting conditions through code enforcement, acquisition for rehabilitation, and demolition of vacant and abandoned structures citywide.
18	<b>Goal Name</b>	CD-6 Revitalization
	<b>Goal Description</b>	Promote neighborhood revitalization activities in strategic areas through housing development, infrastructure improvements, code enforcement, targeted acquisition, and demolition.
24	<b>Goal Name</b>	AM-1 Overall Coordination
	<b>Goal Description</b>	Provide program management and oversight for the successful administration of Federal, state, and local funded programs, including planning services for special studies, environmental clearance, fair housing, and compliance with all Federal, state, and local laws and regulations.
25	<b>Goal Name</b>	CD-1 Community Facilities
	<b>Goal Description</b>	Improve the City's public and community facilities (parks, recreation centers, library, etc.) and make them accessible in accordance with Section 504 of the Rehabilitation Act of 1973.
26	<b>Goal Name</b>	ED-2 Financial Assistance
	<b>Goal Description</b>	Support business and commercial growth through expansion and new development of existing and new firms.
27	<b>Goal Name</b>	HO-3 Housing
	<b>Goal Description</b>	Support the rehabilitation and construction of emergency shelters, and permanent housing for the homeless by non-profit organizations.

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

The City of Gary proposes to fund 28 different activities in 2020. All proposed activities aim to advance fifteen goals identified in the previous section (AP-20), and to address housing and community development and homeless needs of the community for Program Year 2020. The following Table, lists proposed Program Year 2020 activities (projects).

1. Hudson Campbell Improvements
2. Neighborhood Facilities Improvements
3. Gary Commission for Women (The Rainbow-Ark Shelter)
4. Gary Health Department (Sexually Transmitted Diseases)
5. Gary Health Department (Lead Poisoning Prevention)
6. Gary Human Relations (Fair Housing & Employment Counselling and Outreach)
7. City of Gary Youth Services Bureau (Out of School Time Programming)
8. Homeownership Opportunity Network (HON)
9. CR Works (Gary Bots)
10. Housing Repair Program
11. Emergency Repair Program
12. Senior Rehab Program
13. Neighborhood Rehab Program
14. Housing Rehab Administration
15. Housing Services (TBRA)
16. Redevelopment Division (Demolition)
17. Neighborhood Conservation/Code Enforcement
18. Temporary Property Management Program
19. Payment of Interest for Section 108 Loan
20. General Administration
21. Continuum of Care Network of NWI, Inc./Drug Free Gary Coalition
22. Administrative Reserve
23. CHDO Set A-Side
24. Habitat for Humanity of NWI (Field of Dreams Project)
25. Broadway Lofts (MVAH Holding, LLC)
26. Rental Assistance Program (TBRA)
27. Frist-Time Homebuyer Program
28. ESG20 Gary (Emergency Solutions Grant Programs Project)

## Projects

#	Project Name
1	Hudson Campbell Improvements
2	Neighborhood Facilities Improvements
3	Gary Commission for Women (Rainbow-Ark Shelter)
4	Gary Health Department (STD)
5	Gary Health Department Lead Poisoning Prevention
6	Gary Human Relations Fair Housing and Employment
7	City of Gary Youth Services Bureau
8	Homeownership Opportunity Network
9	CR Works (Gary Bots)
10	Housing Repair Program
11	Emergency Repair Program
12	Senior Rehab Program
13	Neighborhood Rehabilitation Program
14	Housing Rehab Administration
15	Housing Services TBRA
16	Gary Redevelopment Division Demolition
17	Neighborhood Conservation/Code Enforcement
18	Temporary Property Management Program
19	Payment of Interest on Section 108 Loan
20	General Administration
21	Continuum of Care of NWI
22	Administrative Reserve
23	CHDO Set-Aside
24	Habitat for Humanity of NWI Field of Dreams Project
25	Broadway Lofts (MVAH Holding, LLC)
26	Rental Assistance Program (TBRA)
27	First-Time Homebuyer Program
28	ESG20 Gary
29	Housing Repair Program
30	Emergency Repair Program
31	Senior Rehab Program
32	Acquisition
33	Emergency Repair Program
34	Senior Rehab Program
35	Housing Repair Program
36	Public Facilities & Infrastructure

#	Project Name
37	Gary Health Department (Sexually Transmitted Diseases)
38	Gary Health Department Lead Poisoning
39	City of Gary Youth Services Bureau (Out of School Time Program)
40	Housing Services Administration
41	Neighborhood Rehab Program
42	Clearance and Demolition
43	Neighborhood Conservation Code Enforcement
44	Gary Small Business Development and Expansion Initiative
45	General Administration
46	Gary Commission for Women Rehab
47	Gary Commission for Women (Shelter Rehabilitation)
48	Senior Rehab Program
49	Public Facilities/infrastructure Improvement
50	Gary Commission for Women - The Rainbow - Ark Shelter
51	Gary Health Department - Sexually Transmitted Diseases
52	Gary Human Relations - Fair Housing and Employment
53	City of Gary Youth Services Bureau - Out of School Time Program
54	Gary Literacy Coalition - Learning Partner Project
55	Homeownership Opportunity Network (HON)
56	Emergency Repair Program
57	Housing Repair Program
58	Senior Rehab Program
59	Neighborhood Rehabilitation Program
60	Housing Services Administration
61	Gary Redevelopment Division - Demolition
62	Neighborhood Conservation/Code Enforcement
63	Payment of Interest for Section 108 Loan
64	General CDBG Administration
65	Continuum of Care Network of NWI, Inc./Drug Free Gary Coalition

**Table 7 - Project Information**

**Describe the reasons for allocation priorities and any obstacles to addressing underserved needs**

In allocation of funds for 2020 projects, the City considered a variety of reasons, including project readiness, and support for continuation or completion of previously started projects. Perhaps the most important consideration for allocation of funds were the needs and the impact on the community. As such, housing development and improvements continue to receive the highest funding in the City.

To meet the needs of the underserved and homeless population remains a concern for the City.

Although the City intends to use CARES Act funds to address many short-term needs of the residents faced with the challenges of COVID-19 disease, the needs for the youth, seniors, and those with disabilities, continue to be a major challenge. Similarly, health related needs, including those of mental health, are a concern. Many of traditional support organizations that assisted such population, are facing the budget cuts or lack of support. These conditions have aggravated the conditions and add to the already high demand for services that are needed. The City, however continues to build partnership and leverage its resources to increase the overall impact.

**AP-38 Project Summary**  
**Project Summary Information**



<b>1</b>	<b>Project Name</b>	Hudson Campbell Improvements
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$20,000 Section 108: \$484,876
	<b>Description</b>	Funds will be used toward power washing and painting of the exterior and exterior vinyl images. The project will benefit citywide.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 53,760 low- and moderate-income persons are expected to benefit from the activity.
	<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Power washing and painting of the exterior and exterior vinyl images. The national objective is Low/Mod Income Area Benefit (LMA). The project matrix code is 03E - Neighborhood Facilities 24 CFR 570.201(c)	
<b>2</b>	<b>Project Name</b>	Neighborhood Facilities Improvements
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$234,661
	<b>Description</b>	CDBG funds will be used for improvements at Tolleston, Roosevelt, and Glen Ryan community centers to include roofing, interior repairs, and HVAC. Approximately 10,000 persons will benefit from this activity.
	<b>Target Date</b>	12/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 10,000 low income households will benefit from these activities.

	<b>Location Description</b>	Tolleston Park Pavilion, 1709 Ellsworth St. Roosevelt Park Pavilion, 2201 Harrison St. Glen Ryan Park Paviliion, 4220 E 6th Pl.
	<b>Planned Activities</b>	The project matrix code is 03E - Neighborhood Facilities 24 CFR 570.201(c)  Tolleston Park Pavilion Improvements Roosevelt Park Pavilion Improvements Glen Ryan Park Pavilion Improvements
<b>3</b>	<b>Project Name</b>	Gary Commission for Women (Rainbow-Ark Shelter)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-1 Operation/Support CD-3 Public Services
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$138,369
	<b>Description</b>	CDBG funds will be used for the operations of the Rainbow-Ark Shelter, which is emergency facility that provides confidential comprehensive residential and non-residential services to women, men, and children who are victims of domestic violence and sexual assault. Shelter services provided are designed to support and enhance for clients who are homeless. Residential clients are housed up to 45 days with extensions granted on an as-needed basis. Approximately 200 low-income (0-50%) persons will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 200 low income battered women and their children will be assisted. (0-50%)
	<b>Location Description</b>	401 Broadway, Gary, IN
<b>Planned Activities</b>	The national objective is Low/Mod Income Limited Clientele Benefit (LMC).  The project matrix code is 05G, Services for victims of domestic violence, dating violence, sexual assault or stalking 24 CFR 570.201(e)	
<b>4</b>	<b>Project Name</b>	Gary Health Department (STD)
	<b>Target Area</b>	Citywide

	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$40,338
	<b>Description</b>	Funding will provide for the promotion of healthy living through education, prevention, protection, and intervention of sexually transmitted diseases.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 1,000 Low to Moderate income persons will be assisted. (0-80%)
	<b>Location Description</b>	1145 West 5th Avenue, Gary, IN
	<b>Planned Activities</b>	Sexually Transmitted Diseases The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05M, Health Services 24 CFR 570.201(e).
5	<b>Project Name</b>	Gary Health Department Lead Poisoning Prevention
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$27,840
	<b>Description</b>	CDBG funding will provide for the testing, monitoring, and documentation of lead levels of children and/or adults at risk.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 200 Low to Moderate income persons will be assisted. (0-80%)
	<b>Location Description</b>	1145 W. 5th Ave., Gary, IN

	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05P, Screening for Lead Poisoning 24 CFR 570.201(e).
<b>6</b>	<b>Project Name</b>	Gary Human Relations Fair Housing and Employment
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-4 Fair Housing
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$85,000
	<b>Description</b>	CDBG funds will be used for human rights counseling services to Gary residents who feel that they have been discriminated against in areas of housing, employment, education, and public accommodation. Also, promotion of fair housing awareness to housing service providers and community leaders with specific emphasis on the disadvantages and barriers in housing for disabled persons, veterans, and homeless individuals. Approximately 70 persons will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 70 low- and moderate-income persons will be assisted (0-80%)
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
<b>Planned Activities</b>	Fair Housing and Employment The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05J, Fair Housing Activities (subject to Public Services cap) 24 CFR 570.201(e).	
<b>7</b>	<b>Project Name</b>	City of Gary Youth Services Bureau
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$87,087

	<b>Description</b>	CDBG funds will be used for the operation of a program that will provide education on nutrition, recreation, fitness, academic support, mentoring, and planting and gardening to Gary's low to moderate income youth after school and during the summer. Approximately 275 persons will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 275 low to moderate income persons will be assisted (0-80%.)
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05D, Youth Services 24 CFR 570.201(e).
<b>8</b>	<b>Project Name</b>	Homeownership Opportunity Network
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$30,000
	<b>Description</b>	CDBG funds will be used for the one stop housing shop that assists home buyers & existing homeowners with services relating to homeownership loan products both for purchasing a home and home improvement loans through education and post counseling.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 20 low to moderate income persons will be assisted. (0-80%)
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05U, Housing Counseling only, under 24 CFR 5.100 24 CFR 570.201(e)
<b>9</b>	<b>Project Name</b>	CR Works (Gary Bots)
	<b>Target Area</b>	Citywide

	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$48,000
	<b>Description</b>	CDBG funds will be used to provide low to moderate income middle school age students for after school Robotics and STEM (science, technology, engineering and mathematics) tutoring activities.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 300 low to moderate income school age children will be assisted. (0-80%)
	<b>Location Description</b>	3931 Broadway, Gary, IN
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05D, Youth Services 24 CFR 570.201(e).
<b>10</b>	<b>Project Name</b>	Housing Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$340,000
	<b>Description</b>	CDBG funds will provide rehabilitation grants in target areas for low to moderate income, single-family owner-occupied Gary homeowners. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, and electrical. Target Areas are: Aetna, Emerson, Horace Mann, and University Park.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 13 low to moderate income households will be assisted. (0-80%)
	<b>Location Description</b>	Aetna, Emerson, Horace Mann, and University Park target areas.
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14A, Rehab; Single-Unit Residential 24 CFR 570.202(a)(1).
<b>11</b>	<b>Project Name</b>	Emergency Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$135,104
	<b>Description</b>	CDBG funds for the Emergency Repair Program will be used to address the needs of low to moderate-income Gary owner-occupied homeowners to eradicate conditions which may be an imminent threat to their health, safety, and/or welfare. The program provides funds for emergency repair assistance when it is determined to be necessary to alleviate unsafe, hazardous, and/or unsanitary living conditions. The program provides a maximum limit of up to \$10,000 on the emergency repairs for those income eligible Gary homeowners who would otherwise be financially unable to improve their own dwelling conditions. Eligible items will include: HVAC, water heater replacement, and potentially hazardous electrical and plumbing repairs.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 13 low to moderate income households will be assisted. (0-80% LMH)
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14A, Rehab; Single-Unit Residential 24 CFR 570.202(a)(1).

<b>12</b>	<b>Project Name</b>	Senior Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SN-2 Housing
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$200,000
	<b>Description</b>	CDBG funds will provide rehabilitation grants city-wide for low to moderate income, single-family owner-occupied Gary senior homeowners 62 yrs. of age or older. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible senior homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and/or provide disabled accessibility to those seniors with disabilities to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and disabled accessibility.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 8 low to moderate income families will benefit. (0-80%)
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14A, Rehab; Single-Unit Residential 24 CFR 570.202(a)(1).
<b>13</b>	<b>Project Name</b>	Neighborhood Rehabilitation Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$150,000



	<b>Description</b>	CDBG funds will be used for the management of the program and rehabilitation of two properties acquired under the Neighborhood Stabilization Programs (NSP1 and NSP3) to be sold to low to moderate income persons.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Two low to moderate income households will benefit from this activity. (0-80%)
	<b>Location Description</b>	
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14A, Rehab; Single-Unit Residential 24 CFR 570.202(a)(1).
<b>14</b>	<b>Project Name</b>	Housing Rehab Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$381,033
	<b>Description</b>	CDBG funds will be used for costs associated with the administration and operation of the Community Development housing programs.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Number and type of families are entered into the rehabilitation projects under Housing Repair, Emergency Repair, Senior Rehab, and Neighborhood Rehab.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14H, Rehabilitation: Administration 24 CFR 570.202(b)(9).
<b>15</b>	<b>Project Name</b>	Housing Services TBRA
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-2 Prevention and Housing

	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$19,000
	<b>Description</b>	CDBG funds will be used to fund the management of the Tenant Based Rental Assistance (TBRA) program funded by the HOME program.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 12 very low income households will benefit from this activity (0-50%)
	<b>Location Description</b>	839 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 14J Housing Services - Excluding Housing Counseling, under 24 CFR 5.100 24 CFR 570.201(k)
16	<b>Project Name</b>	Gary Redevelopment Division Demolition
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-6 Revitalization
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$377,345
	<b>Description</b>	CDBG funds will be used for the operations and the demolition of unsafe structures throughout the City. Approximately 30 unsafe structures will be demolished.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 30 unsafe structures will be demolished.
	<b>Location Description</b>	
<b>Planned Activities</b>	Activity delivery costs and Clearance and Demolition of unsafe structures. The national objective is Slum/blight Spot Benefit (SBS). The project matrix code is 04, Clearance and Demolition 24 CFR 570.201(d).	

17	<b>Project Name</b>	Neighborhood Conservation/Code Enforcement
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-5 Code Enforcement
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$220,000
	<b>Description</b>	CDBG funds will be used for support of the removal of blighting conditions in the City of Gary in designated areas where neighborhoods are significantly deteriorated, on-going redevelopment efforts are in place, or revitalization opportunities exist.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 1,000 properties are to be inspected.
	<b>Location Description</b>	Code enforcement activities will take place only in qualified low to moderate income census tracts of the City. Census tracts 101.00 and 125.00 do not qualify and are excluded from any code enforcement activities paid for with CDBG funds.
<b>Planned Activities</b>	The national objective is Low/Mod Income Area Benefit (LMA). The project matrix code is 15, Code Enforcement 24 CFR 570.202(c).	
18	<b>Project Name</b>	Temporary Property Management Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-6 Revitalization
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1,415 Low and Moderate persons.
	<b>Location Description</b>	600 West 35th Street, Gary, IN.

	<b>Planned Activities</b>	The national objective is Slum/blight Area Benefit (SBA). The project matrix code is 02, Disposition of Real Property, CFR 570.201(b)
19	<b>Project Name</b>	Payment of Interest on Section 108 Loan
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$170,000
	<b>Description</b>	CDBG funds will be used for interest payment for a 108 Loan.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	The project matrix code is 24A, Payment of Interest on Section 108 Loans 24 CFR 570.703(c), 570.705(c)
20	<b>Project Name</b>	General Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	AM-1 Overall Coordination
	<b>Needs Addressed</b>	Administration, Planning, and Management Priority
	<b>Funding</b>	CDBG: \$602,111
	<b>Description</b>	CDBG funds will be used for the overall program administration of the CDBG program.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN

	<b>Planned Activities</b>	Administration The project matrix code is 21A, General Program Administration 24 CFR 570.206.
<b>21</b>	<b>Project Name</b>	Continuum of Care of NWI
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-4 Continuum of Care AM-1 Overall Coordination
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$40,000
	<b>Description</b>	CDBG funds will be used for the operation of the Continuum of Care Network of NWI. The network is designed to reduce the negative effects of homelessness.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	839 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	The project matrix code is 21A, General Program Administration 24 CFR 570.206.
<b>22</b>	<b>Project Name</b>	Administrative Reserve
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	AM-1 Overall Coordination
	<b>Needs Addressed</b>	Administration, Planning, and Management Priority
	<b>Funding</b>	HOME: \$54,000
	<b>Description</b>	HOME funds will be used for the operation and administration of the HOME Program
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	

	<b>Location Description</b>	
	<b>Planned Activities</b>	The project matrix code is 21A, General Program Administration, 24CFR 92.207(a)
<b>23</b>	<b>Project Name</b>	CHDO Set-Aside
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-2 Housing Construction
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	HOME: \$83,711
	<b>Description</b>	HOME funds will provide for the development of affordable housing that will be made available to low to moderate income households within the City of Gary. (30-80% MFI)
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 2 low- and moderate-income families (30-80%) will benefit.
	<b>Location Description</b>	Location unknown at this time
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 12, Construction of Housing 24 CFR 570.201(m), 570.204.
<b>24</b>	<b>Project Name</b>	Habitat for Humanity of NWI Field of Dreams Project
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-2 Housing Construction
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	HOME: \$150,000
	<b>Description</b>	HOME funding will be used towards the new construction of two single-family homes located at 1700 and 1740 Washington St. to be sold to eligible low-income households (30-80% MFI).
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Two (2) low- and moderate-income households (30-80%).
	<b>Location Description</b>	Midtown Neighborhood, 1700 and 1740 Washington Street, Gary, IN.
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 12, Construction of Housing 24 CFR 570.201(m), 570.204
25	<b>Project Name</b>	Broadway Lofts (MVAH Holding, LLC)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-2 Housing Construction
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	HOME: \$150,356 LIHTC: \$8,369,163
	<b>Description</b>	HOME funding will provide additional assistance for the new construction of 32 units in one three-story building, for low to moderate income households, containing 22 one-bedroom and 10 two-bedroom units with 4,000 SF of 1st floor commercial space to house a WIC Clinic and other local programming and services.
	<b>Target Date</b>	2/28/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 32 low to moderate income households will benefit. (0-80%)
	<b>Location Description</b>	701-35 Broadway, Gary, Indiana
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 12, Construction of Housing 24 CFR 570.201(m), 570.204.
26	<b>Project Name</b>	Rental Assistance Program (TBRA)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-2 Prevention and Housing
	<b>Needs Addressed</b>	Homeless Priority

	<b>Funding</b>	HOME: \$109,716
	<b>Description</b>	HOME funding will provide direct rental assistance payments on a short-term basis (up to 12 months) to very low-income families/individuals (0-50% MFI) with critical and/or emergency housing needs who reside in Gary. The RAP program aims to encourage families to participate in a self-sufficiency program as a condition of assistance (i.e. GED program, job training, and/or job seeking. Approximately 12 households will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 12 low income households will be assisted (0-50%).
	<b>Location Description</b>	839 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 05S, Rental Housing Subsidies 24 CFR 570.204.
27	<b>Project Name</b>	First-Time Homebuyer Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-3 Home Ownership
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	HOME: \$25,000
	<b>Description</b>	Funding will provide down payment assistance to qualifying first time home buyers who participate in the Homeownership Opportunity Network workshops supported by the City of Gary. Existing properties in the target areas can receive up to \$7,500.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 3 low to moderate income families will be assisted. (0-80%)
	<b>Location Description</b>	Citywide



	<b>Planned Activities</b>	The national objective is Low/Mod Income Housing Benefit (LMH). The project matrix code is 13B, Homeownership Assistance 24 CFR 570.201(n)
28	<b>Project Name</b>	ESG20 Gary
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-1 Operation/Support HO-2 Prevention and Housing HO-4 Continuum of Care AM-1 Overall Coordination
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	ESG: \$289,178 ESG-CV: \$997,166
	<b>Description</b>	ESG funds will provide funding for rapid rehousing services, homelessness prevention services, shelter operations services, and administrative costs for a total of 504 persons to be assisted. CARES Act funding from Emergency Solutions Grant (ESG-CV) funding in the amount of \$997,166 made available by the CARES Act will provide rapid rehousing services, homelessness prevention services, and administrative costs. Expenditures will be related to COVID-19 costs for a total of 175 households will be assisted.
	<b>Target Date</b>	10/31/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	With ESG funds, approximately 100 persons will be assisted with homelessness prevention assistance; 80 persons with rapid rehousing assistance; 24 homeless women will be assisted with emergency shelter; and 300 homeless youth will be assisted with emergency shelter for a total of 504 persons to be assisted. (0-30%)  With ESG-CV Cares Act funds, approximately 30 households will be assisted with rapid rehousing assistance and 145 persons will be assisted with homelessness prevention assistance.
	<b>Location Description</b>	<ul style="list-style-type: none"> <li>• Crisis Center, 101 N. Montgomery St., Gary, IN</li> <li>• Lydia House, 3815 Pierce St., Gary, IN</li> <li>• Continuum of Care Network of NWI, 839 Massachusetts St., Gary, IN</li> <li>• Community Development Division, 401 Broadway, Room 300, Gary, IN</li> </ul>

	<p><b>Planned Activities</b></p>	<p><b><u>ESG Funds - \$289,178</u></b></p> <ul style="list-style-type: none"> <li>• Crisis Center, Inc. - Shelter Operations: ESG funds will be used for emergency shelter and essential services to boys and girls ages 10 to 18 who are homeless, runaways, or unaccompanied youth for up to 20 days. Approximately 300 persons will be assisted. (ESG: \$128,000) The national objective is LMC. The project matrix code is 03T - Operating Costs Homeless/Aids Patients 24 CFR 570.201(e)</li> <li>• Rebuilding the Breach Ministries (Lydia House Shelter Operations): ESG funds will be used for the operation of the Lydia House, an emergency shelter that provides safe and secure shelter housing for homeless women without children. Residents are housed for up to 90 days. This program is expected to provide assistance to 24 individuals. (ESG: \$25,800) The national objective is LMC. The project matrix code is 03T, Operating Costs Homeless/Aids Patients 24 CFR 570.201(e).</li> <li>• Continuum of Care Network - Homeless Prevention: ESG funds will be used for assistance to individuals and families who are at imminent risk of homelessness or seeking shelter. Approximately 100 persons will be assisted (50 rental arrears, 5 security deposits, and 45 utility payments). (ESG: \$48,690) The national objective is LMC. The project matrix code is 05Q, Subsistence Payments 24 CFR 570.207(b)(4).</li> <li>• Continuum of Care Network - Rapid Re-Housing: ESG funds will be used for financial assistance, housing relocation and stabilization services to eligible households. Approximately 80 persons will be assisted (40 rental assistance, 20 security deposits, 10 utility deposits, and 10 utility payments. (ESG: \$40,000) The national objective is LMC. The project matrix code is 05S, Rental Housing Subsidies 24 CFR 570.204.</li> <li>• Continuum of Care Network - Data Collection HMIS: ESG funds will be used for data collection and entry into the HMIS. (ESG: \$25,000) No national objective or matrix code is required.</li> <li>• Community Development Division ESG Administration: ESG funds will be used for the overall administration of the ESG program including planning, monitoring, fiscal management, accounting, and auditing services. (ESG: \$21,688) No national</li> </ul>
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		<p>objective is required. The project matrix code is 21A, General Administration.</p> <p><b><u>ESG-CV Cares Act Funds - \$997,166</u></b></p> <ul style="list-style-type: none"> <li>Continuum of Care Network - Homeless Prevention: ESG funds will be used for assistance to individuals and families who are at imminent risk of homelessness or seeking shelter. Approximately 145 persons will be assisted. (ESG-CV: \$628,215) The national objective is LMC. The project matrix code is 05Q, Subsistence Payments 24 CFR 570.207(b)(4).</li> <li>Continuum of Care Network - Rapid Re-Housing: ESG funds will be used for financial assistance, housing relocation and stabilization services to eligible households. Approximately 30 persons will be assisted. (ESG-CV: \$269,235) The national objective is LMC. The project matrix code is 05S, Rental Housing Subsidies 24 CFR 570.204.</li> <li>Continuum of Care Network - Administration: ESG funds will be used for the overall administration of the ESG-CV program. (ESG-CV: \$99,716) No national objective is required. The project matrix code is 21A, General Administration.</li> </ul>
29	<b>Project Name</b>	Housing Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$7,600
	<b>Description</b>	CDBG funds will provide rehabilitation grants in target areas for low to moderate income, single-family owner-occupied Gary homeowners. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, and electrical. Target Areas are: Aetna, Emerson, Horace Mann, and University Park.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	2 low to moderate income households will benefit
	<b>Location Description</b>	Target Areas include Aetna, Emerson, Horace Mann, and University Park. 537 Monroe St., Gary IN 4245 E. 10th Ave., Gary IN
	<b>Planned Activities</b>	Rehabilitation of owner-occupied homes to bring them into code compliance. Eligible repairs up to \$25,000 include roof, plumbing, HVAC, and electrical. National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
30	<b>Project Name</b>	Emergency Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$33,328
	<b>Description</b>	CDBG funds will provide grants to eliminate conditions that cause an immediate threat to the health and safety of low to moderate-income single family owner-occupied Gary homeowners. Assistance through this program is provided to correct the immediate safety concerns only and will be limited to only one item per household not to exceed \$10,000. Eligible items will include: furnace replacement, water heater replacement, or potentially hazardous electrical or plumbing systems.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 3 low to moderate income households will benefit
	<b>Location Description</b>	Citywide

	<b>Planned Activities</b>	<p>Assistance to owner-occupied households to correct immediate safety concerns only not to exceed \$10,000. Only one eligible item per household such as furnace replacement, water heater replacement, or potentially hazardous or plumbing systems.</p> <p>National Objective is LMH</p> <p>Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)</p>
<b>31</b>	<b>Project Name</b>	Senior Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SN-2 Housing
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$124,099
	<b>Description</b>	<p>CDBG funds will provide rehabilitation grants city-wide for low to moderate income, single-family owner-occupied Gary senior homeowners 62 yrs. of age or older. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible senior homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and/or provide disabled accessibility to those seniors with disabilities to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and disabled accessibility.</p>
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 5 low to moderate income senior households will be benefit.
	<b>Location Description</b>	Citywide

	<b>Planned Activities</b>	Rehabilitation of low to moderate income senior households up to \$25,000 to bring homes into code compliance and eliminate violations that threaten the health and safety of the occupants of the home. Repairs may include roofing, plumbing, HVAC, electrical, and disabled accessibility.  National Objective is LMH  Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
<b>32</b>	<b>Project Name</b>	Acquisition
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-2 Housing Construction
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$2,000
	<b>Description</b>	CDBG funds will be used towards acquiring the property at 600 E. 35th Ave. (formerly Benjamin A. Franklin School) for construction of new housing for low to moderate income persons.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Unknown at this time.
	<b>Location Description</b>	600 W. 35th Ave., Gary, IN
<b>Planned Activities</b>	Balance remaining will be used toward the mowing of the grass at the property to maintain the property acquired with CDBG funds pending disposition of this property.  National Objective is LMH  Matrix Code is 01, Acquisition of Real Property 24 CFR 570.201(e)	
<b>33</b>	<b>Project Name</b>	Emergency Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$35,104

	<b>Description</b>	CDBG funds will provide rehabilitation grants to eliminate conditions that cause an immediate threat to the violations that threaten the health and safety of low to moderate income, single family owner-occupied Gary homeowners. Assistance through this program is provided to correct the immediate safety concerns only and will be limited to only one item per household not to exceed \$10,000. Eligible items will include: furnace replacement, water heater replacement, or potentially hazardous electrical or plumbing systems. Approximately 3 income eligible households will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 3 low to moderate income households will benefit.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Assistance to owner-occupied households to correct immediate safety concerns only not to exceed \$10,000. Only one eligible item per household such as furnace replacement, water heater replacement, or potentially hazardous or plumbing systems.  National Objective is LMH  Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
<b>34</b>	<b>Project Name</b>	Senior Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SN-2 Housing
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$5,000

	<b>Description</b>	CDBG funds will provide rehabilitation grants city-wide for low to moderate income, single-family owner-occupied Gary senior homeowners 62 yrs. of age or older. A rehabilitation grant, up to a maximum of \$25,000, may be awarded to income eligible senior homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and/or provide disabled accessibility to those seniors with disabilities to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and disabled accessibility. Approximately 8 income eligible households will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximatey 1 low to moderate income household will benefit.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Rehabilitation of low to moderate income senior households up to \$25,000 to bring homes into code compliance and eliminate violations that threaten the health and safety of the occupants of the home. Repairs may include roofing, plumbing, HVAC, electrical, and disabled accessibility.  National Objective is LMH  Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
35	<b>Project Name</b>	Housing Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$103,605



	<b>Description</b>	CDBG funds will provide rehabilitation grants in target areas for low to moderate income, single-family owner-occupied Gary homeowners. A rehabilitation grant, up to a maximum of \$25,000, may be awarded to income eligible homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC and electrical. Target Areas are: Aetna, Emerson, Horace Mann, and University Park. Approximately 5 income eligible households will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 4 low to moderate income households will benefit.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Rehabilitation of owner-occupied homes to bring them into code compliance. Eligible repairs up to \$25,000 include roof, plumbing, HVAC, and electrical.  National Objective is LMH  Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
<b>36</b>	<b>Project Name</b>	Public Facilities & Infrastructure
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$3,467
	<b>Description</b>	Eliminate slum and blight and prevent blighting influences through the improvement of public facilities.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	53,760 persons will benefit
	<b>Location Description</b>	4959 Pennsylvania St., Gary, IN
	<b>Planned Activities</b>	Funds remaining will be reallocated to another activity due to the Fire Station being completed in May, 2020. National Objective is LMA Matrix Code is 03O, Fire Stations/Equipment 24 CFR 570.201(c)
<b>37</b>	<b>Project Name</b>	Gary Health Department (Sexually Transmitted Diseases)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$21,757
	<b>Description</b>	CDBG funds will provide for the promotion of healthy living through testing, education, prevention, protection, and intervention of sexually transmitted diseases. Approximately 1,000 persons will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	500 low to moderate income persons will benefit
	<b>Location Description</b>	1145 W. 5th Ave., Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05M, Health Services 24 CFR 570.201(e)
<b>38</b>	<b>Project Name</b>	Gary Health Department Lead Poisoning
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$13,980

	<b>Description</b>	CDBG funds will provide for the testing, monitoring, and documentation of lead levels of children and/or adults at risk.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	100 low to moderate income persons will benefit
	<b>Location Description</b>	1145 W. 5th Ave., Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05M, Health Services 24 CFR 570.201(e)
39	<b>Project Name</b>	City of Gary Youth Services Bureau (Out of School Time Program)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$21,544
	<b>Description</b>	CDBG funds will be used for the operation of a program that will provide education on nutrition, recreation, fitness, academic support, mentoring, and planting and gardening to Gary's low to moderate income youth after school and during the summer. Approximately 275 persons will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10 low to moderate income persons will benefit
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05D, Youth Services 24 CFR 570.201(e)
40	<b>Project Name</b>	Housing Services Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation

	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$362,635
	<b>Description</b>	CDBG funds will be used for costs associated with the administration and operation of the Community Development housing programs.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Number and type of families are reported in the Emergency Repair, Housing Repair, Senior Rehab, and Neighborhood Rehab activities associated with this project which totals to 8 low to moderate income persons.
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN
	<b>Planned Activities</b>	Emergency Repair, Housing Repair, Senior Rehab, and Neighborhood Rehab  National Objective is LMH  14H, Rehabilitation: Administration 24 CFR 570.202(b)(9)
<b>41</b>	<b>Project Name</b>	Neighborhood Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$2,812
	<b>Description</b>	CDBG funds will be used for the rehabilitation of two properties, acquired under the Neighborhood Stabilization Programs (NSP1 and NSP3) to be sold to low to moderate income persons.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One (1) low to moderate household will benefit
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is LMH  Matrix Code is 14A, Rehabilitation: Administration 24 CFR 570.202(b)(9)
	<b>Project Name</b>	Clearance and Demolition

42	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-6 Revitalization
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$260,241
	<b>Description</b>	Eliminate conditions which are detrimental to health, safety and public welfare through code enforcement, demolition and related activities.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	20 unsafe structures will be cleared and/or demolished.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is SBS Matrix Code is 04, Clearance and Demolition 24 CFR 570.201(d)
	43	<b>Project Name</b>
<b>Target Area</b>		Citywide
<b>Goals Supported</b>		CD-5 Code Enforcement
<b>Needs Addressed</b>		Community Development Priority
<b>Funding</b>		CDBG: \$175,490
<b>Description</b>		CDBG funds will be used for support of the removal of blighting conditions in the City of Gary in designated areas where neighborhoods are significantly deteriorated, on-going redevelopment efforts are in place, or revitalization opportunities exist.
<b>Target Date</b>		12/31/2020
<b>Estimate the number and type of families that will benefit from the proposed activities</b>		300 properties to be inspected.
<b>Location Description</b>		Code enforcement activities will take place only in qualified low to moderate income census tracts of the City. Census tracts 101.00 and 125.00 do not qualify and are excluded from any code enforcement activities paid for with CDBG funds.

	<b>Planned Activities</b>	National Objective is LMA Matrix Code is 15, Code Enforcement 24 CFR 570.202(c)
44	<b>Project Name</b>	Gary Small Business Development and Expansion Initiative
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	ED-2 Financial Assistance
	<b>Needs Addressed</b>	Economic Development Priority
	<b>Funding</b>	CDBG: \$38,387
	<b>Description</b>	CDBG funds will be used for instructor-led, classroom training, technical assistance (one-on-one and small group business counseling) and access to capital resources for nascent, new, expanding, and high-growth potential small businesses owned by Gary residents, including resident/entrepreneurs classified as low to moderate income and/or small business owners who create jobs for low to moderate income Gary residents, including the hard-to-employ as a result of long-term unemployment, ex-offender status, etc. Approximately 48 businesses will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 10 low to moderate income persons will benefit
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 18C, Economic Development: Microenterprise Assistance 24 CFR 570.201(o)
45	<b>Project Name</b>	General Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	AM-1 Overall Coordination
	<b>Needs Addressed</b>	Administration, Planning, and Management Priority
	<b>Funding</b>	CDBG: \$75,593
	<b>Description</b>	CDBG funds will be used for the overall program administration of the CDBG program.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN
	<b>Planned Activities</b>	National Objective is not required. Matrix Code is 21A, General Program Administration 24 CFR 570.206
46	<b>Project Name</b>	Gary Commission for Women Rehab
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-3 Housing
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$20,698
	<b>Description</b>	
	<b>Target Date</b>	10/3/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 200 very low income persons will benefit (0-50%)
	<b>Location Description</b>	Suppressed
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 03C, Homeless Facilities (not operating costs) 24 CFR 570.201(c)
47	<b>Project Name</b>	Gary Commission for Women (Shelter Rehabilitation)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-3 Housing
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$35,000
	<b>Description</b>	CDBG funds will be used for minor rehabilitation of the homeless shelter. Approximately 200 very low income (0-30%) persons will be assisted.

	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 200 very low income persons will benefit (0-50%)
	<b>Location Description</b>	Suppressed
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 03C, Homeless Facilities (not operating costs) 24 CFR 570.201(c)
48	<b>Project Name</b>	Senior Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SN-2 Housing
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$317,664
	<b>Description</b>	CDBG funds will provide rehabilitation grants city-wide for low to moderate income, single-family owner-occupied Gary senior homeowners 62 yrs. of age or older. A rehabilitation GRANT up to a maximum of \$25,000 may be awarded to income eligible senior homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and/or provide disabled accessibility to those seniors with disabilities to enable them to remain living in their home for as long as possible. The total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and disabled accessibility. Low and Moderate Income Seniors.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 8 low to moderate income senior households will benefit
	<b>Location Description</b>	Citywide



	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
49	<b>Project Name</b>	Public Facilities/infrastructure Improvement
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$110,000
	<b>Description</b>	Eliminate slum and blight and prevent blighting influences through the improvement of public facilities.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	53.760 persons will benefit
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	National Objective is LMA Matrix Code is 03E, Neighborhood Facilities 24 CFR 570.201(c)
50	<b>Project Name</b>	Gary Commission for Women - The Rainbow - Ark Shelter
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-1 Operation/Support CD-3 Public Services
	<b>Needs Addressed</b>	Homeless Priority
	<b>Funding</b>	CDBG: \$150,507
	<b>Description</b>	CDBG funds will be used for the operation of the Rainbow Shelter, an emergency facility for victims and their children of domestic violence, sexual assault and homelessness. Residential clients are housed up to 45 days with extensions granted on an as-needed basis. Services provided are designed to benefit Very Low to Low income (0-50% MFI) homeless persons and families.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	200 low to moderate income persons will benefit
	<b>Location Description</b>	Suppressed
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05G, Services for victims of domestic violence, dating violence, sexual assault or stalking 24 CFR 570.201(e) and 03T, Homeless/AIDS Patients Programs 24 CFR 570.201(e)
<b>51</b>	<b>Project Name</b>	Gary Health Department - Sexually Transmitted Diseases
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$40,338
	<b>Description</b>	Funding will provide for the promotion of healthy living through education, prevention, protection, and intervention of sexually transmitted diseases.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 1,000 low to moderate income persons will benefit
	<b>Location Description</b>	1145 W. 5th Ave., Gary, IN
<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05M, Health Services 24 CFR 570.201(e)	
<b>52</b>	<b>Project Name</b>	Gary Human Relations - Fair Housing and Employment
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-4 Fair Housing
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$81,461

	<b>Description</b>	CDBG funds will be used for human rights counseling services to Gary residents who feel that they have been discriminated against in areas of housing, employment, education, and public accommodation. Also, promotion of fair housing awareness to housing service providers and community leaders with specific emphasis on the disadvantages and barriers in housing for disabled persons, veterans, and homeless individuals.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 80 low to moderate income persons will benefit
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05J, Fair Housing Activities (subject to Public Services cap) 24 CFR 570.201(e)
<b>53</b>	<b>Project Name</b>	City of Gary Youth Services Bureau - Out of School Time Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$87,087
	<b>Description</b>	CDBG funds will be used for the operation of a program that will provide education on nutrition, recreation, fitness, academic support, mentoring, and planting and gardening to Gary's low to moderate income youth after school and during the summer. (0-80% MFI) LMC
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 275 low to moderate income persons will benefit
	<b>Location Description</b>	455 Massachusetts St., Gary, IN
<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05D, Youth Services is 24 CFR 570.201(e)	

54	<b>Project Name</b>	Gary Literacy Coalition - Learning Partner Project
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	CDBG funds will be used to provide low to moderate income elementary school students with a "Learning Partner" mentoring program, which engages volunteers from diverse sectors of the community to take responsibility for enhancing the effective domain of 5th-8th grade students at the Frankie Woods-McCullough Academy for Girls, 3757 W. 21st Ave.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 110 low to moderate income persons will benefit
	<b>Location Description</b>	3757 W. 21st Ave., Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05D, Youth Services s 24 CFR 570.201(e)
55	<b>Project Name</b>	Homeownership Opportunity Network (HON)
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-3 Public Services
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$27,610
	<b>Description</b>	CDBG funds will be used for the one stop housing shop that assists home buyers & existing homeowners with services relating to homeownership loan products both for purchasing a home and home improvement loans through education and post counseling.
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 20 low to moderate income persons will be assisted
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN
	<b>Planned Activities</b>	National Objective is LMC Matrix Code is 05U, Housing Counseling only, under 24 CFR 5.100 24 CFR 570.201(e)
56	<b>Project Name</b>	Emergency Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$95,104
	<b>Description</b>	CDBG funds will provide grants to eliminate conditions that cause an immediate threat to the health and safety of low to moderate income, single family owner-occupied Gary homeowners. Assistance through this program is provided to correct the immediate safety concerns only and will be limited to only one item per household not to exceed \$10,000. Eligible items will include: Furnace replacement, water heater replacement, or potentially hazardous electrical or plumbing systems. (0-80% MFI)LMC.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 9 low to moderate income households will benefit.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
57	<b>Project Name</b>	Housing Repair Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation

	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$275,279
	<b>Description</b>	CDBG funds will provide rehabilitation grants in target areas for low to moderate income, single-family owner-occupied Gary homeowners. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, and electrical.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 11 low to moderate income households will benefit
	<b>Location Description</b>	Aetna, Emerson, Horace Mann, and University Park target areas
	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
<b>58</b>	<b>Project Name</b>	Senior Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$200,000

	<b>Description</b>	CDBG funds will provide rehabilitation grants city-wide for low to moderate income, single-family owner-occupied Gary senior homeowners 62 yrs. of age or older. A rehabilitation GRANT, up to a maximum of \$25,000, may be awarded to income eligible senior homeowners for the purpose of making needed repairs to their residential properties to bring them into code compliance, eliminate violations that threaten the health and safety of the occupants of the home, and/or provide disabled accessibility to those seniors with disabilities to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$25,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and disabled accessibility. Approximately 8 income eligible households will be assisted.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 8 low to moderate income households will benefit
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
59	<b>Project Name</b>	Neighborhood Rehabilitation Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$128,000
	<b>Description</b>	CDBG funds will be used for the rehabilitation of two properties acquired under the Neighborhood Stabilization Programs (NSP1 and NSP3) to be sold to low to moderate income persons. (0-80% MFI)
	<b>Target Date</b>	12/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximate 2 low to moderate income households will benefit
	<b>Location Description</b>	University Park
	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14A, Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)
60	<b>Project Name</b>	Housing Services Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HS-1 Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Priority
	<b>Funding</b>	CDBG: \$368,194
	<b>Description</b>	CDBG funds will be used for costs associated with the administration and operation of the Community Development housing programs.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	N/A
	<b>Planned Activities</b>	National Objective is LMH Matrix Code is 14H, Rehabilitation: Administration 24 CFR 570.202(b)(9)
61	<b>Project Name</b>	Gary Redevelopment Division - Demolition
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-6 Revitalization
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$377,345
	<b>Description</b>	CDBG funds will be used for the operation of the demolition of unsafe structures throughout the City. Slum/blight Spot Benefit (SBS)
	<b>Target Date</b>	12/31/2020



	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 30 unsafe structures will be demolished.
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	National Objective is SBS Matrix Code is 04, Clearance and Demolition 24 CFR 570.201(d)
<b>62</b>	<b>Project Name</b>	Neighborhood Conservation/Code Enforcement
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-5 Code Enforcement
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$220,000
	<b>Description</b>	CDBG funds will be used for support of the removal of blighting conditions in the City of Gary in designated areas where neighborhoods are significantly deteriorated, on-going redevelopment efforts are in place, or revitalization opportunities exist. 0-80% MFI Area Benefit (LMA)
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 600 properties to be inspected.
	<b>Location Description</b>	Code enforcement activities will take place only in qualified low to moderate income census tracts of the City. Census tracts 101.00 and 125.00 do not qualify and are excluded from any code enforcement activities paid for with CDBG funds.
	<b>Planned Activities</b>	National Objective is LMA Matrix Code is 15, Code Enforcement 24 CFR 570.202(c)
<b>63</b>	<b>Project Name</b>	Payment of Interest for Section 108 Loan
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CD-1 Community Facilities
	<b>Needs Addressed</b>	Community Development Priority

	<b>Funding</b>	CDBG: \$165,220
	<b>Description</b>	CDBG funds will be used for interest payment for a 108 Loan repayment.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	No National Objective is required Matrix Code is 24A, Payment of Interest on Section 108 Loans 24 CFR 570.703(c), 570.705(c)
<b>64</b>	<b>Project Name</b>	General CDBG Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	AM-1 Overall Coordination
	<b>Needs Addressed</b>	Community Development Priority
	<b>Funding</b>	CDBG: \$602,111
	<b>Description</b>	CDBG funds will be used for the overall program administration of the CDBG program.
	<b>Target Date</b>	12/31/2020
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	401 Broadway, Suite 300, Gary, IN
<b>Planned Activities</b>	No National Objective required Matrix Code is General Program Administration 24 CFR 570.206	
<b>65</b>	<b>Project Name</b>	Continuum of Care Network of NWI, Inc./Drug Free Gary Coalition
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HO-4 Continuum of Care AM-1 Overall Coordination

<b>Needs Addressed</b>	Homeless Priority Administration, Planning, and Management Priority
<b>Funding</b>	CDBG: \$35,000
<b>Description</b>	CDBG funds will be used for the operation of the Continuum of Care Network of NWI. The network is designed to reduce the negative effects of homelessness.
<b>Target Date</b>	12/31/2020
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
<b>Location Description</b>	839 Massachusetts St., Gary, IN
<b>Planned Activities</b>	No National Objective required Matrix Code is 21A, General Program Administration 24 CFR 570.206

## **AP-50 Geographic Distribution – 91.220(f)**

### **Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed**

According to 2020 HUD Low/Moderate Income Summary Data, the City of Gary’s population mostly consists of low- and moderate-income families, (70.24%), and with the exception of two census tracts (CT 101, 125) the rest of City’s census tracts are primarily occupied by low- and moderate-income households. The City’s entitlement funds are typically available citywide but several areas have been identified as target areas in the Consolidated Plan. The target areas include: Aetna, Emerson, Horace Mann, Midtown and University Park. In 2020, the City will continue to provide funding for three (3) of the target areas; Emerson, Midtown and University Park. The City will further support infrastructure improvements and housing rehabilitation in Emerson and University Park and new housing construction in Midtown. In Downtown Neighborhood, the City will continue to invest in one new housing project, Broadway Lofts. This new development will offer 32 affordable housing units to Gary residents. The target areas will be allocated about 16% (\$638,728) of the total entitlement in 2020.

In 2020 funds are allocated to nine (9) organizations that provide housing and supportive services on a citywide basis. All recipients will be low- and moderate-income families or individuals. The City also plans to use funds for community facilities improvements for two projects, completion of Hudson Campbell and improvements to three park facilities. These projects are qualified on an area wide basis. Further, on an annual basis, the City prioritizes the use of its CDBG funding for the development of affordable housing (including preservation and conservation) that serve low-income households.

Addressing the homeless needs remain a high priority as the needs continue to exceed available resources. These activities are expected to benefit more than 504 individuals in 2020. The geographic distribution of activities is presented in Exhibit 1. This figure shows the location of Census Tracts in the City of Gary with percentage of low- and moderate-income population and distribution of activities proposed in 2020. As a whole, 91% of all CDBG funds will benefit low- and moderate-income families. The beneficiaries for the program (HOME and CDBG) comprise of about 92% of the total beneficiaries.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Citywide	92

**Table 8 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

For the last year of the current Consolidated Plan, the City aims to complete projects and accomplish goals as established by the 2016 Plan. Completion of the Hudson Campbell Sports and Fitness Center and Fire Station No. Five in Glenn Park will be accomplished this year. The 2016 Plan, further identified

several geographic areas; namely Midtown, University Park, and Emerson, Aetna, that the City will continue as priority locations for rehabilitation and new infill development.

The targeted neighborhoods also have in place demonstrated cooperation and collaboration with government, private, nonprofit agencies and private sector for other projects which make investment more conducive, i.e. Broadway Lofts or Habitat's Field of Dreams, among others. Broadway Lofts is a collaborative effort between the City and the Gary Housing Authority which started earlier and is in its final stage of completion.

Regardless of the neighborhood, the 2020 plan supports revitalization efforts by continuing as priority funding neighborhoods suffering from aging and possibly under maintained housing stock. In-fill opportunity exists in some neighborhoods such as University Park and Midtown and Downtown. In 2020 program year, the City will continue to create new homeownership opportunities in the University Park by rehabilitating and selling two affordable homes as well as the construction of two new homes in Midtown neighborhood.

The 2020 funding allocation will also address underserved populations with the greatest needs including the elderly, disabled, victims of domestic violence and the disenfranchised such as the homeless and the near homeless. As a whole, about 92% (\$3,215,036) of total project funds will benefit low- and moderate-income families. For specific CDBG funds, 91% of total funds are directly targeted to benefit low- and moderate-income families or individuals (\$2,468,479). The City has also received funding thorough CARES Act. These funds will be supplementing entitlement funds to address many needs created by COVID-19 epidemic.

Beyond above considerations, the City of Gary takes into account the following in making funding decisions and establishing priorities:

- Meet a goal or priority of the 2016-2020 Consolidated Plan.
- Support, complement or are consistent with other current local planning objectives including those of the Gary Housing Authority;
- Leverage resources.
- Affirmatively further fair housing.
- Address underserved populations with the greatest needs including the elderly, disabled, victims of domestic violence and the disenfranchised such as the homeless and the near homeless.
- Have demonstrated institutional structure and collaboration in place among government,

- private nonprofit agencies and the private sector to maximize impacts
- Do not have other sources of funds that could be supported.

## **Discussion**

Funding decisions by the City were made through open and transparent application process where the City requested proposals from individuals, agencies and current and former funded agencies. All applications were reviewed by City staff for funding eligibility and were evaluated by staff for their impact and adherence to priorities established by the Consolidated Plan. In 2020, the City anticipates that 92% (\$3,215,036) of its program funds will be used to benefit low- and moderate-income families.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The City's need for affordable housing was determined during the consolidated planning process. The City will fund several projects all of which directly or indirectly impact provision of the affordable housing. In 2020, the City will fund the following activities.

The following Tables show specific one-year goals for the number of homeless, non-homeless, and special needs households that will be provided affordable housing during the 2020 program year. Also shown is the number of affordable housing units that will be assisted with CDBG and HOME funds

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	90
Non-Homeless	79
Special-Needs	8
Total	177

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	102
The Production of New Units	36
Rehab of Existing Units	36
Acquisition of Existing Units	3
Total	177

**Table 10 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

Affordable housing activities receive the highest portion of the City's allocation at about 26% (\$1,034,171) of the total funds. In 2020, the City will continue to fund a variety of homeownership programs including the owner-occupied rehabilitation grant programs and various homebuyer assistance programs. Activities supporting affordable housing are expected to include:

- The City of Gary will provide assistance to about 20 families that are seeking homeownership education or seeking to finance a home or in need of homeownership counseling.
- Through the Housing Repair, Senior Repair, and Owner-Occupied Rehab programs, the City is expected to assist up to 36 households with housing repair needs of their homes.
- For rental housing the City will assist one development, Broadway Lofts with new construction

funds. This development will provide 32 units of affordable rental housing to residents.

- The City will assist about 504 individuals or families in its homeless program. Some of these are expected to receive temporary housing assistance to prevent homelessness (102).
- The City will rehabilitate two (2) properties, acquired by NSP funds, for sale as affordable housing to low- and moderate-income families. The NSP program is designed to return foreclosed, vacant and blighted homes to owner occupancy by providing funds for acquisition and rehabilitation.
- The Emergency Repair program assist the needy families in urgent need of housing repair. This program is expected to assist 13 families with emergency repairs.
- CHDO set-aside funds will be used to rehabilitate two housing units as rental or for sale homes.

All housing assistance programs will be offered to low- and moderate-income households. In addition, the City anticipates to demolish about thirty (30) buildings. Some of these sites, will be offered for housing construction as affordable housing in the future.



## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Gary Housing Authority (GHA) provides affordable housing for over 3,102 individuals through its 8 public housing communities containing about 1,587 units. The public housing developments consist of senior high-rise buildings to walkup apartments and single-family homes. The Authority also provides housing for the extremely low, very low, and low-income families, seniors and disabled individuals through its Housing Choice Voucher program consisting of about 1,763 Section 8 Housing Choice Vouchers. The HCV program cash management is reported by GHA to be about \$13,054,822. As a part of its inventory, the Authority also has about 10 single family homes in Horace Mann and Duneland communities that are being rented as a part of its lease to purchase homeownership program.

The Gary Housing Authority is currently operating under the Administrative Receivership Contract (ARC) program of HUD. Administrative Receivership is a process whereby HUD declares a PHA in substantial default of its Annual Contributions Contract (ACC), and takes control of the PHA. In 2020, the Authority prepared a new five-year and annual plan for its management, operation. This plan establishes several strategies to improve the operation of the agency with the goal of restoring it to “Standard Performer” status.

### **Actions planned during the next year to address the needs to public housing**

As a part of the Recovery Plan, GHA has taken steps to improve its operation, reduce its inefficiencies, upgrade its housing stock and reposition its assets. Part of this repositioning and transformation efforts is demolition of many older and obsolete housing stock and rehabilitation of others. In 2020, GHA will continue to develop and implement repositioning strategies and will use innovative techniques. Part of this effort will be demolition of several developments in whole or partially. GHA will be using several funding sources for the demolition. The specific actions proposed for 2020 by GHA will include:

1. Continue Mixed Finance modernization and development based on goals identified in its new five-year plan.
2. Establish management systems to accurately record and report financial data in a timely manner;
3. Monitor GHA's operations to effectively maintain an overall budget process to comply with HUD regulations and other internal and external entities;
4. Rebuild the public trust in the financial integrity of the Gary Housing Authority
5. Develop initiatives for increasing revenues and decreasing expenses

In addition, GHA plan to complete a detail implementation plan that supports the strategic plan to include major development, modernization and homeownership activities, task, schedules, and budgets

in 2020. These activities are expected to include:

1. Development projects consisting of new construction, acquisition, rehabilitation, and/or comprehensive modernization using various funding sources including private and other eligible financing vehicles such as Downtown Lofts.
2. Implements and monitor standard operating procedures to ensure that staff, projects, budgets, obligations, expenditures, schedules and contracts are properly managed.
3. Completion of a housing replacement plan in anticipation of a Choice Neighborhood Implementation grant funding application for University Park.
4. Demolition or disposition of several developments which include the following sites:
  - Genesis Towers High Rise,
  - Carolyn Mosby High Rise,
  - Al Thomas High Rise,
  - Glen Park High Rise,
  - Broadway Manor,
  - Gary Manor
  - Concord Village (1,2 3 & 4),
  - Delaney West & Delaney Community East
  - Colonial Gardens 3,
  - Dorie Miller Homes, Dorie Miller/East Point, Dorie Miller/Miller Heights
  - Horace Mann and Duneland Village Section 32 Homeownership

In addition, the Authority plans to continue to utilize other programs to continue its transformation. These activities include:

1. Conversion of housing units within Horace Mann and Duneland Village to Project Based Vouchers under Rental Assistance Demonstration program (RAD).
2. Continue its effort to bring in private investment by creating partnerships with a variety investor types.
3. Demolish several buildings that GHA already owns on Broadway corridor for future development.
4. Complete site studies for redevelopment of these sites for new mixed use and rental housing.
5. Development of Broadway Lofts, a 32-unit mixed use housing development.
6. Continuation of Portfolio Disposition for Mixed-Finance Development—PHA-Wide
7. Apply for Emergency Capital Funds and Safety and Security Grants to further navigate the Authority to operating in standard or high performer status.

In 2020, the Gary Housing Authority will continue to provide affordable housing to extremely low, very low and low-income families, seniors and disabled individuals through the public housing program. It will also continue to provide a full-service approach to property management, transformation and

revitalization. Real estate development and repositioning of GHA assets will be a high priority of the agency.

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

The Gary Housing Authority maintains continued consultation process with its residents and regularly receives input from the Resident Advisory Board (RAB). As a part of its 2020 Five year and Annual plan, the Housing Authority solicited input from residents on the needs in the public housing communities, its operation and the community needs. This meeting took place on January 9, 2020.

In cooperation with other agencies, GHA also coordinates activities aimed at resident training for employment and homeownership. Through these programs the residents and Section 8 Voucher Program participants work with GHA staff to gain experience and acquire the requisite skills for full-time regular employment. In 2019 GHA was approved as a site HUD's EnVision Center Demonstration program. This program aims to create an effective and intensive services that meet residents' needs and supports them in overcoming barriers. The Center will serve as the centralized hub for support in the following four areas; 1) Economic Empowerment; 2) Educational Advancement; 3) Health and Wellness; 4) Character and Leadership.

The current program for Family Self-Sufficiency (FSS) to support residents consist of the following activities:

- Enhance Section 3 resident employment opportunities
- Ensure residents are meeting their Community Service Requirement (which entails scheduling workshops/activities/events, in partnership with Property Managers and Social Work Interns)
- Support Resident Tenant Councils, with elections, programming/workshops, etc.
- Develop programs to engage our youth population (such a STEM and college readiness programs)
- Partner with local service providers that conduct workshops that lead to a resident becoming more self-sufficient

### **If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

The Recovery Plan, approved in 2015, has established a five-year timeline to implement its goals and objectives for GHA and move towards becoming a "standard performer." According to 2020 GHA Annual Plan, the Agency has been working with HUD to meet its recovery requirements and is expecting to end its ARC status in 2020.

GHA signed a Cooperative Endeavor Agreement with the City of Gary in 2017. According to this

agreement the City has committed to assist the Authority in its effort to become a standard performer. In 2020 the City is expected to continue its assistance to the GHA in the following areas:

- The City will support efforts by GHA in its plan to dispose several developments for redevelopment.
- The City will cooperate with GHA in its Self Sufficiency Program to encourage more residents to become homeowners
- The City will provide assistance to GHA to continue its homeownership program.
- The City will support stronger public safety in all public housing developments. In these efforts the City will continue to augment public safety efforts to reduce a variety of concerns.
- The City will support development of mixed-use communities as a part of GHA's revitalization efforts, at least one development, Broadway Lofts, is supported in 2020.
- The City will provide assistance to GHA for development of three or four sites in Broadway Corridor for new mixed-use housing.

In addition, the City will support GHA affordable housing mission by following activities:

- Use of HOME and CDBG funds to expand the supply of affordable housing in the City thus reducing the demand on GHA (47 units anticipated)
- Use of CDBG funds to operate youth and senior programs which are accessible to GHA residents.
- Use of CDBG funds to provide a variety of health services to very low-income families by the Gary Health Department.
- Use of CDBG and HOME funds to stabilize the neighborhoods in which there is an excessive concentration of poverty, including some in which there are GHA developments (University Park). These efforts include spot demolition of dilapidated structures around GHA properties and code enforcement.
- To continue to collaborate in revitalization of the existing GHA's development sites.
- To assist in development of new housing particularly in areas where the City has land available such as in Downtown and other neighborhoods.

## **Discussion**

In order to provide additional affordable housing units and to improve its fiscal conditions, the Gary Housing Authority prepared a new Strategic Plan in 2016. This plan establishes a 15-year process to transform the agency. The recommendations outlined in this plan cover issues related to staffing capacity, asset management and financial viability. The new 2020-2024 GHA Plan, incorporates many of the recommendations outlined in the Strategic Plan. The Authority is expected to continue its progress to expand services and improve its operation. In 2020 we expect to see the first fruit of GHA's efforts by the implementation of Broadway Lofts. Similarly, demolition of several housing developments will continue in 2020. These sites can be made available for new redevelopment. In addition, GHA will demolish several buildings in several sites along Broadway to make them ready for housing and mixed-

use development.

On the operation side of the agency, GHA continues to improve its administrative capacity to receive standard performance rating. GHA has taken steps to put together extensive partnership, both public and private, for transformation of its assets. A good example is the Broadway Lofts which is being developed with the assistance provided by a private partner as well as the City. The City further is expected to become partner for other revitalization efforts which GHA is currently soliciting developers.

## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

The City of Gary is a leading member of the Northwest Indiana Continuum of Care Network (NWI CoC). The Network is an association of sixty different organizations that are involved in housing, mental health, foster care and community reentry programs. The primary goal of the Network is to develop and coordinate the countywide efforts to end homelessness. The Continuum of Care continuously update its Assessment Plan to ensure reliability of information and needs. The Assessment Plan covers the needs and available resources in all jurisdictions, Gary, Hammond, East Chicago and Lake County. The Plan further will aim to provide a comprehensive homeless services system throughout the County.

In 2020, over \$541,547 or about 13% of the City's entitlement funds are dedicated to directly assist the homeless and prevention programs. The following sources of funds will be used to address homeless issues in the City of Gary in 2020:

- A portion of CDBG entitlement funds for shelter support and homeless prevention (\$157,369)
- A portion of CDBG funds will be used to assisted people with special needs. (200,000)
- A portion of HOME funds for rental assistance to prevent homelessness (\$95,000)
- Federal resource funds including ESG to support existing shelter and homeless agencies and outreach
- Local funds from the City and its partner agencies
- State funds provided through different programs related to social and family services.

### **Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including**

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

The goals and strategies outlined in the City's Consolidated Plan support the NWI Continuum of Care Plan and consist of four general strategies, 1) Operation/Support, 2) Prevention and Housing, 3) Housing; and 4) Continuum of Care. In 2020, funded activities will support all of the identified goals through allocation of funds from, CDBG, HOME and ESG and local funds. The outreach activities will be done by the Continuum of Care. In addition, Continuum of Care, under a contract with the City, will assess the homeless and those in the risk of homelessness. These efforts are expected to assess about 180 individuals for rapid rehousing or to prevent homelessness. Similarly, HOME funds will assist 12 low income families with rental assistance to prevent homelessness. The City's activities collectively are

expected to benefit 716 individuals.

### **One Year Goals for the Number of Households to be Supported**

The Homeless Prevention Program, through Continuum of Care, is expected to assist up to 100 households with a variety of services and programs including emergency assistance. Gary Commission for Women is expected to provide services to 200 individuals and families in need of shelter. Similarly, the Crisis Center and Rebuilding the Breach Ministries are expected to provide assistance to 324 runaway and homeless youth and homeless women in need of shelter. The Rental Assistance Program, through HOME funds, is expected to provide assistance to 12 very low-income families in need of housing and at risk of homelessness with temporary rental assistance. The Rapid Rehousing Program, through the Continuum of Care Network of NWI, is expected to provide assistance to 80 families and individuals with homeless prevention, housing relocation and stabilization, and other support services.

The NWI Continuum of Care Network, as the lead agency will continue to meet on a regular basis to coordinate how best to reach out to homeless persons and how to assess the needs. Part of this effort is Point in Time Count, which was done earlier this year on January 23, 2019. As the leading funding agency of Continuum of Care, the City regularly participates in discussions with other service providers to ensure adequate outreach and assessment. As a whole these programs are expected to assist about 716 individuals and families.

The Network, further will continue its effort to provide a fully integrated system to address the needs including assessment. Homelessness prevention objectives in 2020 include: 1) support efforts to continue the Continuum of Care System for homeless through the provision of emergency shelters, transitional housing, and permanent supportive housing services; 2) provide community and supportive services for low- and moderate-income persons and those with special needs, including the homeless and persons living with HIV/AIDS; and 3) Coordinate Rapid Rehousing assistance activities.

### **Addressing the emergency shelter and transitional housing needs of homeless persons**

ESG funding along with funding from CDBG will continue to provide assistance for emergency and transitional housing needs of the homeless in the City. The Continuum of Care will further continue reassessing the programs that currently receive ESG funding to ensure proper allocation of funds among different activities. It is the goal of the City to align ESG and CoC funding in a seamless and integrated system. As noted above, in 2020 the City will fund seven different programs which address the homeless needs. These programs collectively are expected to benefit 716 homeless families and individuals.

As part of the 2020 Action Plan, CDBG and ESG funding is expected to continue for established programs such as the shelter operation and homeless prevention. However, obstacle remain as adequacy of funding and the magnitude of demand continues to be a major concern.

### **Helping homeless persons (especially chronically homeless individuals and families, families**

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

The Continuum of Care Network continues to partner with its member organizations to maintain an effective process for outreach and transition to independent living particularly for those with chronic homelessness. Continuum of Care Network holds regular meetings with its member agencies to identify needs and coordinate activities which reduces shelter stay and provide support during transition. The annual activity of the Network in 2020 will include:

- The Monthly Meetings with all member agencies
- The Bi-Monthly Meetings of the Executive Officers, Directors, and Liaisons.
- Quarterly Information Exchange Meetings for members
- Technical support and assistance to the membership, including (a) HMIS support training through the Statewide Balance of State (Continuum of Care), and (b) Super NOFA technical project support and workshops
- Point-In-Time Count
- Coordination of funding requests for member agencies as they become available
- Engage Continuum of Care Network to participate and provide input in the decisions for allocating funds for homeless service providers
- The Continuum of Care Network is continuously updating its assessment plan. This plan aims to provide a coordinated process for housing the homeless including establishing a priority vulnerability list, that identifies chronically homeless and those families and/or individuals who have episodic homelessness. In development of this plan, the Gary's need is fully considered.

As a leading member of the Network, the City of Gary, will support development of programs which provide assistance to individual and families experiencing homelessness, particularly those with children. The City will further funds three programs, Homeless Prevention, Rapid Rehousing and Rental Assistance Program (TBRA) that will provide temporary assistance to those at risk of homelessness or are homeless. These programs collectively will receive \$202,690 funding and are expected to benefit 192 individuals or families in 2020. With respect to the needs of Veterans and unaccompanied children, the City will work with local organizations which provide housing services to the Veterans, i.e. CHDO's, and the youths, i.e. Crisis Center, to ensure availability of housing and services.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: 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); or, receiving**



**assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.**

Several agencies, private and public, in the broader Gary area offer homeless prevention services that include mortgage assistance, rental assistance, and utility payments. Other private and public agencies within the county offer counseling and advocacy services to assist individuals and families who are at risk of becoming homeless. Funding for these services comes from a combination of federal, state, local, and private sources. The Continuum of Care Network in many instances collaborates or coordinates the activities of these agencies. The City also participates in several of these programs. A good example is the Gary Human Relations' Fair housing and Counseling program. The Housing Authority has also established an extensive rapid rehousing program aimed at prevention of homelessness.

To reduce the risk of homelessness, the City will fund five activities that will directly or indirectly assist individuals and families to avoid homelessness. These programs are:

- Emergency Repair Program \$135,104
- Rental Assistance Program (TBRA) \$ 95,000
- Continuum of Care (Rapid Re-Housing) \$40,000
- Continuum of Care (Homelessness Prevention) \$ 48,690
- Gary Human Relations Commission \$ 85,000

The Emergency Repair Program assist families to stay in their homes that are the victim of unexpected events or disasters which may force them to leave their homes, i.e. fire, flood, etc. The Rental Assistance Program provides short term assistance, up to 12 months, to very low income (0-50%) individual or families that are facing emergency or critical needs and may become homeless without such assistance. The City will further fund Continuum of Care to implement the Homeless Prevention program which will provide assistance to individuals and families, including those of recently discharged, in the areas of housing, education and job training.

**Discussion**

During the fifth year of the program, the City aims to fund activities that collectively will support all four homeless objectives as outlined in the Consolidated Plan. First the City will fund three shelter providers to operate shelters or provide support services to the homeless. The funded programs collectively assist families, individuals, youths, and women facing violence at home. Second, the City will fund programs that prevent homelessness or provide housing assistance to reduce incidents of homelessness. Activities such as Emergency Repair program or Rental Assistance Program aim to prevent homelessness or reduce the time. Lastly, the City will support an integrated process, where services and programs are aligned to ensure effectiveness of the programs.

The Continuum of Care Network will continue to be funded to ensure coordination of activities and a speedy assessment of homeless needs. The Rapid Rehousing program is expected to expedite the

process for housing and reduce duration and incidents of homelessness.

The needs of people with special needs are carried out through several program for infants and elderly, most notable is the Senior Rehab program, where 8 households are expected to receive assistance.

## **AP-75 Barriers to affordable housing – 91.220(j)**

### **Introduction:**

The City of Gary prepared an Analysis of Impediments to Fair Housing Choice (AI) in 2016. This document analyzed laws, regulations, policies and practices affecting availability and accessibility of housing in the City of Gary. The AI also assessed the conditions, both public and private, that may affect fair housing choice in the City. The Study identified six (6) impediments to Fair Housing Choice in the City of Gary. Three of the listed impediments relate to affordable housing and residential uses:

- Impediment 2: Need for Decent, Safe, Sound, and Affordable Housing
- Impediment 3: Need for Accessible Housing Units
- Impediment 5: Private Lending Practices

In its last year of plan, the City's will continue its efforts for affordable housing and availability of choice thorough several activities which place emphasis on housing as an economic development tool to create conditions where housing development and conservation become financially feasible. The efforts cover four neighborhoods, Emerson, Downtown, Midtown and University Park. The City further continue its engagement with the Gary Housing Authority as the agency implement its transformation and revitalization efforts. These efforts are expected to result in development of substantial number of affordable housing both for owners and renters.

### **Actions it planned 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**

The 2020 Annual Action Plan supports activities that aim to enhance home ownership, preserve the character of the City's neighborhoods, and provide quality owner housing in the City. Through the Neighborhood Conservation and Code Enforcement program, the City ensures that local codes are enforced and neighborhoods are properly maintained. Similarly, the demolition program will ensure removal of eyesores and blight which stabilize neighborhood condition. In addition, the City will fund Gary Human Relations (Fair Housing) to coordinate Fair Housing and foreclosure prevention and provide counseling to Gary residents. The Homeownership Opportunity Network, further provides assistance and counselling to about 20 new homebuyers and existing homeowners with services relating to homeownership products and housing financing.

The City will carry out the following activities which directly or indirectly support removal or ameliorate

some of the barriers to affordable housing:

- Neighborhood Rehab Program (\$150,000)
- Homeownership Opportunity Network (HON) (\$ 30,000)
- Neighborhood Conservation/Code Enforcement (\$ 220,000)
- Gary Human Relations (Fair Housing & Public Education & Outreach) (\$ 85,000)
- Gary Dept. of Redevelopment Division (Demolition) (\$ 377,345)
- First-Time Homebuyer Program (\$ 25,000)

The Neighborhood Rehab program will bring in additional investment into the community which is sorely needed to promote neighborhood revitalization. The Homeownership Opportunity Network and the Fair Housing activities of the Gary Human Relations will provide assistance to new and existing homebuyers and residents with their housing needs and assistance to ensure fair housing choice. As a whole these programs are expected to directly benefit more than 67 households.

### **Discussion:**

In its last year of the Consolidated Plan, the City will continue its efforts to remove barriers to affordable by continued support for a variety of activities in four neighborhoods of Emerson, Downtown and Midtown, the University Park. These activities aim to redirect the redevelopment efforts towards a revitalization outcome. The planning efforts in these neighborhoods aim to establish smart growth land use policies and provide zoning incentives to promote mixed uses and affordable housing. The plans also promote revitalization of the neighborhoods through equitable, affordable housing, support of existing communities, and coordinated policies that leverage public investment through an integrated approach to planning.

In 2020, the City, in cooperation with the Gary Housing Authority, is expected to realize one result of these efforts by construction of the Broadway Lofts. The mixed-use residential development is expected to bring additional affordable housing into Downtown. In addition, GHA is completing acquisition and site selection studies for four other sites in Downtown area for new development. These developments collectively can bring more one hundred new housing units to Downtown area.

Despite the City's efforts, the conditions of housing stock in some neighborhoods remain a major negative barrier for investors to realize a return on their investment. The City continues to support policies and funding which will make investments more financially feasible by supporting both local not-for-profit development organizations as well as providing incentives and gap financing to encourage private development.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

This section of the Annual Action Plan describes Gary's planned activities to implement the following strategies as outlined in the Strategic Plan section of the Consolidated Plan:

- Obstacles to meeting underserved needs
- Foster and maintain affordable housing
- Evaluate and reduce lead-based paint hazards;
- Reduce the number of poverty level families;
- Develop institutional structure; and
- Enhance coordination.

### **Actions planned to address obstacles to meeting underserved needs**

The primary obstacle to meeting underserved needs of low- and moderate-income populations in Gary continues to be the magnitude of the needs and availability of funds to address them. Organizations serving these populations continue to experience reductions in funding from both governmental and private sources. The City of Gary's entitlement funding levels have not kept up with the growing needs. This trend continues in 2020 despite slight increase in overall funds. Mirroring this trend is the increasing difficulty in leveraging funds through state and private resources, which have also been declining in recent years. Obstacles that can be identified for the underserve community in the City include:

- Reduced or frozen funding from federal, state and other sources due to inadequate revenue; and the housing
- High cost of housing and declining income in Gary which increases the difficulty of meeting affordable housing needs (According to HUD most recent income data, the City's low- and moderate-income population continue to increase. According to HUD data, the City's low and mod population exceed 70%)
- High rates of unemployment, underemployment and foreclosures continue to strain the ability to meet affordable housing needs; and
- Credit crisis has limited the availability of capital to develop housing for low- and moderate-income households and special needs groups.

Despite these challenges, the City of Gary in 2020 will address obstacles by focusing on programmatic and administrative opportunities such as utilizing other funds, i.e. NSP 3, for affordable housing. Second, the Community Development staff will continue to research the availability of funding resources and will use proactive approaches toward future applications for potential federal and state leverage funds; this will assist the City to strategically place future activities in line to address obstacles. Third, the City will

seek additional private and public partners to leverage CDBG funds to create a larger pool of resources. In 2020, this pool consists of at six different agencies targeting primary minority and underserved population. These agencies will provide a host of activities ranging from housing counseling to construction of affordable housing and health and educational services.

### **Actions planned to foster and maintain affordable housing**

As stated throughout this Plan, affordable housing will continue to remain a high priority objective in 2020. Accordingly, the City prioritizes the use of its funds for the preservation and development of affordable housing that serve low-income households and to addressing homelessness. For the program year 2020, the City anticipates providing direct financial assistance to seven programs and benefiting approximately 94 households through the following housing programs.

- Housing Repair Program (\$340,000)
- Emergency Repair Program (\$135,104)
- Neighborhood Rehab Program (\$150,000)
- CHDO Set a-side (\$83,711)
- Habitat for Humanity of NWI (Field of Dreams Project) (\$150,000)
- Broadway Lofts (MVAH Holding, LLC) (\$150,356)
- First-Time Homebuyer Program (\$25,000)

The City will further continue to collaborate with the Gary Housing Authority to support GHA's lease purchase program for its single-family housing stock. For further discussion of affordable housing, please refer to AP-55 Affordable Housing.

### **Actions planned to reduce lead-based paint hazards**

The City has addressed the issue of LBP hazards by making lead hazard information available to a variety of groups and families through several outreach and education activities. Additionally, all housing units that are substantially rehabilitated with CDBG or HOME funds are subject to LBP compliance requirements. Each property will be assessed and lead clearance will be performed by a certified risk assessor, certified lead-based paint inspector or clearance technician before the rehabilitation project can be completed. During program year 2020, the City estimated that up to fifteen (15) housing units will be treated for lead abatement or removal through Housing Repair, Neighborhood Rehabilitation and CHDO programs.

The Gary Health Department Lead Poisoning program will further continue to provide the required monitoring and screening of children in 2020. Children identified at risk of poisoning or already exposed will be reported and followed up for treatment and observation. The Department will typically report incident data to appropriate agencies and the City of Gary. In 2020, up to 200 children are expected to

be tested and assisted.

### **Actions planned to reduce the number of poverty-level families**

The City of Gary aims to foster conditions by which reduction in the number of poverty-level individuals and families can be realized. According to most recent data from Census Bureau, 2018, the City continues to have a very high poverty rate with about 27.8% of the population (19,063) live below poverty. The poverty level for families is reported by the Census Bureau as being about 22%. A large portion of these families are families with related children where poverty rates are about 39.5%. It should be noted the Census Bureau reports a sharp drop in poverty for 2018. At the same time, the Census reports a major decline in the population of the City. This may indicate, the substantial number of residents may be seeking employment opportunity in other communities and moving out of the City.

In 2020, the City will target CDBG and other local resources to activities that provide support services and affordable housing to reduce cost burden. In program year 2020, the City will fund five activities at about \$470,425. These activities will help reduce poverty or create opportunity for economic well-being. Collectively these activities are expected to assist more than 1,595 individuals or families. The City's housing programs also reduce poverty as it reduces cost burden particularly for seniors and low-income families. Rental assistance will reduce poverty level for those in desperate need of housing assistance.

- Gary Health Department (Sexually Transmitted Diseases)
- City of Gary Youth Services Bureau (Out of School Time Programming)
- CR Works (Gary Bots)
- Senior Rehab Program
- Rental Assistance Program (TBRA)

### **Actions planned to develop institutional structure**

The Department of Community Development has developed cooperative relationship with local not-for-profit agencies, neighborhood organizations, businesses, and private entities in the City as well as regionally. These relationships exist in the areas of planning, housing, homelessness, redevelopment, brownfields, job training and business development and in social services. In 2020, the City will rely on several agencies and organizations to carry out its activities. These organizations range from public and non-profit agencies to private development entities involved in a variety of housing, social services and community development activities.

Housing assistance to lower income persons and special populations is provided through several organizations. The activities that will be carried out in 2020 include:

- City of Gary Housing programs receive funds annually to deliver a variety of housing

rehabilitation services to lower-income households.

- HOME funds are made available for use by nonprofit organizations and private entities to construct or purchase/rehabilitate homes for resale and occupancy by lower-income persons.
- Neighborhood improvement projects, including demolition and spot demolition are carried out throughout the City by the Redevelopment Department.
- Public housing revitalization activities are carried out by the Gary Housing Authority. The City will continue to collaborate with GHA to expand affordable housing.
- The City maintains strong relationships with many agencies that are members of the Continuum of Care Network. In 2020 this agency will be funded to ensure coordination of homeless activities and availability of resources. The agency will further be funded to implement the Homeless Prevention and Rapid Rehousing activities. In addition, the City will fund three other homeless and shelter services agencies that serve the homeless with shelter and essential services through the Emergency Solutions Grant, CDBG funds and other resources.

To expand outreach, the City annually invites different agencies to participation in the City's Community Development program. This will allow the City to expand opportunities for partnership and also to evaluate needs and align budgeting with such needs. Lastly, in order to strengthen institutional structure, the City seeks input through an annual survey from all subrecipients or potential new agencies and the residents to get input. The City typically reviews these surveys and considers them in program development and funding.

### **Actions planned to enhance coordination between public and private housing and social service agencies**

The lead agency for the Consolidated Plan is the Community Development Division of the City of Gary. The Division initiates administration, organization and preparation of the Action Plan and will coordinate activities of the public, private and nonprofit entities through which it will carry out the proposed programs.

In 2020, the City will continue to work with the local developers, financial institutions, non-profits, and other entities to ensure that new, affordable housing units are produced on a regular basis. Similarly, the City will work with six different agencies that provide a variety of social and support services. The City's primary goal in these efforts will be to encourage partnership, enhance collaboration, and improve service delivery. To this end, the City will engage in the following activities:

- Through public meetings and hearings on projects and applications for funding, the City will encourage a forum where private and public entities can discuss comprehensive planning, community development, housing, and other issues.
- Conduct annual survey to get input from funded agencies, the residents and identify opportunities and needs.
- Conduct networking meeting with all subrecipients to encourage partnership and collaboration.



(Annually)

- Provide regular technical assistance to agencies in order to insure orderly progress for the activities.
- Continue to participate and interact with community groups (i.e. CDC's) and others that provide housing and supportive services to low income residents.
- Continue collaboration with the Gary Housing Authority to preserve and expand affordable housing particularly for those with low income. These efforts will particularly focus in Downtown and Emerson areas.
- Meet with shelter providers to get input about funding and needs (Annually)
- Through the efforts of the Continuum of Care Network the City will coordinate homeless activities on a regional basis to assure availability of shelter and homeless services and to reduce gaps in the system.
- Through an expanded HMIS program, integrate activities of homeless shelter and those providing assistance to the homeless or at-risk families.
- Meet with other social and community groups to discuss activities on a regular basis.

During the 2020 program year, the City further will collaborate with different organizations and other City agencies to address neighborhood conditions, code enforcement, brownfields, demolition as well as issues of the neighborhood revitalization.

**Discussion:**

The City and its program partners will continue to work together to address the many social and economic needs of the community. Through collaboration, the leveraging of resources, and improved tracking of needs, the City aim to better meet the needs of the community, particularly those with low and moderate income and population with special needs.

## Program Specific Requirements

### AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

#### Introduction:

The City of Gary receives annual entitlement funding for Community Development Block Grant (CDBG), Home Investment Partnership Program (HOME) and Emergency Solutions Grant (ESG) Funds. The City will use these funds to carry out a variety of programs consisting of public services, housing, public infrastructure Improvements, Homeless, and community improvements.

#### Community Development Block Grant Program (CDBG)

##### Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>0</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	91.00%

#### HOME Investment Partnership Program (HOME)

##### Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is

as follows:

N/A

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

The HOME funds provide for purchase or rehab assistance to homebuyers, homeowners, or investors. The resale of all HOME assisted properties during the required affordability period will be governed by the recapture guidelines in accordance to provisions of CFR 24, Section 92.253(a)(5) of HUD. This provision allows participating jurisdictions to impose either resale or recapture requirements on properties sold that have been assisted with HOME funds. The City of Gary will utilize the recapture method. A full copy of policies and procedures are attached as Exhibit 3, Resale/Recapture and can be found in the "Grantee Unique Appendices" attachment of this plan.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

The City of Gary's has adopted HOME Affordability Limits policy. The document containing these policies are attached as Exhibit 3 Home Affordability Limits

In determination of the maximum value of purchased properties, the City of Gary will utilize 95% of the maximum value permitted as determined by HUD for 2020 as outlined in the following Table.

**Purchase Price Limits, 2020, Effective April 15, 2020**

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

Not Applicable. The City of Gary will not use HOME funds to refinance existing debt secured by multifamily housing.

**Emergency Solutions Grant (ESG)  
Reference 91.220(l)(4)**

1. Include written standards for providing ESG assistance (may include as attachment)

The City of Gary's has adopted a new Written Standards for providing ESG assistance. The document containing the standards and policies can be found in the "Grantee Unique Appendices" attachment

of this plan as Exhibit 2.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

All projects receiving funding will utilize the HMIS system as coordinated by the Continuum of Care Network. The data from these activities are entered into the System to ensure proper assessment and reporting. The Continuum of Care Network of Northwest Indiana, in cooperation and input from the City of Gary and its membership has completed has established a centralized coordinated assessment system. The establishment of the coordination system was completed in 2018.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The City of Gary funding application process is open to all entities including non-profits and faith-based organizations. The City publicly announced on July 16, 2019 availability of funding and the application process. Supplementing this announcement, the City published public notices in two local news media outlets. The City further emailed notifications to previous recipients, non-profit organizations, community centers, faith-based organizations and potential stakeholders using its large email bank, to inform these organizations of availability of funds.

The applications received by the City (21) are reviewed by the Community Development Application Committee for eligibility, conformance with the program's requirements, qualifications of applicants, availability of matching funds and related factors. The City further seeks input from stakeholders and Continuum of Care Network, including a homeless or formerly homeless person before the public meeting for the selected applications.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The Consolidated Plan's ESG goals and priorities were developed in consultation with the Continuum of Care of Network. The Network includes both homeless and formerly homeless individuals in its membership. In addition, the Network members and staff were asked to participate on the review committee for 2020 ESG funding recommendations. The consultation meeting occurred on January 29, 2020.

5. Describe performance standards for evaluating ESG.

The City of Gary's has adopted a new Written Standards for providing ESG assistance. The document containing the performance standards, policies and monitoring policies and procedures can be

found in the "Grantee Unique Appendices" attached as Exhibit 2.

**CDBG Percentages**

- Administrative Percentage: 19.1%
- Public Service Percentage: 13.6%
- Low- and Moderate-Income Percentage (CDBG): 91%
- Slum and Blight Activities Percentage: 18.1%
- CDBG Program Income: The City of Gary does not anticipate receiving any program income during FY 2020

**HOME Percentages:**

- Administrative Percentage: 9.7%
- CHDO Percentage: 15%

**ESG Percentages:**

- Administrative Percentage: 7.5%

## Attachments

## Citizen Participation Comments

**NOTICE OF PUBLIC HEARING**  
**City of Gary, Indiana**  
**Division of Community Development**  
401 Broadway, Suite 300  
Gary, Indiana 46402  
219-881-5075

**2020 HUD Consolidated Annual Action Plan**

Notice is hereby given that the City of Gary, Indiana will hold a virtual Public Hearing, ***via Teleconference***, on **July 13, 2020 at 5:30 PM** to receive input for the City of Gary's proposed 2020 Annual Action Plan. The purpose of this Public Hearing is to furnish citizens, public agencies, and other interested parties with information concerning the amount of funds available for proposed Community Development and Housing activities; and, the range of eligible activities that will be undertaken under the PY 2020 Annual Action Plan.

The 2020 Annual Action Plan is a document through which the City of Gary identifies programs and activities that will be funded in PY 2020 from Entitlement funds through U.S. Department of Housing and Urban Development (HUD). These funds are received annually for local projects that primarily benefit low- and moderate-income families and individuals. The City anticipates receiving approximately \$4,203,133 in CDBG, HOME and ESG Program Funding for the PY 2020. (January 1, 2020-December 31, 2020)

The City encourages public participation in its virtual Public Hearing Teleconference. To receive a copy of the agenda for the Teleconference, please contact Ms. Michelle Williams in Community Development ([mlwilliams@gary.gov](mailto:mlwilliams@gary.gov) /219-881-5075). To participate in the virtual Public Hearing Teleconference, please see below:

1. **Listen to the Public Hearing Teleconference via telephone:** Citizens can call-in to listen or make comments by calling 1-888-585-9008. When the Conference Room Number is requested, please enter 670-712-125 and then press the # key. **Questions and comments may be received at the end of the Public Hearing Teleconference.**
2. **Written Questions/Comments:** Written questions/comments will be accepted **prior to or after** the Public Hearing Teleconference and may also be submitted within the 30-day public review and comment period after the date of the Public Hearing Teleconference. You may also request that your written comments/questions be read into the record at the appropriate time during the meeting. Time limits will be enforced therefore written comments that are read into the record must be limited to 3 minutes. Such requests must be received by Community Development at least 48 hours in advance of the public hearing. Comments/questions will be incorporated into the final document and submitted to the U.S. Department of Housing and urban Development (HUD). Questions/Comments may be submitted as follows:
  - Via email: Ms. Michelle Williams: [mlwilliams@gary.gov](mailto:mlwilliams@gary.gov) . **Please indicate: "2020 Annual Action Plan Public Hearing Question/Comment"** in the subject line.

- Via US Mail: Ms. Michelle Williams  
Community Development  
**2020 Annual Action Plan Public Hearing Question/Comment**  
401 Broadway, Suite 300  
Gary, IN 46402

3. **Request to Speak:** If you are interested in speaking, please contact Ms. Michelle Williams to complete the Request to Speak form no later than noon, July 10, 2020, to be placed on the participant list. Please note that the City anticipates to address any questions during the meeting. For such questions/comments, there is no need to submit a request to speak.
4. **Special Accommodations:** Persons requiring special accommodations such as a language interpreter, alternately formatted materials, auxiliary aids, sign language, or other should contact Ms. Williams at least five (5) days prior to the meeting.

For additional information or assistance, please contact Michelle Williams in Community Development ([mlwilliams@gary.gov](mailto:mlwilliams@gary.gov) /219-881-5075) **prior to** the Public Hearing Teleconference.



**CHICAGO TRIBUNE**  
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I, Amy Houser, a principal clerk of Post Tribune newspaper of general circulation printed and published in the English language in the city of Crown Point in state and county afore-said, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 1 time(s), the date(s) of publication being as follows:

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Dated at Chicago, Illinois on this 9 day of July, 2020.

  
\_\_\_\_\_  
Amy Houser

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# CHICAGO TRIBUNE

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## City of Gary Indiana Notice of Substantial Amendment

The City of Gary Community Development Division would like to amend and make public the following change to its Consolidated Annual Action Plan submitted to the U.S. Department of Housing and Urban Development (HUD) for Program Year 2019.

- Budgeted 2019 Program Year Community Development Block Grant (CDBG) funds in the amount of \$275,279 for the Housing Repair Program will be decreased by \$15,000 to \$260,279;

- A new project will be added as follows:

HOME TARA Housing Services- \$15,000

CDBG funds will be used for costs associated with the administration and operation of the HOME TARA program.

The changes are consistent with the Citizen Participation Plan for the City of Community Development Division. The changes are considered substantial changes according to the criteria of the Plan. The amendment is consistent with Title 24, Department of Housing and Urban Development; Regulations Part 21, Subpart F, Section 91.505 and Subpart B, Section 91.106. A copy of this amendment will be made available for public review and comment for 30 days at the City of Gary Community Development Division, 401 Broadway, Suite 200, Gary, Indiana. Written comments and/or suggestions regarding the amendment can be mailed to the above address. For more information, please call (317)881-5075.

7/6/20 6710515 HSPAXLP

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Lake County )

Personally appeared before me, a notary public in and for said county and state, the undersigned Nicole Muscar, who, being duly sworn, says that She/he is Legal Clerk of the Northwest Indiana Times newspaper of general circulation printed and published in the English language in the Town of Munster in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 1 time(s), the date(s) of publication being as follows:  
JUNE 26, 2020

GARY DEPT OF COMMUNITY DEVELOPMENT / LEGALS  
Ms. Adrian Yates, Fiscal Manager  
401 BROADWAY, SUITE 300  
GARY IN 46402

ORDER NUMBER 46108

The undersigned further states that the Northwest Indiana Times newspaper maintains an Internet website, which is located at [www.nwi.com](http://www.nwi.com) website and that a copy of the above referenced printed matter was posted on such website on the date(s) of publication set forth above.

  
Nicole Muscar, Legal Clerk

By: \_\_\_\_\_

Subscribed and sworn to before me this 26 day of June, 2020

  
Notary Public

My commission expires: 3/3/22

Section: Legals  
Category: 196 Legal - Lake County  
PUBLISHED ON: 06/26/2020

LEIGH FITZSIMONS  
NOTARY PUBLIC  
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LAKE COUNTY  
My Commission Expires March 3, 2022

TOTAL AD COST: 58.99  
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NOTICE OF PUBLIC HEARING  
City of Gary, Indiana  
Division of Community  
Development  
401 Broadway, Suite 300  
Gary, Indiana 46502  
219-881-5075

2020 HUD Consolidated Annual  
Action Plan

Notice is hereby given that the City of Gary, Indiana will hold a virtual Public Hearing via Teleconference, on July 13, 2020 at 8:00 PM to receive input for the City of Gary's proposed 2020 Annual Action Plan. The purpose of this Public Hearing is to familiarize the public agencies, and other interested parties with information concerning the amount of funds available for proposed Community Development and Housing activities and the range of eligible activities that will be undertaken under the FY 2020 Annual Action Plan.

The 2020 Annual Action Plan is a document through which the City of Gary identifies programs and activities that will be funded in FY 2020 from Affordable Housing through U.S. Department of Housing and Urban Development (HUD). These funds are received annually for local projects that primarily benefit low and moderate-income families and individuals. The City anticipates receiving approximately \$4,200,136 in HUD's HOME and ESG Program funding for the FY 2020 (January 1, 2020-December 31, 2020).

The City encourages public participation in its virtual Public Hearing Teleconference. To receive a copy of the agenda for the Teleconference please contact Ms. Michelle Williams in Community Development (mwilliams@gary.gov, 219-881-5075). To participate in the virtual Public Hearing Teleconference, please see below:

1. Listen to the Public Hearing Teleconference via telephone. Citizens can call-in to listen or make comments by calling 1-888-335-3008. When the Conference Room Number is requested, please enter 670-716102 and then press the # key. Questions and comments may be received at the end of the Public Hearing Teleconference.

2. Written Questions/Comments: Written questions/comments will be accepted prior to or after the Public Hearing Teleconference and may also be submitted within the 30-day public review and comment period after the date of the Public Hearing Teleconference. You may also request that your written comment/questions be read into the record at the appropriate time during the meeting. Time limits will be enforced therefore written comments that are read into the record must be limited to 3 minutes. Such requests must be received by Community Development at least 48 hours in advance of the public hearing. Comments/questions will be incorporated into the final document and submitted to the U.S. Department of Housing and Urban Development (HUD). Questions/Comments may be submitted as follows:

\* Via email: Ms. Michelle Williams: mwilliams@gary.gov. Please include: 2020

Annual Action Plan Public Hearing Question/Comment in the subject line.

\* Via US Mail: Ms. Michelle Williams  
Community Development  
2020 Annual Action Plan Public Hearing Question/Comment  
401 Broadway, Suite 300  
Gary, IN 46502

**\*\*\* Proof of Publication \*\*\***

**3. Request to Speak:** If you are interested in speaking, please contact Ms. Michelle Williams to complete the Request to Speak form no later than noon, July 10, 2020, to be placed on the participant list. Please note that the City anticipates to address any questions during the meeting. For such questions/comments, there is no need for a written request to speak.

**4. Special Accommodations:** Persons requiring special accommodations such as a language interpreter, alternate format materials, auxiliary aids, sign language, or other should contact Ms. Williams at least five (5) days prior to the meeting.

For additional information or assistance, please contact Michelle Williams in Community Development ([mwilliams@gary.gov](mailto:mwilliams@gary.gov), 219-661-8078) prior to the Public Meeting Teleconference. 219-43103-14222

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Date 6/30/2020

Nicole L. Muscare   
Title: Legal Clerk

By: .....



**NOTICE OF PUBLIC HEARING CITY OF GARY, INDIANA DIVISION****NOTICE OF PUBLIC HEARING**

City of Gary, Indiana

Division of Community Development

401 Broadway, Suite 300

Gary, Indiana 46402

219-881-5075

**2020 HUD Consolidated Annual Action Plan**

Notice is hereby given that the City of Gary, Indiana will hold a virtual Public Hearing, via Teleconference, on July 13, 2020 at 5:30 PM to receive input for the City of Gary's proposed 2020 Annual Action Plan. The purpose of this Public Hearing is to furnish citizens, public agencies, and other interested parties with information concerning the amount of funds available for proposed Community Development and Housing activities; and, the range of eligible activities that will be undertaken under the PY 2020 Annual Action Plan.

The 2020 Annual Action Plan is a document through which the City of Gary identifies programs and activities that will be funded in PY 2020 from Entitlement funds through U.S. Department of Housing and Urban Development (HUD). These funds are received annually for local projects that primarily benefit low- and moderate-income families and individuals. The City anticipates receiving approximately \$4,203,133 in CDBG, HOME and ESG Program Funding for the PY 2020. (January 1, 2020-December 31, 2020)

The City encourages public participation in its virtual Public Hearing Teleconference. To receive a copy of the agenda for the Teleconference, please contact Ms. Michelle Williams in Community Development (mlwilliams@gary.gov /219-881-5075). To participate in the virtual Public Hearing Teleconference, please see below:

1. Listen to the Public Hearing Teleconference via telephone: Citizens can call-in to listen or make comments by calling 1-888-585-9008. When the Conference Room Number is requested, please enter 670-712-125 and then press the # key. Questions and comments may be received at the end of the Public Hearing Teleconference.

2. Written Questions/Comments: Written questions/comments will be accepted prior to or after the Public Hearing Teleconference and may also be submitted within the 30-day public review and comment period after the date of the Public Hearing Teleconference. You may also request that your written comments/questions be read into the record at the appropriate time during the meeting. Time limits will be enforced therefore written comments that are read into the record must be limited to 3 minutes. Such requests must be received by Community Development at least 48 hours in advance of the public hearing. Comments/questions will be incorporated into the final document and submitted to the U.S. Department of Housing and Urban Development (HUD). Questions/Comments may be submitted as follows:

- Via email: Ms. Michelle Williams: mlwilliams@gary.gov . Please indicate: "2020

Annual Action Plan Public Hearing Question/Comment" in the subject line.

- Via US Mail: Ms. Michelle Williams

Community Development

2020 Annual Action Plan Public Hearing Question/Comment

401 Broadway, Suite 300

Gary, IN 46402

3. Request to Speak: If you are interested in speaking, please contact Ms. Michelle Williams to complete the Request to Speak form no later than noon, July 10, 2020, to be placed on the participant list. Please note that the City anticipates to address any questions during the meeting. For such questions/comments, there is no need to submit a request to speak.

4. Special Accommodations: Persons requiring special accommodations such as a language interpreter, alternately formatted materials, auxiliary aids, sign language, or other should contact Ms. Williams at least five (5) days prior to the meeting.

For additional information or assistance, please contact Michelle Williams in Community Development (mlwilliams@gary.gov /219-881-5075) prior to the Public Hearing Teleconference.

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6/26/2020

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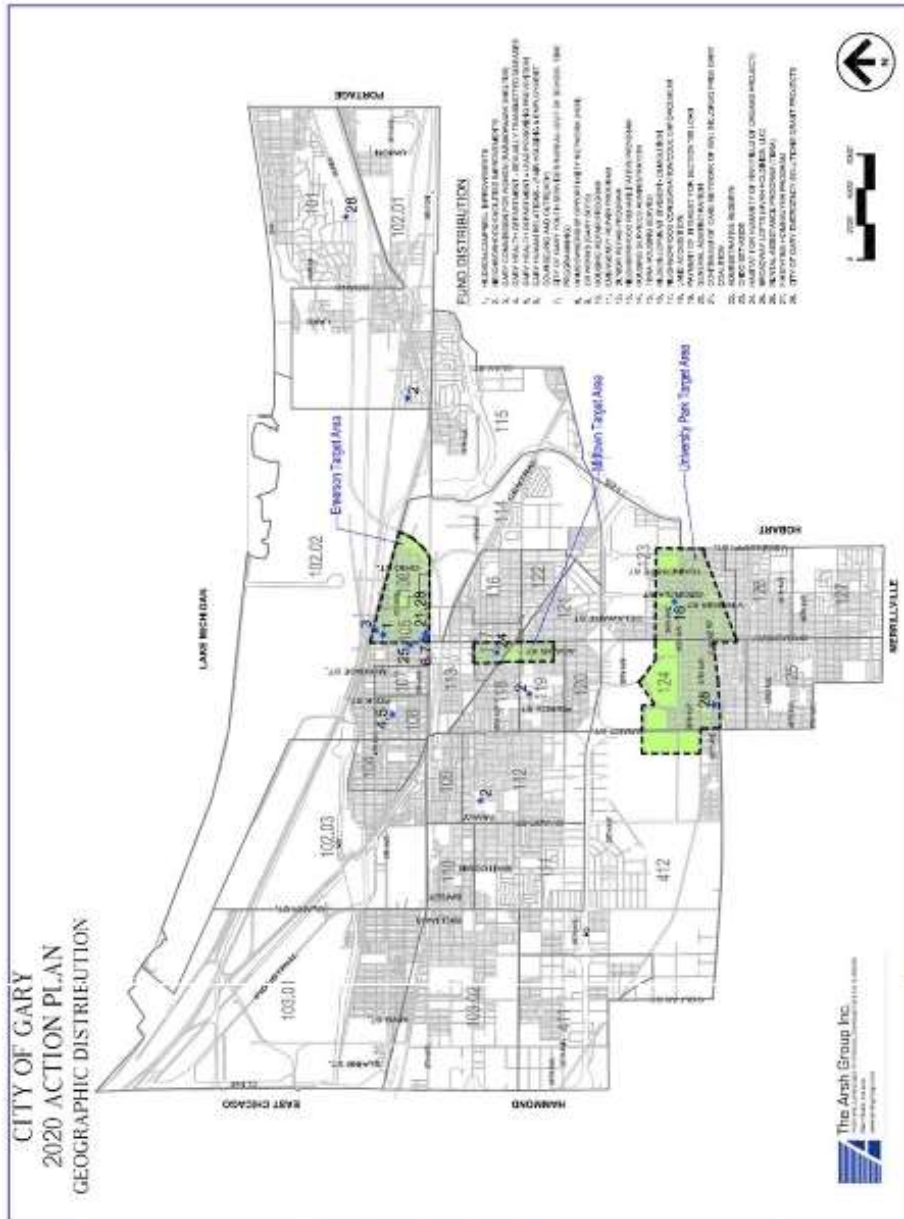
## Grantee Unique Appendices

### Grantee Unique Appendices

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**Geographic Distribution**



**EXHIBIT 2**

**ESG Written Standards**



**CITY OF GARY, INDIANA  
EMERGENCY SOLUTIONS GRANTS PROGRAM  
WRITTEN STANDARDS**

**Revised August, 2020**

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## INTRODUCTION

The City of Gary, Indiana has developed the following standards for providing assistance with Emergency Solutions Grants (ESG) funds as required by 24 CFR 576.400 (e). These standards were created in coordination with the Region 1a Planning Council which is led by the Continuum of Care of NWI (CoC) which includes Lake County, Indiana. They are in accordance with the interim rule for the Emergency Solutions Grants Program released by the U.S. Department of Housing and Urban Development on December 4, 2011 and the final rule for the definition of homelessness also released by the U.S. Department of Housing and Urban Development on December 4, 2011.

The City of Gary expects that the standards will adjust as the City of Gary gains more experience with and collects more data from services provided with the Emergency Solutions Grants program. The Standards serve as the guiding principles for funding programs.

## DEFINITIONS

**At risk of homelessness** - (1) An individual or family who: (i) Has an annual income below 30 percent of median family income for the area, as determined by HUD; (ii) Does not have sufficient resources or support networks, *e.g.*, family, friends, faith-based or other social networks, immediately available to prevent them from moving to an emergency shelter or another place described in paragraph (1) of the "homeless" definition in this section; and (iii) Meets one of the following conditions: (A) Has moved because of economic reasons two or more times during the 60 days immediately preceding the application for homelessness prevention assistance; (B) Is living in the home of another because of economic hardship; (C) Has been notified in writing that their right to occupy their current housing or living situation will be terminated within 21 days after the date of application for assistance; (D) Lives in a hotel or motel and the cost of the hotel or motel stay is not paid by charitable organizations or by Federal, State, or local government programs for low-income individuals; (E) Lives in a single-room occupancy or efficiency apartment unit in which there reside more than two persons or lives in a larger housing unit in which there reside more than 1.5 persons reside per room, as defined by the U.S. Census Bureau; (F) Is exiting a publicly funded institution, or system of care (such as a health-care facility, a mental health facility, foster care or other youth facility, or correction program or institution); or (G) Otherwise lives in housing that has characteristics associated with instability and an increased risk of homelessness, as identified in the recipient's approved consolidated plan; (2) A child or youth who does not qualify as "homeless" under this section, but qualifies as "homeless" under section 387(3) of the Runaway and Homeless Youth Act (42 U.S.C. 5732a(3)), section 637(11) of the Head Start Act (42 U.S.C. 9832(11)), section 41403(6) of the Violence Against Women Act of 1994 (42 U.S.C. 14043e-2(6)), section 330(h)(5)(A) of the Public Health Service Act (42 U.S.C. 254b(h)(5)(A)), section 3(m) of the Food and Nutrition Act of 2008 (7 U.S.C. 2012(m)), or section 17(b)(15) of the Child Nutrition Act of 1966 (42 U.S.C. 1786(b)(15)); or (3) A child or youth who does not qualify as "homeless" under this section, but qualifies



as “homeless” under section 725(2) of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11434a(2)), and the parent(s) or guardian(s) of that child or youth if living with her or him.

**Chronically Homeless** – a homeless individual with a disability who lives either in a place not meant for human habitation, a safe haven, or in an emergency shelter, or in an institutional care facility if the individual has been living in the facility for fewer than 90 days and had been living in a place not meant for human habitation, a safe haven, or in an emergency shelter immediately before entering the institutional care facility. In order to meet the “chronically homeless” definition, the individual also must have been living as described above continuously for at least 12 months, or on at least 4 separate occasions in the last 3 years, where the combined occasions total a length of time of at least 12 months. Each period separating the occasions must include at least 7 nights of living in a situation other than a place not meant for human habitation, in an emergency shelter, or in a safe haven.

**Continuum of Care (CoC)** – the group composed of representatives of relevant organizations, which generally includes nonprofit homeless providers; victim service providers; faith-based organizations; governments; businesses; advocates; public housing agencies; school districts; social service providers; mental health agencies; hospitals; universities; affordable housing developers; law enforcement; organizations that serve homeless and formerly homeless veterans, and homeless and formerly homeless persons that are organized to plan for and provide, as necessary, a system of outreach, engagement, and assessment; emergency shelter; rapid re-housing; transitional housing; permanent housing; and prevention strategies to address the various needs of homeless persons and persons at risk of homelessness for a specific geographic area.

**Emergency Shelter** – any facility, the primary purpose of which is to provide a temporary shelter for the homeless in general or for specific populations of the homeless and which does not require occupants to sign leases or occupancy agreements.

**Homeless** – (1) An individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning: (i) An individual or family with a primary nighttime residence that is a public or private place not designed for or ordinarily used as a regular sleeping accommodation for human beings, including a car, park, abandoned building, bus or train station, airport, or camping ground; (ii) An individual or family living in a supervised publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state, or local government programs for low-income individuals); or (iii) An individual who is exiting an institution where he or she resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution; (2) An individual or family who will imminently lose their primary nighttime residence, provided that: (i) The primary nighttime residence will be lost within 14 days of the date of application for homeless assistance; (ii) No subsequent residence has been identified; and (iii) The individual or

family lacks the resources or support networks, e.g., family, friends, faith-based or other social networks, needed to obtain other permanent housing; (3) Unaccompanied youth under 25 years of age, or families with children and youth, who do not otherwise qualify as homeless under this definition, but who: (i) Are defined as homeless under section 387 of the Runaway and Homeless Youth Act (42 U.S.C. 5732a), section 637 of the Head Start Act (42 U.S.C. 9832), section 41403 of the Violence Against Women Act of 1994 (42 U.S.C. 14043e-2), section 330(h) of the Public Health Service Act (42 U.S.C. 254b(h)), section 3 of the Food and Nutrition Act of 2008 (7 U.S.C. 2012), section 17(b) of the Child Nutrition Act of 1966 (42 U.S.C. 1786(b)) or section 725 of the McKinney-Vento \Homeless Assistance Act (42 U.S.C. 11434a); (ii) Have not had a lease, ownership interest, or occupancy agreement in permanent housing at any time during the 60 days immediately preceding the date of application for homeless assistance; (iii) Have experienced persistent instability as measured by two moves or more during the 60-day period immediately preceding the date of applying for homeless assistance; and (iv) Can be expected to continue in such status for an extended period of time because of chronic disabilities, chronic physical health or mental health conditions, substance addiction, histories of domestic violence or childhood abuse (including neglect), the presence of a child or youth with a disability, or two or more barriers to employment, which include the lack of a high school degree or General Education Development (GED), illiteracy, low English proficiency, a history of incarceration or detention for criminal activity, and a history of unstable employment; or (4) Any individual or family who: (i) Is fleeing, or is attempting to flee, domestic violence, dating violence, sexual assault, stalking, or other dangerous or life-threatening conditions that relate to violence against the individual or a family member, including a child, that has either taken place within the individual's or family's primary nighttime residence or has made the individual or family afraid to return to their primary nighttime residence; (ii) Has no other residence; and (iii) Lacks the resources or support networks, e.g., family, friends, faith based or other social networks, to obtain other permanent housing.

**Homeless Management Information System (HMIS)** – the information system designated by the Continuum of Care to comply with the HUD's data collection, management, and reporting standards and used to collect client-level data and data on the provision of housing and services to homeless individuals and families and persons at-risk of homelessness.

**Homelessness Prevention** – Housing relocation and stabilization services and short-and/or medium-term rental assistance as necessary to prevent the individual or family from moving to an emergency shelter, a place not meant for human habitation, or another place described in Homeless Category 1 of Appendix A: HUD Definition for Homeless.

**Private Nonprofit Organization** – a private nonprofit organization that is a secular or religious organization described in section 501(c) of the Internal Revenue Code of 1986 and which is exempt from taxation under subtitle A of the Code, has an accounting system and a voluntary board, and practices

nondiscrimination in the provision of assistance. A private nonprofit organization does not include a governmental organization, such as a public housing agency or housing finance agency.

**Program Participant** – an individual or family who is assisted under ESG program.

**Rapid Re-Housing** – Housing relocation and stabilization services and/or short-and/or medium- term rental assistance as necessary to help individuals or families living in shelters or in places not meant for human habitation move as quickly as possible into permanent housing and achieve stability in that housing.

**Service Area** – The City of Gary’s service area includes the City’s incorporated limits. A map for reference is included on Appendix E.

**Street Outreach** – Essential Services related to reaching out to unsheltered homeless individuals and families, connecting them with emergency shelter, housing, or critical services, and providing them with urgent, non-facility-based care.

**Subrecipient** – a unit of general purpose local government or private nonprofit organization to which a recipient makes available ESG funds.

**Victim Service Provider** – a private nonprofit organization whose primary mission is to provide services to victims of domestic violence, dating violence, sexual assault, or stalking. This term includes rape crisis centers, battered women’s shelters, domestic violence transitional housing programs, and other programs.

## STANDARDS APPLICABLE TO ALL PROGRAM COMPONENTS

### SERVICE AREA

The service area where assistance will be offered is in the City of Gary corporate city limits.

### ELIGIBLE ESG PROGRAM COMPONENTS

There are four (4) ESG Program Components that will be offered through the ESG program:

1. Street Outreach;
2. Emergency Shelter;
3. Rapid Re-Housing;
4. Homelessness Prevention; and

Funds for ESG can be used to support any of the eligible components. The City of Gary and the CoC gives priority to funding that supports securing housing options for homeless households and to support the expansion of rapid re-housing.

### COORDINATING ASSESSMENT & SERVICES AMONG PROVIDERS

The City of Gary expects that all providers participate in the coordinated assessment system. The system consists of an electronic assessment housed in the HMIS and a dedicated Project Manager through the CoC Lead Agency. Coordinated assessment uses a common housing assessment to ensure that all homeless individuals are referred to the appropriate housing intervention. Coordinated assessment will be used as each housing intervention supported by ESG.

**Verification of Homeless Status:** Project level staff are required to obtain documentation at project intake of homeless or at-risk of homelessness status. This status must be maintained in the client's file and available for monitoring by the City of Gary and HUD. These Standards establish the order of priority for obtaining evidence [per 24 CFR 576.500 (b)] as: 1) third-party documentation, 2) intake worker observations, and 3) certification from the person seeking assistance.

**Designate staff members for Region 1a Planning Council (RPC) Provider Input Meetings:** Each agency will assign two representatives to attend the meetings, where at least one member has decision making capacity for the program. RPC Provider Input Meetings will be conducted on the second Thursday of every month at 10:00 a.m. where providers give and receive information regarding RPC strategies and policies.

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**Participate in any standardized training as designated by ESG funders and offered through CoC.** The CoC will provide a vetted and standardized training curriculum for all housing stability case managers that will be available for all agencies providing case management for housing-based services. The curriculum and standards will be developed as a part of and in partnership with the Continuum of Care Technical Assistance from the Department of Housing and Urban Development. This will focus on the requirements of maintaining stable housing and ensure access to mainstream resources that will provide ongoing, continued and necessary support for households to gain and maintain stable housing.

#### COORDINATING WITH MAINSTREAM AND TARGETED HOMELESS PROVIDERS

The City of Gary expects that every agency that is funded through ESG will coordinate with and access mainstream and other targeted homeless resources. The City of Gary will evaluate performance of each provider based on the outcomes achieved toward housing models adopted through the Region 1a Steering Committee. These outcome measures will be used to evaluate program success annually. The City of Gary will use this and other performance metrics to guide funding decisions for ESG funded programs. Required outcomes for each intervention around accessing mainstream resources will match the outcomes approved by the Region 1a Steering Committee annually.

The Continuum of Care Network of NWI is serving as the Managing Entity of Region 1A's Prioritization List. The CoC has lead the implementation of the Coordinated Entry system and has committed resources and staffing to administer assessments, analyze assessment results and support referrals to housing interventions. The CoC will also serve on the statewide Indiana Coordinated Entry Steering Committee, as the system was launched, managed and evaluated.

The Coordinated Entry system established in Region 1A has received overall program management support from the Indiana Balance of State Continuum of Care. Our communities focus on quickly connecting households experiencing chronic homelessness to permanent housing interventions. Region 1A has developed de-centralized entry points of access for households experiencing homelessness, managed by the Continuum of Care Network of NWI. These designated access centers will be the sole locations where homeless or those at-risk of homelessness will be directed for assessment prior to being admitted to any homeless assistance program

Utilization of the VI-SPDAT (Vulnerability Index-Service Prioritization Decision Assistance Tool as created and owned by Community Solutions and Org Code Consulting, Inc.): Standardized Assessment Tool(s) will used by all CE Access Points to determine a household's current housing situation, housing and service needs, risk of harm, risk of future or continued homelessness, and other adverse outcomes. Staff administering the VI-SPDAT Standardized Assessment Tool(s) has completed required training through Org Code.

Coordination of policies and procedures for homeless assistance programs will primarily be achieved through the City of Gary and Regional Planning Council. Active participation in the Regional Planning Council is required. The City and RPC will support a variety of activities which assure availability of services as well as coordination and management. Specifically, the coordination effort will include:

- The City and RPC will implement a coordinated front and back door assessment process through Coordinated Entry participants. All CE participants will be encouraged to use this process and report as required to assure full coordination. This process will be refined to assure rapid rehousing for all homeless and at risk in the system.
- The CE participants will coordinate and evaluate the intake process and conduct a quarterly peer evaluation to assure effectiveness.
- Periodically, meetings of all participating agencies will be held to ensure effective ongoing management and provide updates on any new program developments, outcomes to date, and to allow for discussion and resolution of any project issues.
- Case managers and program representatives will be meeting applicants regularly in CE participating offices or in shelters. The City, CE staff, and shelter staff will also be routinely engaged in conversations and will be requested to participate in any process to assist the program in meeting the needs of the people and families it serves.
- Referral Service:
  - a. Participating agencies, including those receiving ESG funding for shelter operations, will be eligible to refer applicants into CE for homelessness prevention and rapid re-housing assistance.
  - b. The referral process for rapid re-housing and homeless prevention will be as outlined by the CE process and funding availability.
  - c. Referrals will be processed according to the vulnerability assessment (Vulnerability Index - Service Prioritization Decision Assistance Tool or VI-SPDAT).

## COORDINATION WITH OTHER TARGETED HOMELESS SERVICES

The recipient and its subrecipients must coordinate and integrate, to the maximum extent practicable, ESG-funded activities with other programs targeted to homeless people in the area covered by the Continuum of Care or area over which the services are coordinated to provide a strategic, community-wide system to prevent and end homelessness for that area. These programs include:

1. Shelter Plus Care Program (24 CFR part 582);
2. Supportive Housing Program (24 CFR part 583);
3. Section 8 Moderate Rehabilitation Program for Single Room Occupancy Program for Homeless Individuals (24 CFR part 882);
4. HUD—Veterans Affairs Supportive Housing (HUD—VASH) (division K, title II, Consolidated Appropriations Act, 2008, Pub. L. 110–161 (2007), 73 FR 25026 (May 6, 2008));

5. Education for Homeless Children and Youth Grants for State and Local Activities (title VII–B of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11431 *et seq.*));
6. Grants for the Benefit of Homeless Individuals (section 506 of the Public Health Services Act (42 U.S.C. 290aa–5));
7. Healthcare for the Homeless (42 CFR part 51c);
8. Programs for Runaway and Homeless Youth (Runaway and Homeless Youth Act (42 U.S.C. 5701 *et seq.*));
9. Projects for Assistance in Transition from Homelessness (part C of title V of the Public Health Service Act (42 U.S.C. 290cc–21 *et seq.*));
10. Services in Supportive Housing Grants (section 520A of the Public Health Service Act);
11. Emergency Food and Shelter Program (title III of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11331 *et seq.*));
12. Transitional Housing Assistance Grants for Victims of Sexual Assault, Domestic Violence, Dating Violence, and Stalking Program (section 40299 of the Violent Crime Control and Law Enforcement Act (42 U.S.C. 13975));
13. Homeless Veterans Reintegration Program (section 5(a)(1)) of the Homeless Veterans Comprehensive Assistance Act (38 U.S.C. 2021);
14. Domiciliary Care for Homeless Veterans Program (38 U.S.C. 2043);
15. VA Homeless Providers Grant and Per Diem Program (38 CFR part 61);
16. Health Care for Homeless Veterans Program (38 U.S.C. 2031);
17. Homeless Veterans Dental Program (38 U.S.C. 2062);
18. Supportive Services for Veteran Families Program (38 CFR part 62); and
19. Veteran Justice Outreach Initiative (38 U.S.C. 2031).

The recipient and its subrecipients must also coordinate and integrate, to the maximum extent practicable, ESG-funded activities with mainstream housing, health, social services, employment, education, and youth programs for which families and individuals at risk of homelessness and homeless individuals and families may be eligible. Examples of these programs include:

1. Public housing programs assisted under section 9 of the U.S. Housing Act of 1937 (42 U.S.C. 1437g) (24 CFR parts 905, 968, and 990);
2. Housing programs receiving tenant-based or project-based assistance under section 8 of the U.S. Housing Act of 1937 (42 U.S.C. 1437f) (respectively 24 CFR parts 982 and 983);
3. Supportive Housing for Persons with Disabilities (Section 811) (24 CFR part 891);
4. HOME Investment Partnerships Program (24 CFR part 92);
5. Temporary Assistance for Needy Families (TANF) (45 CFR parts 260– 265);
6. Health Center Program (42 CFR part 51c);
7. State Children’s Health Insurance Program (42 CFR part 457);
8. Head Start (45 CFR chapter XIII, subchapter B);

9. Mental Health and Substance Abuse Block Grants (45 CFR part 96); and
10. Services funded under the Workforce Investment Act (29 U.S.C. 2801 *et seq.*).

## TERMINATION OF PARTICIPATION AND GRIEVANCE PROCEDURES

It is important that sub-recipients effectively communicate termination and grievance procedures to participants and ensure that the procedures are fully understood. The City of Gary CDD recommends that each sub-recipient require each participant to sign a form that states the participant has been explained the termination and grievance policy. Posting the policy on a bulletin board in a common area within the facility is an effective way to ensure that the termination and grievance procedures are available for participants to access at any time.

- A. If a participant violates ESG program requirements, the sub-recipient may terminate assistance in accordance with a formal process established by the sub-recipient that recognizes the rights of individuals affected. The sub-recipient must exercise judgment and examine all extenuating circumstances in determining when violations warrant termination so that a program participant's assistance is terminated only in the most severe cases.
- B. To terminate rental assistance or housing relocation and stabilization services to a program participant, the required formal process, at a minimum, must consist of:
  1. Written notice to the program participant containing a clear statement of the reasons for termination;
  2. A review of the decision, in which the program participant is given the opportunity to present written or oral objections before a person other than the person (or a subordinate of that person) who made or approved the termination decision; and
  3. Prompt written notice of the final decision to the program participant.
- C. Termination under this section does not bar the recipient or sub-recipient from providing further assistance at a later date to the same family or individual.

## FAIR HOUSING ACT COMPLIANCE

The Department of Housing and Urban Development ("HUD") is responsible for enforcing the federal Fair Housing Act (the "Act"), which prohibits discrimination in housing on the basis of race, color, religion, sex, national origin, familial status, and disability. One type of disability discrimination prohibited by the Act is the refusal to make reasonable accommodations in rules, policies, practices, or services when such accommodations may be necessary to afford a person with a disability the equal opportunity to use and enjoy a dwelling. HUD and DOJ frequently respond to complaints alleging that housing providers have violated the Act by refusing reasonable accommodations to persons with disabilities. State and federal laws require entities to make reasonable changes to policies, practices, procedures and/or physical changes to housing units and/or buildings if such changes are necessary to enable a person with a



disability to have equal access to the housing and/or building. Please note that such changes must be necessary as a result of the person's disability. To read more about what this policy entails refer to this link: [https://www.hud.gov/program\\_offices/fair\\_housing\\_equal\\_opp/fair\\_housing\\_act\\_overview](https://www.hud.gov/program_offices/fair_housing_equal_opp/fair_housing_act_overview)

Agencies receiving ESG Funds must have a policy in place for program recipients to request reasonable accommodations.

## EQUAL ACCESS TO HOUSING FINAL RULES

On February 3, 2012, HUD published a final rule in the Federal Register entitled Equal Access to Housing in HUD Programs regardless of Sexual Orientation or Gender Identity. The rule creates a new regulatory provision that generally prohibits considering a person's marital status, sexual orientation, or gender identity (a person's internal sense of being male or female) in making housing assistance available. Lesbian, gay, bisexual, and transgender people are guaranteed equal access to all housing for all types of housing (affordable, permanent, transitional and emergency) funded through HUD.

In addition to the final rule on Equal Access to Housing, HUD published a final rule in the Federal Register entitled "Equal Access in Accordance with an Individual's Gender Identity in Community Planning and Development Programs". This rule was published on September 21, 2016. This rule ensures that each individual in accordance with their gender identity will have equal access to housing and shelter programs administered by HUD. This rule creates a new regulatory provision that requires those entities that are receiving any HUD funding grant equal access to facilities, benefits, accommodations and services to individuals in accordance with the individual's gender identity and in a manner that affords equal access to the individual's family.

## WAIVERS

A Fair Market Rent Waiver is permission from an authorized HUD office to assist with rent payments above the established Fair Market Rent (FMR). It is considered an "exception" to established requirements. FMRs are used as a guide to determine the level of HUD subsidy for various programs such as the Emergency Solutions Grant (ESG). However, the FMR is not in itself the standard used for determining eligible rents. Each HUD rental assistance program is governed by its own set of statutes and regulations which determine how much rent HUD will pay.

Emergency Solutions Grant short- and medium-term rental assistance can be provided to eligible program participants only when the rent, including utilities (gross rent) for the housing unit does not exceed the FMR established by HUD for the MSA and complies with HUD's standard of rent reasonableness. HUD may consider waiver requests from ESG grantees to increase these rent limits. Subrecipients such as ACAM have requested and received waivers, but it should be noted that these waivers are time-limited (often, but not always, one year) and the requirement for rent reasonableness is not waived even when there is an FMR Waiver in place.

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## STANDARDS SPECIFIC TO STREET OUTREACH

### ELIGIBILITY: HOMELESS STATUS

Individuals/families who meet the HUD criteria for the following definitions are eligible for Street Outreach services:

- Homeless Category 1: Literally Homeless
- Homeless Category 4: Fleeing/attempting to flee DV (where the individuals/families also meet the criteria for Category 1)

In addition, individuals and families must be living on the streets or other places not meant for human habitation **and** be unwilling or unable to access services in an emergency shelter.

### TARGET POPULATION

Although the homeless population is considered a vulnerable population, street outreach activities should target those who are extremely vulnerable including youth and chronically homeless persons.

### ENGAGEMENT/COLLABORATION

The City of Gary requires that agencies conducting street outreach activities must engage with unsheltered homeless persons for the purpose of providing immediate support, intervention or connections with mainstream social service programs. The connection of any unsheltered person to an emergency shelter, supportive housing, and/or referral to social service agencies will serve as immediate support and intervention for housing stabilization or critical services.

Agencies are encouraged to use evidenced based practices for their street outreach efforts; including the Housing First Model that quickly connects individuals to permanent housing in the face of acute barriers to entry into housing programs. Additionally, the agencies will participate in the local Continuum of Care's Street Outreach Workgroup and utilize the Coordinated Access Assessment to identify barriers to housing.

### ELIGIBILITY: INTAKE AND ASSESSMENT

The City of Gary requires that agencies conducting street outreach activities must provide individuals and families with an assessment and enter data into HMIS or a comparable database for DV providers. The City of Gary encourages providers to develop relationships with unsheltered homeless persons that will help connect them with emergency shelter and housing services primarily through a referral to Coordinated Access.

## STANDARDS SPECIFIC TO EMERGENCY SHELTER

### ELIGIBILITY: HOMELESS STATUS

Homeless clients entering into the shelter system must meet the HUD criteria for homelessness as either literally homeless (Homeless Category 1), at imminent risk of homelessness (Homeless Category 2), homeless under another federal statute (Homeless Category 3), or fleeing/attempting to flee domestic violence (Homeless Category 4).

For additional details related to the HUD definition of Homeless and applicability to each program component, see Appendix A and C.

### ELIGIBILITY: INTAKE AND ASSESSMENT

Specific to Emergency Shelter:

- Any new client entering into a shelter must undergo a complete assessment to understand client needs and barriers and match the client to the most appropriate services provider. The standard assessment accounts for length and frequency of homelessness, physical and mental health status, criminal history, veteran status, domestic violence experience, substance abuse conditions and employment history.
- Clients will be prioritized within the emergency shelter system based on need, available resources, and geographic area.
- Emergency shelters are responsible to assess an individual or family's initial need for emergency shelter and must re-assess their need on an ongoing basis to ensure that only those individuals or families with the greatest need receive ESG-funded emergency shelter assistance. Shelters that serve families must serve all eligible families and may not refuse services based on the age of children or the size of the family.
- Providers must enter data into HMIS or a comparable database for DV providers.

### ELIGIBILITY: PRIORITIZATION & REFERRAL POLICIES

Emergency shelters will prioritize individuals/families that:

- Cannot be diverted; and
- Are literally homeless; and
- Can be safely accommodated in the shelter; and
- Not in need of emergency medical or psychiatric services or danger to self or others
- Emergency Shelters cannot discriminate per HUD regulations.

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- There are no requirements related to ID, income or employment.
- Transgender placement based on gender self-identification.

General documentation standards, in order of priority, when obtaining documentation of Homelessness are as follows:

Documentation types in order of priority for households who are **Literally Homeless**:

- 1<sup>st</sup> - Written Third-Party Documentation** (e.g. a letter on agency letterhead with specific dates of contact such as from an emergency shelter provider, landlord, etc.)
- 2<sup>nd</sup> - Intake Worker Observations** (e.g. a letter on agency letterhead and/or form with intake worker signature documenting specific dates of contact; intake worker may include pictures in case file of where household is sleeping, if authorized to do so by household)
- 3<sup>rd</sup> - Applicant Self-Declaration** (Certification from the person seeking assistance when no other documentation can be obtained and client completes and signs form documenting homeless status/dates they experienced homelessness)

*Already available documentation:*

- Discharge paperwork (e.g. paperwork when discharged from institutionalized setting where they resided less than 90 days, such as jail, hospital, treatment facility, etc.)
- HMIS record: (may include any of the following: current project enrollments/shelter stay, recent outreach contact, recent service transactions)

Documentation types in order of priority for households who are at **Fleeing/Attempting to Flee DV**:

- A court order resulting from an eviction action notifying the individual or family that they must leave within 14 days; or
- For individual and families leaving a hotel or motel – evidence that they lack the financial resources to stay; or
- A documented and verified written or oral statement that the individual or family will be literally homeless within 14 days; and
- Certification that no subsequent residence has been identified; and
- Self-Certification or other written documentation that the individual lacks the financial resources and support necessary to obtain permanent housing.

## STANDARDS SPECIFIC TO HOMELESSNESS PREVENTION AND RAPID RE-HOUSING

### ELIGIBILITY: STATUS AS HOMELESS OR AT-RISK OF HOMELESSNESS

Individuals/families, who meet the HUD criteria for the following definitions, are eligible for Homelessness Prevention assistance:

#### HOMELESSNESS PREVENTION

- At Risk of Homelessness
- Homeless Category 2: Imminently at-risk of homelessness
- Homeless Category 3: Homeless under other federal statute and
- Homeless Category 4: Fleeing/attempting to flee DV (as long as the individuals/families fleeing or attempting to flee DV are **not** also literally homeless. If the individuals/families are also literally homeless they would actually qualify for rapid re- housing instead. See below.)

Additional eligibility requirements related to Homelessness Prevention include:

- **Proof of residence** within the City of Gary corporate limits service area. A map for reference is included in Appendix?.
- **Total household income at 30 percent or below of Area Median Income (AMI)** for the area at initial assessment. Clients must provide documentation of household income, including documentation of unemployment and zero income affidavit for clients without income.

#### RAPID RE-HOUSING

Individuals/families, who meet the HUD criteria for the following definitions, are eligible for Rapid Re-Housing assistance:

- Homeless Category 1: Literally homeless
- Homeless Category 4: Fleeing/attempting to flee DV (as long as the individuals/families fleeing or attempting to flee DV are **also** literally homeless).

For additional details related to the HUD definition of At Risk of Homelessness and applicability of these definitions to each program component, see Appendix B and C.

### ELIGIBILITY: INTAKE AND ASSESSMENT

Coordinated Access will be used for all housing interventions. Subrecipients are required to participate in the centralized or coordinated assessment and intake system (HMIS).

Subrecipients must conduct an initial evaluation to determine the eligibility of each individual or family's eligibility for ESG assistance and the amount and types of assistance the individual or family needs to regain stability in permanent housing as set forth at 24 CFR § 576.401(a). These evaluations must be conducted in accordance with the centralized or coordinated assessment requirements set forth under § 576.400(d) and the written standards established under § 576.400(e).

The standard assessment accounts for length and frequency of homelessness, physical and mental health status, criminal history, veteran status, domestic violence experience, substance abuse conditions and employment history.

After the initial evaluation, the type and amount of assistance will be established to ensure the individual or family's needs are met to regain stability. Note: An eviction notice, and proof of income alone are not enough to determine eligibility and appropriateness for ESG.

Subrecipients are expected to include documentation on the results of the eligibility assessment in the case file and what program component, Homeless Prevention or Rapid Rehousing, individuals and/or families are being assisted with.

The SUBRECIPIENT must re-evaluate the program participant's eligibility and the types and amounts of assistance the program participant needs not less than once every three (3) months for program participants receiving homelessness prevention assistance, and not less than once annually for program participants receiving rapid re-housing assistance as outlined in 24 CFR § 576.401(b). At a minimum, each re-evaluation of eligibility must establish that:

- i. The program participant does not have an annual income that exceeds 30 percent of median family income for the area, as determined by HUD; and
- ii. The program participant lacks sufficient resources and support networks necessary to retain housing without ESG assistance.

The SUBRECIPIENT may require each program participant receiving homelessness prevention or rapid re-housing assistance to notify the recipient SUBRECIPIENT regarding changes in the program participant's income or other circumstances (e.g., changes in household composition) that affect the program participant's need for assistance under ESG. When notified of a relevant change, the SUBRECIPIENT must re-evaluate the program participant's eligibility and the amount and types of assistance the program participant needs.

**Limited English Proficiency** - Executive Order 13166: Limited English Proficiency is a Federal mandate that requires grantees of federal financial assistance to provide "meaningful access" to applicants and

beneficiaries of their programs who do not speak English as their primary language and who have a limited ability to read, write, speak or understand English.

**Identification** - The ESG and CoC Interim Rules do not require identification as a condition to apply for or receive homeless assistance. HUD requires only that all program participants meet the minimum eligibility criteria and that grantees comply with all local and federal requirements. Further, HUD strongly encourages grantees to adopt Housing First practices and remove unnecessary barriers to receiving assistance, including requiring identification.

The client may, however, need identification to secure and/or maintain housing. In this situation agencies should help the client to obtain identification. ESG funds may be used to pay for primary documents, such as driver's licenses or birth records, only when the primary documents are necessary for a program participant to obtain and/or maintain housing.

**Client signatures** - The ESG Interim Rule does not specifically address requirements regarding client signatures and does not require grantees to disqualify individuals or families based on inconsistent signatures, nor does it require identification as a condition to apply for or receive homeless assistance. HUD requires only that all program participants meet the minimum eligibility criteria and that grantees comply with all local and federal requirements. Further, HUD strongly encourages grantees to adopt Housing First practices and remove unnecessary barriers to receiving assistance. The fact that a program participant has used multiple signatures, even if those signatures do not match, should not affect their eligibility for ESG rental assistance. Using a preferred name is a way to affirm one's gender identity. A way to accommodate program participants who use a preferred name is to include a field on intake forms for both "legal name" as well as "preferred name".

**Informed Consent** - Clients must be informed about their rights regarding personal information and sign consent forms:

- Informed Consent form, with accompanying Terms of Service form. By signing this form, the client consents to provide information necessary for determining eligibility and providing services.
- Authorization for Use and Sharing of Information. By signing this form, the client consents to have selected information shared with other providers in order to obtain other services or to coordinate care.

**Citizenship Status** - Verification of U.S. Citizenship or eligible immigration status is required for Homeless Prevention. Individuals of households who refuse to fill out the Declaration of Section 214 form and provide supporting documentation or submit proof of citizenship will be deemed ineligible members of the household.

Subrecipients may use the Declaration of Section 214 and supporting documentation or provide U.S. Identification that verifies citizenship. All adults in the household must sign the form. Parent/Guardian must sign the form for family member(s) under 18 years of age. (They DO NOT sign child's name, they sign their own name). In addition, for family members with different citizenship status, complete a separate form for each citizenship status.

Examples of documents that can be used to verify citizenship include the following:

- Social Security Card
- Birth certificate
- Religious document
- U.S. Passport
- Adoption Papers
- Military Records if it shows where born
- Certificate of Naturalization (USCIS Form N-550)
- Certification of U.S. Citizenship (USCIS Form N-560 or N-561)
- Certification of Birth Abroad of a U.S. Citizen (USCIS Form FS-240 or FS-545).
- U.S. Citizen Identification Card (USCIS Form I-197)

Notes: A voter's registration card is not acceptable verification for proof of citizenship when citizenship is questionable since an individual is not required to verify citizenship to register to vote.

(See the Declaration of Section 214 for a list of eligible immigration statuses for non-citizens and required supporting documents.)

ESG benefits cannot be provided to a household member who is not a citizen or does not have an eligible immigration status but may be provided to the other household members. Instead, a prorated benefit would be paid to the household. For example, if the household consists of five members and one is not a citizen or does not have an eligible immigration status, the household would receive 4/5 of the rental assistance it would otherwise receive.

All other eligibility requirements must be verified for every household member, regardless of citizenship status.

Street outreach, emergency shelter, safe haven, and Rapid Rehousing meet the Congressionally recognized 3-part test exceptions to protect life or safety and are therefore not subject to the Act's immigration-based restrictions AND THEREFORE, do not need to prove citizenship or sign 214 form either.



## TARGETED POPULATIONS: CLIENT PRIORITIZATION

### HOMELESSNESS PREVENTION

Note that all targeted individuals and families described below have to meet the minimum HUD requirements for eligibility to HP.

For purposes of ESG, HUD allows various types of documentation, ranging from third party verification to applicant self-declaration. Minimum acceptable types of documentation vary depending on the particular housing status and circumstance being documented. General documentation standards, in order of priority, are as follows:

Documentation types in order of priority for households who are at **Imminent Risk of Homelessness**:

- a. A court order resulting from an eviction action notifying the individual or family that they must leave within 14 days; or
- b. For individual and families leaving a hotel or motel – evidence that they lack the financial resources to stay; or
- c. A documented and verified written or oral statement that the individual or family will be literally homeless within 14 days; and
- d. Certification that no subsequent residence has been identified; and
- e. Self-Certification or other written documentation that the individual lacks the financial resources and support necessary to obtain permanent housing.

### RAPID RE-HOUSING

The City of Gary may provide assistance to individuals who are currently homeless but not in need of permanent supportive housing as eligible for rapid re-housing. This can include, but is not limited to individuals and households who:

- are first time homeless;
- have few recent episodes of homelessness; or
- are part of a family that is homeless.

It should be noted, rapid re-housing funds are directed to individuals with income or work history and skills that indicate employability.

## FINANCIAL ASSISTANCE

### DURATION AND AMOUNT OF ASSISTANCE

The City of Gary will determine the types of assistance and the amount on a case-by-case basis with consultation with CoC, the shelter providers, and other agencies. All clients are assessed to determine initial need and create a budget to outline planned need for assistance. Agencies cannot set organizational maximums or minimums but must rely on the CoC wide tools to determine household need. Through case management, client files are reviewed monthly to ensure that planned expenditures for the month validate financial assistance request. The City of Gary expects that households will receive the minimum amount of assistance necessary to stabilize in housing. The amount will reflect ability to pay, program dollars available, number of applicants planned to be served, and the program end date. The City will use the following as a guideline for assistance:

- Unsheltered homeless (for individuals living on the street only): Costs for Emergency health and mental health services and cost of program participant's travel on public transportation.
- Rental Application fees: amount of rental housing application fee charged by the owner.
- Security Deposits: cannot exceed rent reasonableness standards as established by HUD
- Utility Payments/Utility Deposit: Maximum permitted one month.
- Moving cost Assistance: will be reviewed on a case-by-case basis. Moving cost may include truck rental for self-hauling option.
- Storage Fees: maximum of 3 months, but not to exceed \$300.00 (no arrears)
- Short-term rental assistance: cannot exceed three (3) months
- Medium-term rental assistance: cannot exceed twelve (12) months and must be reviewed every three months.
- Rental Arrears: One-time payment for up to six (6) months including any late fees on those arrears and cannot exceed both rent reasonableness and fair market rate.
- Use with other subsidies: Rental assistance cannot be provided to a program participant who is receiving tenant-based rental assistance or is living in a housing unit receiving project-based rental assistance or operating assistance through other public sources.
- Rental Restrictions: Rental assistance cannot be provided unless the rent does not exceed the Fair Market Rent established by HUD and complies with HUD's standard of rent reasonableness.
- Duplication of services: No program participant shall be provided duplication of services by organizations receiving ESG funds. A check in the HMIS system should determine if a program participant has received or is in the process of receiving assistance through another organization. Communication must be made between organizations if a program participant attempts to receive duplicated assistance.
- Cost of enrollment in other training programs which enhance employment, money management/budgeting as determined by case management.

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## PARTICIPANT SHARE

Participant share will be determined by use of common assessment and budgeting tools. Clients will participate in the development of their individual housing plan with a case manager based on client goals and shared goals for achieving housing stability. Financial assistance is available for households with zero income.

## HOUSING STABILIZATION AND RELOCATION RELATED ASSISTANCE AND SERVICES

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### REQUIRED SERVICES: CASE MANAGEMENT & CASE LOADS

Assistance through the Emergency Solutions Grants (ESG) program is intended to be provided as a part of a system-wide approach. In order to evaluate and coordinate services to the greatest extent possible, ESG grantees and subrecipients providing ESG-funded rental assistance or housing and relocation services under the Rapid Re-Housing and/or Homelessness Prevention components must:

- Develop a plan with each program participant on how they will retain permanent housing after the ESG assistance ends (see 24 CFR 576.401(e)(1)(ii)).
- Require program participants to meet with a case manager not less than once per month while they are receiving ESG-assistance to implement the plan and monitor progress towards housing stability (see § 576.401(e)(1)(i)).
- Assist program participants in obtaining appropriate supportive services, as well as connecting them to other federal, state, local, and private benefits and services for which they may be eligible. This includes, but is not limited to, Medicaid, SNAP, WIC, unemployment insurance, SSI/SSDI, services for veterans, and TANF (see § 576.401(d)).
- Have written policies and procedures for coordination among different providers of services in the community. Activities must be coordinated and integrated to the maximum extent practicable (see § 576.400(e)(3)(v)).

The approach to case management described above is required when providing any amount of Rapid Re-Housing or Homelessness Prevention assistance, even when just a one-time payment of rent/utility arrears is being provided. In this instance, a single case management session may meet the program's requirements so long as the housing plan can be established and the referrals to mainstream resources can be completed during the initial intake meeting. The grantee or subrecipient may require the program participant to attend additional follow-up meetings as a condition of receiving assistance.

**Housing and Services/Stabilization Plan** - Housing and services plan should be completed for all participants that receive an initial intake evaluation, if necessary. The plan is intended to be a guide for

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both the participant and the subrecipients. It should focus on obtaining or maintaining housing with defined goals, outcomes and timelines. The plan should also identify needed community resources, referrals to partnering agencies especially for mainstream benefits, budget education and tenant education.

Obtaining or maintaining stable housing is a likely primary goal and other steps needed to achieve housing stability (such as employment or needed supports) are likely related goals. Plans must be developed with full involvement from household members and should start with a strength's assessment. Case managers should build plans around the client's own goals. Service needs may include: mental health, substance abuse, domestic violence, education, employment, and health care. The plan should assist the program participant in retaining permanent housing after the ESG assistance ends.

Participants must be assisted, as needed, in obtaining appropriate supportive services such as medical or mental health treatment or services essential for independent living including mainstream benefits (Medicaid, SSI, SSDI, SNAP, WIC, LIEAP etc.)

In addition to assessing and documenting income and the current housing situation of applicant households, the agencies must also assess and document that the household would become homeless **but for** the ESG assistance. This includes assessing and documenting a household's support networks, monthly budget of expenses, financial resources and other housing options.

**Providing ESG Case Management Services without Rental or Financial Assistance** - Under the Rapid Re-Housing and Homelessness Prevention components, ESG funds can be used for case management services (or other services) alone. That is, although rental assistance cannot be provided independent of case management services, case management can be provided independent of rental assistance. For example, services (such as case management) could be provided after the term of a program participant's rental assistance expires, as long as the 24-month cap for each type of assistance is not exceeded.

ESG "stand alone" case management or other services can also be provided to support program participants who receive rental assistance through non-ESG programs, as long as the individual or family is eligible for ESG assistance at the time of the intake evaluation and any recertification(s) of eligibility.

**Limitation on Housing Stability Case Management Under the Rapid Re-Housing Component** - Often, households that are eligible for Rapid Re-Housing assistance reside in an emergency shelter or in a place not meant for human habitation while they wait for a unit to be identified. The following principles for

charging the costs of housing stability case management under Rapid Re-Housing apply in these situations:

- Grantees/subrecipients may provide housing stability case management assistance under the Rapid Re-Housing component for up to 30 days during the period these program participants are residing on the street or in an emergency shelter and seeking permanent housing (see § 576.105(b)(2)).
- If the program participant needs more than 30 days of housing stability case management assistance while they are sleeping in an emergency shelter or on the street (or other place not meant for human habitation), it must be charged either to Emergency Shelter: essential services or Street Outreach: case management, as appropriate. The costs are then subject to the cap on these components.
- Once the program participant is in permanent housing, housing stability case management can be provided under the Rapid Re-Housing component for up to 24 additional months.

Homelessness prevention clients must have an initial home visit when first approved for assistance and subsequent house visits with each recertification every three months. It is expected that case managers will conduct office visits with homelessness prevention clients between home visits, at least once per month. Case managers and program managers are encouraged to provide more than the minimum required services through case management.

Case management includes home and office visits determined by client need and supported by the housing plan.

As required by the Continuum of Care Housing Models, case managers are expected to follow up with clients that have successfully exited rapid re-housing case management at a minimum of 30 days after exiting the program. Clients who remain in housing for 90 days after exiting rapid re-housing, identified through HMIS, are categorized as stably housed.

Case management staff must have an updated copy of the Rental Assistance Agreement and ensure that the fiscal agent is informed of any changes to the participant rent share as indicated in the Housing Stabilization Plan.

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#### REQUIRED SERVICES: INSPECTION AND LANDLORD AGREEMENT

Any unit that receives financial assistance through rapid re-housing must meet minimum habitability standards as outlined in the ESG regulations. The inspections will be conducted by the subrecipient.

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Any unit that receives rental assistance payments through rapid re-housing must have a rental lease agreement in place between the tenant and the landlord. The rental assistance lease agreement details the terms under which rental assistance will be provided.

#### INELIGIBLE SERVICES: CREDIT REPAIR AND LEGAL SERVICES

The City of Gary will not allow ESG funds to be used for credit repair and legal services to be eligible activities. The City of Gary has found limited access to this resource by clients and providers and will instead encourage the use of mainstream service providers and establish them as part of the system of providers with formal relationships.

#### OPTIONAL SERVICES: SECURITY/UTILITY DEPOSITS

Rental and utility deposits can be included in housing stabilization services as dictated by the housing stabilization plan. Rental and utility deposits can be included in lieu of or in combination with rental assistance for a unit. Security deposits can cover up to two months of rent.

#### OPTIONAL SERVICES: RENTAL APPLICATION FEES

The City of Gary expects that rapid re-housing navigation and location specialists will work closely with housing providers and establish trusting relationships among landlords in a way that will encourage property owners and managers to waive application fees for rental properties. To that end, application fees can only be provided for one application at a time; but note that this only limits the number of applications that require application fees. Case managers and housing specialists can and should work with clients and landlords to process as many free applications as possible.

#### ELIGIBILITY: PERIODIC RE-CERTIFICATION


All case managers are required to re-certify clients based on the following schedule. At that time, a case manager may decide to extend, decrease or discontinue providing assistance.

Program Component	Schedule	Re-certification Criteria
Homelessness Prevention	Every 3 months	For both HP and RRH, to continue to receive assistance, clients must <ul style="list-style-type: none"> <li>• be at or below 30% AMI AND</li> <li>• lack sufficient resources and support networks necessary to retain housing without ESG assistance.</li> </ul> Families are required to provide information on income, assets greater than \$5,000, deductions, and family composition during the annual recertification process.
Rapid Re-Housing	Annually	

**APPENDIX A: HUD DEFINITION FOR HOMELESS AND RECORDKEEPING REQUIREMENTS**

<b>HUD CRITERIA FOR DEFINING HOMELESS</b>	<b>Category 1</b>	Literally Homeless	<p>(1) Individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning:</p> <ul style="list-style-type: none"> <li>(i) Has a primary nighttime residence that is a public or private place not meant for human habitation;</li> <li>(ii) Is living in a publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state and local government programs); <u>or</u></li> <li>(iii) Is exiting an institution where (s)he has resided for 90 days or less <u>and</u> who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution</li> </ul>
	<b>Category 2</b>	Imminent Risk of Homelessness	<p>(2) Individual or family who will imminently lose their primary nighttime residence, provided that:</p> <ul style="list-style-type: none"> <li>(i) Residence will be lost within 14 days of the date of application for homeless assistance;</li> <li>(ii) No subsequent residence has been identified; <u>and</u></li> <li>(iii) The individual or family lacks the resources or support networks needed to obtain other permanent housing</li> </ul>
	<b>Category 3</b>	Homeless under other Federal statutes	<p>(3) Unaccompanied youth under 25 years of age, or families with children and youth, who do not otherwise qualify as homeless under this definition, but who:</p> <ul style="list-style-type: none"> <li>(i) Are defined as homeless under the other listed federal statutes;</li> <li>(ii) Have not had a lease, ownership interest, or occupancy agreement in permanent housing during the 60 days prior to the homeless assistance application;</li> <li>(iii) Have experienced persistent instability as measured by two moves or more during in the preceding 60 days; <u>and</u></li> <li>(iv) Can be expected to continue in such status for an extended period of time due to special needs or barriers</li> </ul>
	<b>Category 4</b>	Fleeing/ Attempting to Flee DV	<p>(4) Any individual or family who:</p> <ul style="list-style-type: none"> <li>(i) Is fleeing, or is attempting to flee, domestic violence;</li> <li>(ii) Has no other residence; <u>and</u></li> <li>(iii) Lacks the resources or support networks to obtain other permanent housing</li> </ul>

# RECORDKEEPING REQUIREMENTS

	<b>Category 1</b>	Literally Homeless	<ul style="list-style-type: none"> <li>• Written observation by the outreach worker; <u>or</u></li> <li>• Written referral by another housing or service provider; <u>or</u></li> <li>• Certification by the individual or head of household seeking assistance stating that (s)he was living on the streets or in shelter;</li>   <li>• For individuals exiting an institution-1-one of the forms of evidence above <u>and</u>:                         <ul style="list-style-type: none"> <li>○ discharge paperwork <u>or</u> written/oral referral, <u>or</u></li> <li>○ written record of intake worker's due diligence to obtain above evidence <u>and</u> certification by individual that they exited institution</li> </ul> </li> </ul>
	<b>Category 2</b>	Imminent Risk of Homelessness	<ul style="list-style-type: none"> <li>• A court order resulting from an eviction action notifying the individual or family that they must leave; <u>or</u></li> <li>• For individual and families leaving a hotel or motel-evidence that they lack the financial resources to stay; <u>or</u></li> <li>• A documented and verified oral statement; <u>and</u></li> <li>• Certification that no subsequent residence has been identified; <u>and</u></li> <li>• Self-certification or other written documentation that the individual lack the financial resources and support necessary to obtain permanent housing</li> </ul>
	<b>Category 3</b>	Homeless under other Federal statutes	<ul style="list-style-type: none"> <li>• Certification by the nonprofit or state or local government that the individual or head of household seeking assistance met the criteria of homelessness under another federal statute; <u>and</u></li> <li>• Certification of no PH in last 60 days; <u>and</u></li> <li>• Certification by the individual or head of household, and any available supporting documentation, that (s)he has moved two or more times in the past 60 days; <u>and</u></li> <li>• Documentation of special needs <u>or</u> 2 or more barriers</li> </ul>
	<b>Category 4</b>	Fleeing/ Attempting to Flee DV	<ul style="list-style-type: none"> <li>• <i>For victim service providers:</i> <ul style="list-style-type: none"> <li>○ An oral statement by the individual or head of household seeking assistance which states: they are fleeing; they have no subsequent residence; and they lack resources. Statement must be documented by a self-certification or a certification by the intake worker.</li> </ul> </li>   <li>• <i>For non-victim service providers:</i> <ul style="list-style-type: none"> <li>○ Oral statement by the individual or head of household seeking assistance that they are fleeing. This statement is documented by a self-certification or by the caseworker. Where the safety of the individual or family is not jeopardized, the oral statement must be verified; <u>and</u></li> <li>○ Certification by the individual or head of household that no subsequent residence has been identified ; <u>and</u></li> <li>○ Self-certification, or other written documentation, that the individual or family lacks the financial resources and support networks to obtain other permanent housing.</li> </ul> </li> </ul>




**APPENDIX B: HUD DEFINITION FOR AT RISK OF HOMELESSNESS AND RECORDKEEPING REQUIREMENTS**

<b>HUD CRITERIA FOR DEFINING AT RISK OF HOMELESSNESS</b>	<b>Category 1</b>	Individuals and Families	<p>An individual or family who:</p> <ul style="list-style-type: none"> <li>(i) Has an annual income below <u>30%</u> of median family income for the area; <u>AND</u></li> <li>(ii) Does not have sufficient resources or support networks immediately available to prevent them from moving to an emergency shelter or another place defined in Category 1 of the “homeless” definition; <u>AND</u></li> <li>(iii) Meets one of the following conditions: <ul style="list-style-type: none"> <li>(A) Has moved because of economic reasons 2 or more times during the 60 days immediately preceding the application for assistance; <u>OR</u></li> <li>(B) Is living in the home of another because of economic hardship; <u>OR</u></li> <li>(C) Has been notified that their right to occupy their current housing or living situation will be terminated within 21 days after the date of application for assistance; <u>OR</u></li> <li>(D) Lives in a hotel or motel and the cost is not paid for by charitable organizations or by Federal, State, or local government programs for low-income individuals; <u>OR</u></li> <li>(E) Lives in an SRO or efficiency apartment unit in which there reside more than 2 persons or lives in a larger housing unit in which there reside more than one and a half persons per room; <u>OR</u></li> <li>(F) Is exiting a publicly funded institution or system of care; <u>OR</u></li> <li>(G) Otherwise lives in housing that has characteristics associated with instability and an increased risk of homelessness, as identified in the recipient’s approved Con Plan</li> </ul> </li> </ul>
	<b>Category 2</b>	Unaccompanied Children and Youth	A child or youth who does not qualify as homeless under the homeless definition, but qualifies as homeless under another Federal statute
	<b>Category 3</b>	Families with Children and Youth	An unaccompanied youth who does not qualify as homeless under the homeless definition, but qualifies as homeless under section 725(2) of the McKinney-Vento Homeless Assistance Act, and the parent(s) or guardian(s) or that child or youth if living with him or her.

# RECORDKEEPING REQUIREMENTS



	<b>Category 1</b>	Individuals and Families	Intake and certification form meeting HUD specifications to verify "at risk of homelessness" status; (i) Documentation for determining annual income; (ii) Certification on a form specified by HUD that the program participant has insufficient financial resources and support networks; e.g., family, friends, faithbased or other social networks, immediately available to attain housing stability and meets one or more of the conditions under paragraph (1)(iii) of the definition of "at risk of homelessness" in § 576.2; (iii) The most reliable evidence available to show that the program participant does not have sufficient resources or support networks; e.g., family, friends, faith-based or other social networks, immediately available to prevent them from moving to an emergency shelter or another place described in paragraph (1) of the "homeless" definition. Acceptable evidence includes: (A) Source documents (e.g., notice of termination from employment, unemployment compensation statement, bank statement, health-care bill showing arrears, utility bill showing arrears); (B) To the extent that source documents are unobtainable, a written statement by the relevant third party (e.g., former employer, public administrator, relative) or the written certification by the recipient's or subrecipient's intake staff of the oral verification by the relevant third party that the applicant meets one or both of the criteria under paragraph (1)(iii) of the definition of "at risk of homelessness" in § 576.2; or (C) To the extent that source documents and third-party verification are unobtainable, a written statement by the recipient's or subrecipient's intake staff describing the efforts taken to obtain the required evidence; and (iv) The most reliable evidence available to show that the program participant meets one or more of the conditions under paragraph (1)(iii) of the definition of "at risk of homelessness" in § 576.2. Acceptable evidence includes: (A) Source documents that evidence one or more of the conditions under paragraph (1)(iii) of the definition (e.g., eviction notice, notice of termination from employment, bank statement); (B) To the extent that source documents are unobtainable, a written statement by the relevant third party (e.g., former employer, owner, primary leaseholder, public administrator, hotel or motel manager) or the written certification by the recipient's or subrecipient's intake staff of the oral verification by the relevant third party that the applicant meets one or more of the criteria under paragraph (1)(iii) of the definition of "at risk of homelessness"; or (C) To the extent that source documents and third-party verification are unobtainable, a written statement by the recipient's or subrecipient's intake staff that the staff person has visited the applicant's residence and determined that the applicant meets one or more of the criteria under paragraph (1)(iii) of the definition or, if a visit is not practicable or relevant to the determination, a written statement by the recipient's or subrecipient's intake staff describing the efforts taken to obtain the required evidence.
	<b>Category 2</b>	Unaccompanied Children and Youth	Certification of the child or youth's homeless status by the agency or organization responsible for administering assistance under the Runaway and Homeless Youth Act (42 U.S.C. 5701 <i>et seq.</i> ), the Head Start Act (42 U.S.C. 9831 <i>et seq.</i> ), subtitle N of the Violence Against Women Act of 1994 (42 U.S.C. 14043e <i>et seq.</i> ), section 330 of the Public Health Service Act (42 U.S.C. 254b), the Food and Nutrition Act of 2008 (7 U.S.C. 2011 <i>et seq.</i> ), section 17 of the Child Nutrition Act of 1966 (42 U.S.C. 1786) or subtitle B of title VII of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11431 <i>et seq.</i> ), as applicable.
	<b>Category 3</b>	Families with Children and Youth	Certification of the child or youth's homeless status by the agency or organization responsible for administering assistance under the Runaway and Homeless Youth Act (42 U.S.C. 5701 <i>et seq.</i> ), the Head Start Act (42 U.S.C. 9831 <i>et seq.</i> ), subtitle N of the Violence Against Women Act of 1994 (42 U.S.C. 14043e <i>et seq.</i> ), section 330 of the Public Health Service Act (42 U.S.C. 254b), the Food and Nutrition Act of 2008 (7 U.S.C. 2011 <i>et seq.</i> ), section 17 of the Child Nutrition Act of 1966 (42 U.S.C. 1786) or subtitle B of title VII of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11431 <i>et seq.</i> ), as applicable.

**APPENDIX C: CROSS WALK OF HUD HOMELESS AND AT RISK DEFINITIONS AND ELIGIBILITY TO ESG PROGRAM COMPONENTS**

<b>Eligibility by Component</b>	<b>Emergency Shelter</b>	<p>Individuals and families defined as Homeless under the following categories are eligible for assistance in ES projects:</p> <ul style="list-style-type: none"> <li>• Category 1: Literally Homeless</li> <li>• Category 2: Imminent Risk of Homeless</li> <li>• Category 3: Homeless Under Other Federal Statutes</li> <li>• Category 4: Fleeing/Attempting to Flee DV</li> </ul>
	<b>Rapid Re-Housing</b>	<p>Individuals and families defined as Homeless under the following categories are eligible for assistance in RRH projects:</p> <ul style="list-style-type: none"> <li>• Category 1: Literally Homeless</li> <li>• Category 4: Fleeing/Attempting to Flee DV (if the individual or family is also literally homeless)</li> </ul>
	<b>Homelessness Prevention</b>	<p>Individuals and families defined as Homeless under the following categories are eligible for assistance in HP projects:</p> <ul style="list-style-type: none"> <li>• Category 2: Imminent Risk of Homeless</li> <li>• Category 3: Homeless Under Other Federal Statutes</li> <li>• Category 4: Fleeing/Attempting to Flee DV (if the individual or family is NOT also literally homeless)</li> </ul> <p>Individuals and families who are defined as At Risk of Homelessness</p> <p>Additionally, HP projects must only serve individuals and families that have an annual income BELOW 30% AMI</p>

## APPENDIX D: ELIGIBILITY CRITERIA AND PRIORITIZATION TOOL FOR HOMELESSNESS PREVENTION SYSTEM

### ELIGIBILITY REQUIREMENTS

All potential clients will be screened for the following:

**Income** – Only households with income below 30% of the Area Median Income are eligible for Homelessness Prevention services (see Attachment A for income limits)

PLUS

**Trigger Crisis** – An event has occurred which is expected to result in housing loss within 30 days due to one of the listed reasons (see Attachment B for qualifying trigger crises)

PLUS

**No resources or support network to prevent homelessness** –No other options are possible for resolving this crisis. “But for this assistance” this household would become literally homeless—staying in a shelter, a car, or another place not meant for human habitation

OR

**Unaccompanied children and youth who qualify as homeless under another Federal statute** – See Runaway and Homeless Youth Act definition or Documentation for school district certification of homelessness (see Attachment C for other definitions of homelessness)

OR

**Families with children or youth who qualify as homeless under another Federal statute** –See Runaway and Homeless Youth Act definition or Documentation for school district certification of homelessness (see Attachment C for other definitions of homelessness)

## APPENDIX E: EMERGENCY TRANSFER PLAN FOR VICTIMS OF DOMESTIC VIOLENCE, DATING VIOLENCE, SEXUAL ASSAULT, OR STALKING

### EMERGENCY TRANSFERS

[Insert name of ESG Subrecipient or Provider], ESG Provider, is concerned about the safety of its Program Participants who receive rental assistance, and such concern extends to the Program Participants who have experienced domestic violence, dating violence, sexual assault, or stalking. In accordance with the Violence Against Women Act (VAWA),<sup>1</sup> ESG Provider allows Program Participants who have experienced domestic violence, dating violence, sexual assault, or stalking to request an emergency transfer from the Program Participant's current unit to another unit. The ability to request a transfer is available regardless of sex, gender identity, or sexual orientation.<sup>2</sup> The ability of ESG Provider to honor such request for Program Participants currently receiving assistance, however, may depend upon a preliminary determination that the Program Participant is or has experienced domestic violence, dating violence, sexual assault, or stalking, and on whether ESG Provider has another dwelling unit that is available and is safe to offer the Program Participant for temporary or more permanent occupancy.

This plan identifies Program Participants who are eligible for an emergency transfer, the documentation needed to request an emergency transfer, confidentiality protections, how an emergency transfer may occur, and guidance to Program Participants on safety and security. This plan is based on a model emergency transfer plan published by the U.S. Department of Housing and Urban Development (HUD), the Federal agency that oversees that Emergency Solutions Grants is in compliance with VAWA.

### ELIGIBILITY FOR EMERGENCY TRANSFERS

A Program Participant who has experienced domestic violence, dating violence, sexual assault, or stalking, as provided in HUD's regulations at 24 CFR part 5, subpart L is eligible for an emergency transfer, if the Program Participant reasonably believes that there is a threat of imminent harm from further violence if the Program Participant remains within the same unit. If the Program Participant has experienced sexual assault, the Program Participant may also be eligible to transfer if the sexual assault occurred on the premises within the 90-calendar-day period preceding a request for an emergency transfer.

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<sup>1</sup> Despite the name of this law, VAWA protection is available to all victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation.

<sup>2</sup> Housing providers cannot discriminate on the basis of any protected characteristic, including race, color, national origin, religion, sex, familial status, disability, or age. HUD-assisted and HUD-insured housing must be made available to all otherwise eligible individuals regardless of actual or perceived sexual orientation, gender identity, or marital status.

A Program Participant requesting an emergency transfer must expressly request the transfer in accordance with the procedures described in this plan.

Program Participants who are not in good standing may still request an emergency transfer if they meet the eligibility requirements in this section.

### EMERGENCY TRANSFER REQUEST DOCUMENTATION

To request an emergency transfer, the Program Participant shall notify Housing Provider's management office and submit a written request for a transfer to **[ESG Subrecipient or Provider to insert location]**.

ESG Provider will provide reasonable accommodations to this policy for individuals with disabilities. The Program Participant's written request for an emergency transfer should include either:

1. A statement expressing that the Program Participant reasonably believes that there is a threat of imminent harm from further violence if the Program Participant were to remain in the same dwelling unit assisted under the ESG Provider's program; OR
2. A statement that the tenant was a sexual assault victim and that the sexual assault occurred on the premises during the 90-calendar-day period preceding the tenant's request for an emergency transfer.

ESG Provider must keep records of all requests and outcomes of such requests.

### EMERGENCY TRANSFER CONFIDENTIALITY

The ESG Provider will keep confidential any information that the Program Participant submits in requesting an emergency transfer, and information about the emergency transfer, unless the Program Participant gives ESG Provider written permission to release the information on a time limited basis, or disclosure of the information is required by law or required for use in an eviction proceeding or hearing regarding termination of assistance from the covered program. This includes keeping confidential the new location of the dwelling unit of the Program Participant, if one is provided, from the person(s) that committed an act(s) of domestic violence, dating violence, sexual assault, or stalking against the Program Participant. See the Notice of Occupancy Rights under the Violence Against Women Act for All Program Participants for more information about HP's responsibility to maintain the confidentiality of information related to incidents of domestic violence, dating violence, sexual assault, or stalking.

## EMERGENCY TRANSFER TIMING AND AVAILABILITY

ESG Provider cannot guarantee that a transfer request will be approved or how long it will take to process a transfer request. ESG Provider will, however, act as quickly as possible to move a Program Participant who is a victim of domestic violence, dating violence, sexual assault, or stalking to another unit, subject to availability and safety of a unit. If a Program Participant reasonably believes a proposed transfer would not be safe, the Program Participant may request a transfer to a different unit. If a unit is available, the transferred Program Participant must agree to abide by the terms and conditions that govern occupancy in the unit to which the Program Participant has been transferred. ESG Provider may be unable to transfer a Program Participant to a particular unit if the Program Participant has not or cannot establish eligibility for that unit.

If ESG Provider has no safe and available units for which a Program Participant who needs an emergency is eligible, ESG Provider will assist the Program Participant in identifying other housing providers who may have safe and available units to which the Program Participant could move. At the Program Participant's request, ESG Provider will also assist Program Participants in contacting the local organizations offering assistance to victims of domestic violence, dating violence, sexual assault, or stalking that are attached to this plan.

If ESG Provider assists through project-based rental assistance and if a Program Participant qualifies for an emergency transfer, but a safe unit is not immediately available for an internal emergency transfer, that Program Participant shall have priority over all other applicants for tenant-based rental assistance, utility assistance, and units for which project-based rental assistance is provided. For families receiving tenant-based rental assistance, the following actions will be taken for the non-transferring family member(s), if the family separates in order to effect an emergency transfer: **[ESG Subrecipient or Provider insert actions here]**.

## EMERGENCY TRANSFER SAFETY AND SECURITY OF PROGRAM PARTICIPANTS

Pending processing of the transfer and the actual transfer, if it is approved and occurs, the Program Participant is urged to take all reasonable precautions to be safe.

Program Participants who are or have been victims of domestic violence are encouraged to contact the National Domestic Violence Hotline at 1-800-799-7233, or visit the online hotline at <https://www.thehotline.org/> or a local domestic violence shelter, for assistance in creating a safety plan. For persons with hearing impairments, that hotline can be accessed by calling 1-800-787-3224 (TTY).

Program Participants who have been victims of sexual assault may call the Rape, Abuse & Incest National Network's National Sexual Assault Hotline at 800-656-HOPE, or visit the online hotline at <https://www.rainn.org/>

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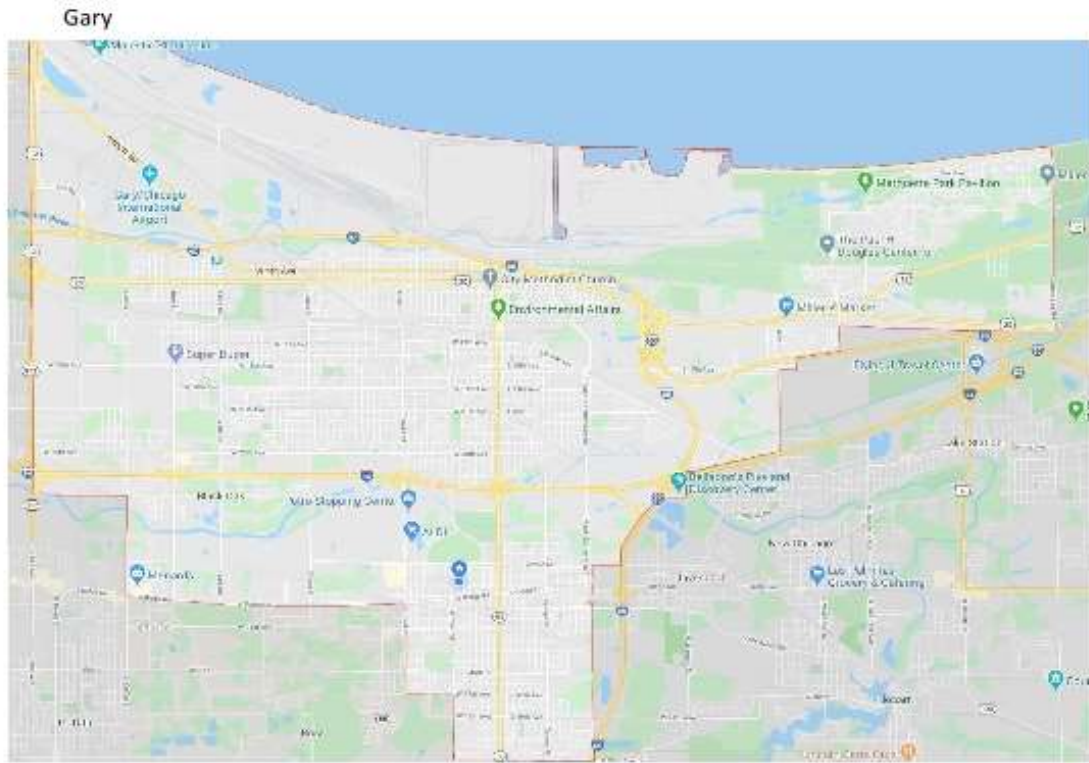
Program Participants who are or have been victims of stalking seeking help may visit the National Center for Victims of Crime's Stalking Resource Center at <https://victimsofcrime.org/stalking-resource-center/>.

Program Participants who are or have been victims of domestic violence and are looking for assistance or are seeking shelter may seek help at <https://www.domesticshelters.org/help/in>.

For questions regarding VAWA, and/or if you need to move due to domestic violence, dating violence, sexual assault, or stalking please contact the Gary Commission for Women at (219) 883-4155 for assistance in locating other available housing (note, this is not a domestic violence hotline). Depending on your location, the Gary Commission for Women may also have a listing of local service providers and advocates who can help you move to a safe and available unit.



**APPENDIX F: CITY OF GARY CORPORATE BOUNDARIES MAP**



Map data ©2020 1 mi

**ATTACHMENT A – 30% AREA MEDIAN INCOME (EFFECTIVE 04/01/2020)**

Income Level	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons
0 - 30%	\$15,750	\$17,200	\$20,420	\$24,600	\$28,780	\$32,960	\$37,140	\$41,320

## ATTACHMENT B – OTHER DEFINITION OF HOMELESSNESS

- Runaway and Homeless Youth Act (42 U.S.C 5701 et seq.)  
*Runaway and Homeless Youth* funding is administered by the Family and Youth Services Bureau within the Administration for Children & Families (ACF) of the U.S. Department of Health and Human Services (HHS). Information about Runaway and Homeless Youth program grantees is available online at <https://www.acf.hhs.gov/fysb/programs/runaway-homeless-youth>
- Head Start Act (42 U.S.C. 9831 et seq.)  
*Head Start* funding is administered by the Office of Head Start (OHS) within ACF/HHS. A listing of Head Start programs, centers, and grantees is available online at <http://eclkc.ohs.acf.hhs.gov/hslc/HeadStartOffices>
- Violence Against Women Act of 1994; subtitle N (42 U.S.C. 14043e et seq.)  
*Violence Against Women Act* established the Office on Violence Against Women (OVW) within the U.S. Department of Justice (DOJ). OVW administers financial and technical assistance to communities across the country that are developing programs, policies, and practices aimed at ending domestic violence, dating violence, sexual assault, and stalking. Currently, OVW administers one formula grant program and eleven discretionary grant programs, all of which were established under VAWA and subsequent legislation. More information about OVW is available online at <https://www.justice.gov/ovw>
- Public Health Service Act; section 330 (42 U.S.C. 254b)  
*The Public Health Service Act* authorized the Health Center Program, which is administered by the Bureau of Primary Health Care within the Health Resources and Services Administration (HRSA) of HHS. Information about local Health Centers can be found online at <http://bphc.hrsa.gov/index.html>
- Food and Nutrition Act of 2008 (7 U.S.C. 2011 et seq.)  
*Food and Nutrition Act of 2008* relates to the Supplemental Nutrition Assistance Program (SNAP), formerly known as Food Stamps. SNAP is administered by the U.S. Department of Agriculture (USDA). More information about SNAP can be found online at <http://www.fns.usda.gov/snap/>
- Child Nutrition Act of 1966; section 17 (42 U.S.C. 1786)  
*Child Nutrition Act of 1966* authorized numerous programs related to school lunches and breakfasts and funds for meals for needy students. For more information about these programs, contact the local School Department.
- McKinney-Vento Act; subtitle B of title VII (42 U.S.C. 11431 et seq.)  
McKinney-Vento Act authorized the McKinney-Vento Education for Homeless Children and Youths Program, which is administered via the Office of Elementary and Secondary Education within the U.S. Department of Education. More information about this program is available online at <http://www2.ed.gov/programs/homeless/index.html>. Also, contact the local School Department.

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**EXHIBIT 3**

**HOME Affordability Limits**

**Maximum Property Value**

PJs are required to use the 95% of Area Median Purchase Price Value as the limitation of purchase price for HOME units. As a surrogate for calculating this data locally, HUD provides allowable value limits for maximum purchase price by area. The dataset used for determining this percentage changed as of the 2013 HOME Final Rule; as a result, the new limits are no longer based on 203(b) and are referred to as the HOME Homeownership Value Limits. The new limits provide maximum values by unit size and with regard to whether the unit is new or existing.

In Gary, the sales price of any homebuyer property assisted with HOME funds must not exceed 95 percent of the area median purchase price for that type of single-family housing for the Gary, IN HUD Metro Area. As noted above, HUD allows PJs to use either the HOME Homeownership Value Limits established by HUD or the actual 95 percent of median sales price limits for the area, whichever is higher; the City of Gary opts to utilize the HOME Homeownership Value Limits method. Program documents (including underwriting worksheets) will be updated annually to reflect the updated figures. The 2018 limits are as follows.

Purchase Price Limits, Effective April 15, 2020					
Housing Type	1-Unit	2-unit	3-unit	4-unit	Unadjusted Median
Existing Homes	\$166,000	\$213,000	\$258,000	\$319,000	\$175,000
New Homes	\$257,000	\$329,000	\$399,000	\$494,000	\$270,924

In order to ensure compliance with the maximum property value requirement, the City of Gary shall determine and document the value (or after-rehabilitation value for rehab projects) of the unit prior to HOME assistance being provided. To establish the value of the home, the PJ may use an estimate of value, appraisal or tax assessments; these methods are described in greater detail in the Homeowner Rehabilitation Section XI. For homebuyer projects, City of Gary generally shall require that a copy of the appraisal of the HOME-assisted property, conducted prior to the loan closing, be provided to City of Gary. The appraisal amount, when added to the total dollar amount of rehabilitation (according to the bid), must be less than the HOME Homeownership Value Limit for the unit; for down payment assistance-only projects, the rehabilitation amount would be zero (\$0). City of Gary (or the developer, if applicable) shall utilize the "Calculation of Maximum Property Value" form to document compliance with this requirement for each property. A copy of this form shall be completed and dated prior to the date of purchase and maintained with the project file. If the home value calculated is higher than the HOME Homeownership Value Limit, the project must not move forward.


For all units considered for rehabilitation using HOME funds, to avoid the unnecessary expenditure of funds on a project that may not move forward because of this limit, the rehabilitation inspector shall provide a preliminary estimate of the initial value of the property and an estimate of the cost of rehab work following inspection of the property. When added together on the "Preliminary Calculation of After-Rehabilitation Value" form, those amounts should be under the HOME Homeownership Value Limit, or the project should be abandoned. If applicable, this form shall be completed, signed and dated prior to bidding the project and maintained with the project file.

**Grantee SF-424's and Certification(s)**

OMB Number: 4040-0004  
Expiration Date: 12/31/2022

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): _____ * Other (Specify): _____
* 3. Date Received: _____	4. Applicant Identifier: _____	
5a. Federal Entity Identifier: _____	5b. Federal Award Identifier: B-20-MC-18-0005	
<b>State Use Only:</b>		
6. Date Received by State: _____	7. State Application Identifier: _____	
<b>8. APPLICANT INFORMATION:</b>		
* a. Legal Name: CITY OF GARY		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 35-6001040	* c. Organizational DUNS: 1961162680000	
<b>d. Address:</b>		
* Street1: 401 BROADWAY	Street2: _____	
* City: GARY	County/Parish: LAKE	
* State: IN: Indiana	Province: _____	
* Country: USA: UNITED STATES	* Zip / Postal Code: 464021232	
<b>e. Organizational Unit:</b>		
Department Name: COMMUNITY INVESTMENT	Division Name: COMMUNITY DEVELOPMENT	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>		
Prefix: Mr.	* First Name: E.	
Middle Name: NIKOLE	* Last Name: RUMPH	
Suffix: _____	Title: INTERIM DIRECTOR	
Organizational Affiliation: _____		
* Telephone Number: (219) 881-5075	Fax Number: (219) 881-5085	
* Email: zrump@gary.gov		

Application for Federal Assistance SF-424	
<p><b>* 9. Type of Applicant 1: Select Applicant Type:</b></p> <input type="text" value="C: City or Township Government"/> <p>Type of Applicant 2: Select Applicant Type:</p> <input type="text"/> <p>Type of Applicant 3: Select Applicant Type:</p> <input type="text"/> <p>* Other (specify):</p> <input type="text"/>	
<p><b>* 10. Name of Federal Agency:</b></p> <input type="text" value="U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT"/>	
<p><b>11. Catalog of Federal Domestic Assistance Number:</b></p> <input type="text" value="14.210"/> <p>CFDA Title:</p> <input type="text" value="COMMUNITY DEVELOPMENT BLOCK GRANT"/>	
<p><b>* 12. Funding Opportunity Number:</b></p> <input style="background-color: yellow;" type="text"/> <p>* Title:</p> <input style="background-color: yellow;" type="text"/>	
<p><b>13. Competition Identification Number:</b></p> <input type="text"/> <p>Title:</p> <input type="text"/>	
<p><b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b></p> <input type="text"/> <div style="display: flex; justify-content: space-around;"> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </div>	
<p><b>* 15. Descriptive Title of Applicant's Project:</b></p> <input type="text" value="CITY OF GARY; PUBLIC FACILITIES/INFRASTRUCTURE IMPROVEMENTS; PUBLIC SERVICES; HOUSING; CLEARANCE/DEMOLITION; CODE ENFORCEMENT; SECTION 108 LOAN INTEREST; DISPOSITION; ADMINISTRATION &amp; PLANNING."/>	
<p>Attach supporting documents as specified in agency instructions.</p> <div style="display: flex; justify-content: space-around;"> <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/> </div>	

Application for Federal Assistance SF-424	
<b>16. Congressional Districts Of:</b>	
* a. Applicant: <input type="text" value="IN-1"/>	* b. Program/Project: <input type="text" value="IN-1"/>
Attach an additional list of Program/Project Congressional Districts if needed.	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
<b>17. Proposed Project:</b>	
* a. Start Date: <input type="text" value="01/01/2020"/>	* b. End Date: <input type="text" value="12/31/2020"/>
<b>18. Estimated Funding (\$):</b>	
* a. Federal:	<input type="text" value="3,355,888.00"/>
* b. Applicant:	<input type="text"/>
* c. State:	<input type="text"/>
* d. Local:	<input type="text"/>
* e. Other:	<input type="text"/>
* f. Program Income:	<input type="text"/>
* g. TOTAL:	<input type="text" value="3,355,888.00"/>
<b>* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?</b>	
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/>	
<input checked="" type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.	
<input type="checkbox"/> c. Program is not covered by E.O. 12372.	
<b>* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)</b>	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If "Yes", provide explanation and attach	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
<b>21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)</b>	
<input checked="" type="checkbox"/> ** I AGREE	
<small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
<b>Authorized Representative:</b>	
Prefix: <input type="text" value="Mr."/>	* First Name: <input type="text" value="JEROME"/>
Middle Name: <input type="text" value="A."/>	
* Last Name: <input type="text" value="PRINCE"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="MAYOR"/>	
* Telephone Number: <input type="text" value="(219) 881-1302"/>	Fax Number: <input type="text" value="(219) 881-1337"/>
* Email: <input type="text" value="jprince@gazy.gov"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="07-24-2020"/>

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0008  
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0346-0042), Washington, DC 20503.

**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:


1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4726-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

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Standard Form 424D (Rev. 7-97)  
Prescribed by OMB Circular A-102

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§460a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.


SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	MAYOR
APPLICANT ORGANIZATION	DATE SUBMITTED
CITY OF GARY, INDIANA	7-23-2020

SF-424D (Rev. 7-97) Back



Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: <input type="text"/>	4. Applicant Identifier: <input type="text"/>	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text"/>	
<b>State Use Only:</b>		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
<b>8. APPLICANT INFORMATION:</b>		
* a. Legal Name: <input type="text"/> CITY OF GARY		
* b. Employer/Taxpayer Identification Number (EIN/TIN): <input type="text"/> 35-6001040	* c. Organizational DUNS: <input type="text"/> 1961162680000	
<b>d. Address:</b>		
* Street1: <input type="text"/> 401 BROADWAY	<input type="text"/>	
Street2: <input type="text"/>	<input type="text"/>	
* City: <input type="text"/> GARY	<input type="text"/>	
County/Parish: <input type="text"/> LAKE	<input type="text"/>	
* State: <input type="text"/> IN: Indiana	<input type="text"/>	
Province: <input type="text"/>	<input type="text"/>	
* Country: <input type="text"/> USA: UNITED STATES	<input type="text"/>	
* Zip / Postal Code: <input type="text"/> 464021232	<input type="text"/>	
<b>e. Organizational Unit:</b>		
Department Name: <input type="text"/> COMMUNITY INVESTMENT	Division Name: <input type="text"/> COMMUNITY DEVELOPMENT	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>		
Prefix: <input type="text"/> Ms.	* First Name: <input type="text"/> E.	
Middle Name: <input type="text"/> Nikole	<input type="text"/>	
* Last Name: <input type="text"/> Rumph	<input type="text"/>	
Suffix: <input type="text"/>	<input type="text"/>	
Title: <input type="text"/> INTERIM DIRECTOR		
Organizational Affiliation: <input type="text"/>		
* Telephone Number: <input type="text"/> (219) 881-5075	Fax Number: <input type="text"/> (219) 881-5085	
* Email: <input type="text"/> nrumph@gary.gov		

Application for Federal Assistance SF-424	
<p><b>* 9. Type of Applicant 1: Select Applicant Type:</b></p> <input type="text" value="C: City or Township Government"/> <p>Type of Applicant 2: Select Applicant Type:</p> <input type="text"/> <p>Type of Applicant 3: Select Applicant Type:</p> <input type="text"/> <p>* Other (specify):</p> <input type="text"/>	
<p><b>* 10. Name of Federal Agency:</b></p> <input type="text" value="U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT"/>	
<p><b>11. Catalog of Federal Domestic Assistance Number:</b></p> <input type="text" value="14.239"/> <p>CFDA Title:</p> <input type="text" value="HCMS INVESTMENT PARTNERSHIPS GRANT"/>	
<p><b>* 12. Funding Opportunity Number:</b></p> <input style="background-color: yellow;" type="text"/> <p>* Title:</p> <input style="background-color: yellow;" type="text"/>	
<p><b>13. Competition Identification Number:</b></p> <input type="text"/> <p>Title:</p> <input type="text"/>	
<p><b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b></p> <input type="text"/> <p style="text-align: right;"> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </p>	
<p><b>* 15. Descriptive Title of Applicant's Project:</b></p> <input type="text" value="CITY OF GARY; ADMINISTRATION; CHDO SET A-SIDE; AFFORDABLE HOUSING NEW CONSTRUCTION; HOUSING REHABILITATION; TENANT BASED RENTAL ASSISTANCE; DOWNPAYMENT ASSISTANCE"/>	
<p>Attach supporting documents as specified in agency instructions:</p> <p style="text-align: right;"> <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/> </p>	

Application for Federal Assistance SF-424	
<b>16. Congressional Districts Of:</b>	
* a. Applicant: <input type="text" value="IX-1"/>	* b. Program/Project: <input type="text" value="IX-1"/>
Attach an additional list of Program/Project Congressional Districts if needed.	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
<b>17. Proposed Project:</b>	
* a. Start Date: <input type="text" value="01/01/2020"/>	* b. End Date: <input type="text" value="12/31/2020"/>
<b>18. Estimated Funding (\$):</b>	
* a. Federal:	<input type="text" value="558,067.00"/>
* b. Applicant:	<input type="text" value=""/>
* c. State:	<input type="text" value=""/>
* d. Local:	<input type="text" value=""/>
* e. Other:	<input type="text" value=""/>
* f. Program Income:	<input type="text" value=""/>
* g. TOTAL:	<input type="text" value="558,067.00"/>
<b>* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?</b>	
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/>	
<input checked="" type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.	
<input type="checkbox"/> c. Program is not covered by E.O. 12372.	
<b>* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)</b>	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If "Yes", provide explanation and attach	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
<b>21. "By signing this application, I certify (1) to the statements contained in the list of certifications" and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances" and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)</b>	
<input checked="" type="checkbox"/> ** I AGREE	
<small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
<b>Authorized Representative:</b>	
Prefix: <input type="text" value="Mr."/>	* First Name: <input type="text" value="JEROME"/>
Middle Name: <input type="text" value="A."/>	
* Last Name: <input type="text" value="PRINCE"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="MAYOR"/>	
* Telephone Number: <input type="text" value="(219) 881-1300"/>	Fax Number: <input type="text" value="(219) 881-1339"/>
* Email: <input type="text" value="jprince@gaz.gov"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="07-21-2020"/>

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009  
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:



1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1688), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

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Prescribed by OMB Circular A-102


11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	
APPLICANT ORGANIZATION	NAME
CITY OF MARY, INDIANA	
	DATE SUBMITTED
	7-21-2020

SF-424D (Rev. 7-97) Back

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: <input type="text"/>	4. Applicant Identifier: <input type="text"/>	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text" value="E-20-MC-18-0005"/>	
<b>State Use Only:</b>		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
<b>8. APPLICANT INFORMATION:</b>		
* a. Legal Name: <input type="text" value="CITY OF GARY"/>		
* b. Employer/Taxpayer Identification Number (EIN/TIN): <input type="text" value="35-6001040"/>	* c. Organizational DUNS: <input type="text" value="1961162680000"/>	
<b>d. Address:</b>		
* Street1: <input type="text" value="401 BROADWAY"/>	Street2: <input type="text"/>	
* City: <input type="text" value="GARY"/>	County/Parish: <input type="text" value="LAKE"/>	
* State: <input type="text" value="IN: Indiana"/>	Province: <input type="text"/>	
* Country: <input type="text" value="USA: UNITED STATES"/>	* Zip / Postal Code: <input type="text" value="464021232"/>	
<b>e. Organizational Unit:</b>		
Department Name: <input type="text" value="COMMUNITY INVESTMENT"/>	Division Name: <input type="text" value="COMMUNITY DEVELOPMENT"/>	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>		
Prefix: <input type="text" value="Ms."/>	* First Name: <input type="text" value="E."/>	Middle Name: <input type="text" value="Nikole"/>
* Last Name: <input type="text" value="Rumph"/>	Suffix: <input type="text"/>	
Title: <input type="text" value="INTERIM DIRECTOR"/>		
Organizational Affiliation: <input type="text"/>		
* Telephone Number: <input type="text" value="(219) 881-5075"/>	Fax Number: <input type="text" value="(219) 881-5085"/>	
* Email: <input type="text" value="nrumph@gary.gov"/>		

Application for Federal Assistance SF-424	
<p><b>* 9. Type of Applicant 1: Select Applicant Type:</b></p> <input type="text" value="City or Township Government"/> <p>Type of Applicant 2: Select Applicant Type:</p> <input type="text"/> <p>Type of Applicant 3: Select Applicant Type:</p> <input type="text"/> <p>* Other (specify):</p> <input type="text"/>	
<p><b>* 10. Name of Federal Agency:</b></p> <input type="text" value="U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT"/>	
<p><b>11. Catalog of Federal Domestic Assistance Number:</b></p> <input type="text" value="14.251"/> <p>CFDA Title:</p> <input type="text" value="EMERGENCY SOLUTIONS PROGRAM GRANT"/>	
<p><b>* 12. Funding Opportunity Number:</b></p> <input style="background-color: yellow;" type="text"/> <p>* Title:</p> <input style="background-color: yellow;" type="text"/>	
<p><b>13. Competition Identification Number:</b></p> <input type="text"/> <p>Title:</p> <input type="text"/>	
<p><b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b></p> <input type="text"/> <div style="display: flex; justify-content: space-around; margin-top: 5px;"> <span>Add Attachment</span> <span>Delete Attachment</span> <span>View Attachment</span> </div>	
<p><b>* 15. Descriptive Title of Applicant's Project:</b></p> <input type="text" value="CITY OF GARY: EMERGENCY SHELTER, HOMELESS PREVENTION, RAPID RE-HOUSING, DATA COLLECTION, ADMINISTRATION"/>	
<p>Attach supporting documents as specified in agency instructions.</p> <div style="display: flex; justify-content: space-around; margin-top: 5px;"> <span>Add Attachments</span> <span>Delete Attachments</span> <span>View Attachments</span> </div>	

Application for Federal Assistance SF-424	
<b>16. Congressional Districts Of:</b>	
* a. Applicant: <input type="text" value="IN-1"/>	* b. Program/Project: <input type="text" value="IN-1"/>
Attach an additional list of Program/Project Congressional Districts if needed.	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
<b>17. Proposed Project:</b>	
* a. Start Date: <input type="text" value="01/01/2020"/>	* b. End Date: <input type="text" value="09/30/2022"/>
<b>18. Estimated Funding (\$):</b>	
* a. Federal	<input type="text" value="285,178.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value=""/>
* e. Other	<input type="text" value=""/>
* f. Program Income	<input type="text" value=""/>
* g. TOTAL	<input type="text" value="285,178.00"/>
<b>* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?</b>	
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/>	
<input checked="" type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.	
<input type="checkbox"/> c. Program is not covered by E.O. 12372.	
<b>* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)</b>	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If "Yes", provide explanation and attach	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
<b>21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)</b>	
<input checked="" type="checkbox"/> ** I AGREE	
<small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
<b>Authorized Representative:</b>	
Prefix: <input type="text" value="Mr."/>	* First Name: <input type="text" value="JEROME"/>
Middle Name: <input type="text" value="A."/>	
* Last Name: <input type="text" value="PRINCE"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="MAYOR"/>	
* Telephone Number: <input type="text" value="(219) 881-1302"/>	Fax Number: <input type="text" value="(219) 881-1337"/>
* Email: <input type="text" value="jprince@gary.gov"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="07-24-20"/>



## CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.


**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

**Consistency with plan** --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

  
\_\_\_\_\_  
Signature of Authorized Official

07-21-2020  
\_\_\_\_\_  
Date

Mayor, City of Gary  
\_\_\_\_\_  
Title

## Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

**Citizen Participation** -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

**Community Development Plan** -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

**Following a Plan** -- It is following a current consolidated plan that has been approved by HUD.

**Use of Funds** -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2020, 2021, 2022 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

**Excessive Force** -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

**Compliance with Anti-discrimination laws** -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

**Lead-Based Paint** -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

**Compliance with Laws** -- It will comply with applicable laws.

  
\_\_\_\_\_  
Signature of Authorized Official

07-23-2020  
\_\_\_\_\_  
Date

Mayor, City of Gary  
\_\_\_\_\_  
Title

**OPTIONAL Community Development Block Grant Certification**

**NOT APPLICABLE**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

**Specific HOME Certifications**

The HOME participating jurisdiction certifies that:

**Tenant Based Rental Assistance** -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

**Eligible Activities and Costs** -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

**Subsidy layering** -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

  
\_\_\_\_\_  
Signature of Authorized Official

07-21-2020  
Date

Mayor, City of Gary  
\_\_\_\_\_  
Title

## Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

**Major rehabilitation/conversion/renovation** – If an emergency shelter’s rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

**Essential Services and Operating Costs** – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

**Renovation** – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

**Supportive Services** – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

**Matching Funds** – The recipient will obtain matching amounts required under 24 CFR 576.201.

**Confidentiality** – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

**Homeless Persons Involvement** – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

**Consolidated Plan** – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

**Discharge Policy** – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.



\_\_\_\_\_  
Signature of Authorized Official

07-21-2020

\_\_\_\_\_  
Date

\_\_\_\_\_  
Mayor, City of Gary

\_\_\_\_\_  
Title

**Housing Opportunities for Persons With AIDS Certifications**

**NOT APPLICABLE**

The HOPWA grantee certifies that:

**Activities** -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

**Building** -- Any building or structure assisted under that program shall be operated for the purpose specified in the consolidated plan:

1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility.
2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title



## **APPENDIX TO CERTIFICATIONS**

### **INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:**

#### **Lobbying Certification**

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.