



CITY OF GARY, INDIANA
KAREN FREEMAN-WILSON, MAYOR

**CONSOLIDATED ANNUAL PERFORMANCE
& EVALUATION REPORT (CAPER)
2016 REPORT YEAR**

THE DEPARTMENT OF COMMERCE
COMMUNITY DEVELOPMENT DIVISION

Arlene D. Colvin, Director of Community Development

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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

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

The Consolidated Annual Performance and Evaluation Report (CAPER) serves to meet performance reporting requirements by the U.S. Department of Housing and Urban Development (HUD) as set forth within the Consolidated Plan regulations at 24 CFR 91.520(a). The City of Gary's report covers the period of January 1 through December 31, 2016 and in accordance with the City's Citizen Participation Plan, the 2016 CAPER is made available to the general public for review and commentary for a period of not less than 15 days prior to submittal.

The City of Gary carries out formula grant programs administered by the U.S. Department of Housing and Urban Development. During 2016, the City of Gary was awarded funding under the following formula grant programs: Community Development Block Grant - \$3,007,033; HOME Investment Partnerships Program - \$579,838; and Emergency Solutions Grants - \$276,538.

During PY 2016 in the City of Gary, with the assistance of Community Development Block Grant (CDBG) funds:

- 48 income eligible homeowners received rehabilitation under the housing repair programs;
- 3 properties received rehabilitation under the Neighborhood Rehab Program and were sold to income eligible households;
- 2,014 persons were assisted with public services;
- 73 persons were assisted with transitional housing and 50 children were provided daycare services;
- 122 victims of domestic violence were provided shelter and services and 105 persons received non-shelter services such as food, clothing, and counseling;
- 112 structures were cleared and/or demolished
- 626 properties were reported as receiving code violations (due to duplication in addresses that number was reduced to 606)

During PY 2016, in the City of Gary with the assistance of HOME Investment Partnerships Grant funds:

- Habitat for Humanity of NWI completed the construction of two (2) new single family affordable homes in the Field of Dreams project area (1707 Adams St. and 1717 Adams St.), and were sold to income eligible families at 30%-80% of the Area Median Income. One property located at 1801 Adams St. is underway.

- The Rental Assistance Program provided 39 very low-income families assistance with rent and/or security deposits;
- The First-Time Homebuyer's Program provided one (1) income eligible household with down payment assistance for the purchase of a home in the City of Gary;
- 7 HOME-assisted units were occupied at the NWI Veterans Village project completed in December, 2015.

With the assistance of Emergency Solutions Grants (ESG) Program funds:

- Emergency shelter services were provided to 286 homeless/runaway teens aged 11-18 years old;
- Emergency shelter services were provided to 100 homeless persons;
- Homeless prevention services were provided to 206 persons who were at imminent risk of homelessness or seeking shelter in the form of rental assistance, security deposit assistance, and utility payment assistance;
- Rapid Re-Housing assistance services were provided to 26 persons in the form of financial assistance and housing relocation and stabilization services.

With the assistance of Hardest Hit Funds through the Blight Elimination Program:

- 273 properties were demolished which also included greening of the sites.

ALSO SEE ATTACHMENT 5

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

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

| Goal | Category | Source / Amount | Indicator | Unit of Measure | Expected - Strategic Plan | Actual - Strategic Plan | Percent Complete | Expected - Program Year | Actual - Program Year | Percent Complete |
|---------------------------|-----------------------------------|-------------------------------------|---|---------------------|---------------------------|-------------------------|------------------|-------------------------|-----------------------|------------------|
| AM-1 Overall Coordination | Administration | CDBG: \$ / HOME: \$ / ESG: \$ | Other | Other | 15 | 0 | 0.00% | 3 | 0 | 0.00% |
| CD-1 Community Facilities | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | | | | |
| CD-1 Community Facilities | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit | Households Assisted | 0 | 0 | | | | |
| CD-2 Infrastructure | Non-Housing Community Development | CDBG: \$ | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 41875 | 0 | 0.00% | 8375 | 0 | 0.00% |
| CD-3 Public Services | Non-Housing Community Development | CDBG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 11975 | 1891 | 15.79% | 2340 | 1891 | 80.81% |

| | | | | | | | | | | | | | | |
|-----------------------|-----------------------------------|-------------------------------|--|------------------------|------|---|---|---|---|---|---|-----|---|-------|
| CD-3 Public Services | Non-Housing Community Development | CDBG: \$ | Homeless Person Overnight Shelter | Persons Assisted | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-3 Public Services | Non-Housing Community Development | CDBG: \$ | Overnight/Emergency Shelter/Transitional Housing Beds added | Beds | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-4 Public Safety | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-4 Public Safety | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Housing Code Enforcement/Foreclosed Property Care | Household Housing Unit | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-4 Public Safety | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Other | Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-5 Code Enforcement | Non-Housing Community Development | CDBG: \$ | Buildings Demolished | Buildings | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CD-5 Code Enforcement | Non-Housing Community Development | CDBG: \$ | Housing Code Enforcement/Foreclosed Property Care | Household Housing Unit | 4500 | 0 | 0 | 0 | 0 | 0 | 0 | 900 | 0 | 0.00% |
| CD-5 Code Enforcement | Non-Housing Community Development | CDBG: \$ | Other | Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

| | | | | | | | | | | | | |
|----------------------------|-----------------------------------|-------------------------------|---|------------------------|-----|---|-------|----|---|-------|---|-------|
| CD-6 Revitalization | Non-Housing Community Development | CDBG: \$ | Facade treatment/business building rehabilitation | Business | 0 | 0 | | | | | | |
| CD-6 Revitalization | Non-Housing Community Development | CDBG: \$ | Rental units rehabilitated | Household Housing Unit | 0 | 0 | | | | | | |
| CD-6 Revitalization | Non-Housing Community Development | CDBG: \$ | Homeowner Housing Rehabilitated | Household Housing Unit | 10 | 0 | 0.00% | 2 | 0 | 0.00% | 0 | 0.00% |
| CD-6 Revitalization | Non-Housing Community Development | CDBG: \$ | Buildings Demolished | Buildings | 150 | 0 | 0.00% | 30 | 0 | 0.00% | 0 | 0.00% |
| CD-6 Revitalization | Non-Housing Community Development | CDBG: \$ | Housing Code Enforcement/Foreclosed Property Care | Household Housing Unit | 0 | 0 | | | | | | |
| CD-7 Historic Preservation | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Facade treatment/business building rehabilitation | Business | 0 | 0 | | | | | | |
| CD-7 Historic Preservation | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Rental units rehabilitated | Household Housing Unit | 0 | 0 | | | | | | |
| CD-7 Historic Preservation | Non-Housing Community Development | CDBG: \$ / HOME: \$ / ESG: \$ | Homeowner Housing Rehabilitated | Household Housing Unit | 0 | 0 | | | | | | |

| | CD-7 Historic Preservation | CD-7 Historic Preservation | ED-1 Employment | ED-1 Employment | ED-2 Financial Assistance | ED-2 Financial Assistance | ED-2 Financial Assistance |
|--|---|---|---|---|---|---|---|
| | Non-Housing Community Development | Non-Housing Community Development | Non-Housing Community Development | Non-Housing Community Development | Non-Housing Community Development | Non-Housing Community Development | Non-Housing Community Development |
| | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ | CDBG: \$ / HOME: \$ / ESG: \$ |
| | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care | Housing Code Enforcement/Foreclosed Property Care |
| | Household Housing Unit | Household Housing Unit | Household Housing Unit | Household Housing Unit | Household Housing Unit | Household Housing Unit | Household Housing Unit |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | Other | Other | Jobs created/retained | Jobs created/retained | Businesses assisted | Businesses assisted | Businesses assisted |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | Businesses Assisted | Businesses Assisted | Businesses Assisted | Businesses Assisted | Businesses Assisted | Businesses Assisted | Businesses Assisted |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | Business | Business | Jobs created/retained | Jobs created/retained | Jobs created/retained | Jobs created/retained | Jobs created/retained |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | Businesses Assisted | Businesses Assisted | Businesses assisted | Businesses assisted | Businesses assisted | Businesses assisted | Businesses assisted |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | 20 | 20 | 20 | 20 | 20 | 20 | 20 |
| | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% |

| | | | | | | | | | | | | |
|----------------------------|-----------------------------------|--------------------|--|------------------------|---|---|--|--|--|--|--|--|
| ED-2 Financial Assistance | Non-Housing Community Development | CDBG: \$ | Other | Other | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Facade treatment/business building rehabilitation | Business | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Brownfield acres remediated | Acre | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Businesses assisted | Businesses Assisted | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Buildings Demolished | Buildings | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Housing Code Enforcement/Foreclosed Property Care | Household Housing Unit | 0 | 0 | | | | | | |
| ED-3 Redevelopment Program | Non-Housing Community Development | CDBG: \$ | Other | Other | 0 | 0 | | | | | | |
| ED-4 Training | Non-Housing Community Development | CDBG: \$ / ESG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | | | | | | |
| ED-4 Training | Non-Housing Community Development | CDBG: \$ / ESG: \$ | Jobs created/retained | Jobs | 0 | 0 | | | | | | |

| | | | | | | | | | | | |
|-----------------------------|-----------------------------------|--------------------|---|------------------------|------|-----|--------|-----|-----|---------|--|
| ED-4 Training | Non-Housing Community Development | CDBG: \$ / ESG: \$ | Businesses assisted | Businesses Assisted | 0 | 0 | | | | | |
| ED-4 Training | Non-Housing Community Development | CDBG: \$ / ESG: \$ | Other | Other | 0 | 0 | | | | | |
| HO-1 Operation/Support | Homeless | ESG: \$ | Homeless Person Overnight Shelter | Persons Assisted | 1826 | 631 | 34.56% | 541 | 631 | 116.64% | |
| HO-1 Operation/Support | Homeless | ESG: \$ | Overnight/Emergency Shelter/Transitional Housing Beds added | Beds | 0 | 0 | | | | | |
| HO-1 Operation/Support | Homeless | ESG: \$ | Homelessness Prevention | Persons Assisted | 0 | 0 | | | | | |
| HO-2 Prevention and Housing | Homeless | ESG: \$ | Tenant-based rental assistance / Rapid Rehousing | Households Assisted | 180 | 0 | 0.00% | | | | |
| HO-2 Prevention and Housing | Homeless | ESG: \$ | Homeless Person Overnight Shelter | Persons Assisted | 0 | 0 | | | | | |
| HO-2 Prevention and Housing | Homeless | ESG: \$ | Overnight/Emergency Shelter/Transitional Housing Beds added | Beds | 0 | 0 | | | | | |
| HO-2 Prevention and Housing | Homeless | ESG: \$ | Homelessness Prevention | Persons Assisted | 500 | 0 | 0.00% | 100 | 0 | 0.00% | |
| HO-2 Prevention and Housing | Homeless | ESG: \$ | Housing for Homeless added | Household Housing Unit | 0 | 0 | | | | | |

| | | | | | | | | | | | | | | | | |
|------------------------|----------|-------------------------------------|---|------------------------|---|---|---|---|---|---|---|---|---|---|---|-------|
| HO-3 Housing | Homeless | CDBG: \$ / HOME: \$ / ESG: \$ | Homeless Person Overnight Shelter | Persons Assisted | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |
| HO-3 Housing | Homeless | CDBG: \$ / HOME: \$ / ESG: \$ | Overnight/Emergency Shelter/Transitional Housing Beds added | Beds | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |
| HO-3 Housing | Homeless | CDBG: \$ / HOME: \$ / ESG: \$ | Homelessness Prevention | Persons Assisted | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |
| HO-3 Housing | Homeless | CDBG: \$ / HOME: \$ / ESG: \$ | Housing for Homeless added | Household Housing Unit | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |
| HO-3 Housing | Homeless | CDBG: \$ / HOME: \$ / ESG: \$ | Housing for People with HIV/AIDS added | Household Housing Unit | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |
| HO-4 Continuum of Care | Homeless | CDBG: \$ / ESG: \$ | Other | Other | 5 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0.00% |

| | | | | | | | | | | |
|-----------------------------|--------------------|----------|--|------------------------|-----|----|--------|----|----|---------|
| HS-1 Housing Rehabilitation | Affordable Housing | CDBG: \$ | Homeowner Housing Rehabilitated | Household Housing Unit | 92 | 0 | 0.00% | 32 | 0 | 0.00% |
| HS-2 Housing Construction | Affordable Housing | HOME: \$ | Rental units constructed | Household Housing Unit | 0 | 0 | | 60 | 0 | 0.00% |
| HS-2 Housing Construction | Affordable Housing | HOME: \$ | Homeowner Housing Added | Household Housing Unit | 150 | 0 | 0.00% | | | |
| HS-3 Home Ownership | Affordable Housing | CDBG: \$ | Direct Financial Assistance to Homebuyers | Households Assisted | 55 | 0 | 0.00% | 15 | 0 | 0.00% |
| HS-4 Fair Housing | Affordable Housing | CDBG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 216 | 80 | 37.04% | 50 | 80 | 160.00% |
| HS-4 Fair Housing | Affordable Housing | CDBG: \$ | Public service activities for Low/Moderate Income Housing Benefit | Households Assisted | | 0 | | | 0 | |
| HS-5 Public Housing | Public Housing | CDBG: \$ | Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit | Households Assisted | 0 | 0 | | | | |
| HS-5 Public Housing | Public Housing | CDBG: \$ | Rental units constructed | Household Housing Unit | 0 | 0 | | | | |
| HS-5 Public Housing | Public Housing | CDBG: \$ | Rental units rehabilitated | Household Housing Unit | 0 | 0 | | | | |

| | | | | | | | | | | |
|------------------------|----------------------------|-------------------------------|---|------------------------|----|---|----|-------|---|-------|
| HS-5 Public Housing | Public Housing | CDBG: \$ | Homeowner Housing Added | Household Housing Unit | 0 | 0 | | | | |
| HS-5 Public Housing | Public Housing | CDBG: \$ | Homeowner Housing Rehabilitated | Household Housing Unit | 0 | 0 | | | | |
| SN-1 Social Services | Non-Homeless Special Needs | CDBG: \$ / HOME: \$ / ESG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | | | | |
| SN-2 Housing | Non-Homeless Special Needs | CDBG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | 0 | 0 | | |
| SN-2 Housing | Non-Homeless Special Needs | CDBG: \$ | Public service activities for Low/Moderate Income Housing Benefit | Households Assisted | 0 | 0 | | | | |
| SN-2 Housing | Non-Homeless Special Needs | CDBG: \$ | Homeowner Housing Rehabilitated | Household Housing Unit | 40 | 0 | 13 | 0.00% | 0 | 0.00% |
| SN-2 Housing | Non-Homeless Special Needs | CDBG: \$ | Homeless Person Overnight Shelter | Persons Assisted | 0 | 0 | | | | |
| SN-3 Public Facilities | Non-Homeless Special Needs | CDBG: \$ / HOME: \$ / ESG: \$ | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 0 | 0 | | | | |

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

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

During 2016, the City addressed activities with high priority, under the goals established in the 2016 Annual Action Plan: Goal 4 – HS-4 Fair Housing 80 persons were assisted with fair housing services through the City's Gary Human Relations Commission; Goal 10 – CD-3 Public Services, 1,891 persons were provided with public services which included recreational and mentoring programs for youth through the Gary Youth Services Bureau, YWCA, and Gary Literacy Coalition and health services programs for pregnant and parenting women and those with Sexually Transmitted Diseases through the Gary Health Department.

During 2016, the City addressed activities with low priority, under the goals established in the 2016 Annual Action Plan: Goal 5 – HO-1 Operation/Support, 155 homeless persons were provided with emergency shelter, housing and supportive services through the Gary Commission for Women's Ark, Ark II, and Rainbow Shelter activities. Accomplishments for The Ark and Ark II Daycare activities are being correctly reported under Goal 5 HO-1 Operation/Support, but were incorrectly reported under Goal 10 - CD-3 Public Services. Accomplishments for The Rainbow Shelter activity is being correctly reported under Goal 5 HO-1 Operation/Support, but was incorrectly reported under Goal 8 - SN-2 Housing. Attached is a table identifying accomplishments through the use of prior year funds for CDBG, HOME, and ESG.

Progress Not Made Towards Meeting Goals and Objectives

The City of Gary did not make progress toward meeting some 2016 goals and objectives due to the delay in receiving our 2016 entitlement. Several goals and objectives were accomplished with the use of prior year funding. CDBG activities not making progress include the Curbs/Sidewalks project which was delayed to coincide with the rehabilitation of Reed Park which is now underway; the Move UP and Move Horace Mann Program is still in its preliminary stages with policies and procedures being developed to get this program up and running; and the Gary Small Business Development and Expansion Initiative recently had an agreement approved with the Department of Commerce, which will administer the project, and will be ready to start in March or April of 2017. The HOME Investment Partnerships Program's proposed Washington Gardens Apartments project will not be going forward due to Broadway Area CDC deciding not to go forward with the project; the Ambassador Apartments project will not be funded due to the project not receiving the Rental Housing Tax Credits. Other projects are being considered to fill this void. All ESG projects are continuing to expend prior year funds.

CR-10 - Racial and Ethnic composition of families assisted

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

91.520(a)

| | CDBG | HOME | ESG |
|---|--------------|-----------|------------|
| White | 142 | 2 | 98 |
| Black or African American | 2,230 | 51 | 501 |
| Asian | 4 | 0 | 0 |
| American Indian or American Native | 0 | 0 | 4 |
| Native Hawaiian or Other Pacific Islander | 0 | 0 | 0 |
| Total | 2,376 | 53 | 603 |
| Hispanic | 46 | 0 | 43 |
| Not Hispanic | 2,330 | 53 | 560 |

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

Narrative

The City of Gary's population is predominantly Black or African American, therefore the majority of families assisted are Black or African American. Most of the families were assisted with public services and housing rehabilitation. There is most notably an influx of persons from the Chicago area seeking services offered in the City of Gary. This can be attributed to the high crime rate in Chicago, a search for a cheaper cost of living, and possibly the lack of a State budget in Illinois where services in Chicago are being cut or eliminated.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

| Source of Funds | Source | Resources Made Available | Amount Expended During Program Year |
|-----------------|--------|--------------------------|-------------------------------------|
| CDBG | CDBG | 3,007,033 | 94,450 |
| HOME | HOME | 579,838 | |
| HOPWA | HOPWA | | |
| ESG | ESG | 276,538 | |
| Other | Other | | |

Table 3 - Resources Made Available

Identify the geographic distribution and location of investments

| Target Area | Planned Percentage of Allocation | Actual Percentage of Allocation | Narrative Description |
|-------------|----------------------------------|---------------------------------|-----------------------|
| Citywide | 100 | | |

Table 4 – Identify the geographic distribution and location of investments

Narrative

See CDBG Geographic Distribution and Location of Investments Table, CDBG/HOME Geographic Distribution and Location of Investments with Prior Year Funding Table, and ESG Geographic Distribution and Location of Investments Table

SEE ATTACHMENTS 1 AND 2

Leveraging

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

The CDBG program does not require a match, but the City of Gary gives consideration to projects with additional funding sources. The City of Gary is on the list of participating jurisdictions considered to be in fiscal and severe fiscal distress; therefore the HOME matching requirement has been reduced 100%. The City of Gary gives extra consideration to HOME projects with additional funding sources. Under the Emergency Solutions Grants Program subrecipients are required to provide a 100% match for the fund allocation received. Matching requirements were satisfied by requiring service providers to submit a match expenditure worksheet.

ESG Match included:

- PY 2016 Catholic Charities \$50,000 - \$9,800 In-Kind Services; \$40,200 Lake Area United Way
- PY 2016 Crisis Center, Inc. \$76,298 - \$100,000 Anderson Foundation
- PY 2016 Gary Commission for Women (Rainbow) - \$86,403 Indiana Criminal Justice Institute
- PY 2016 Continuum of Care Network of NWI (\$62,000 RRH, \$25,000 DC) - \$125,000 Sojourner Truth House

Land owned by the City of Gary in the 1700-1800 Block of Adams St. was donated to Habitat for Humanity of NWI which completed the new construction of two affordable single-family homes which were sold to income eligible households in the 30-80% median income range. One home at 1801 Adams St. is still under construction and should be completed in spring of 2017. Three additional homes are anticipated to be completed in 2017.

See Federal-State-Local Resources Leveraged Table

| Fiscal Year Summary – HOME Match | |
|--|---|
| 1. Excess match from prior Federal fiscal year | 0 |
| 2. Match contributed during current Federal fiscal year | 0 |
| 3. Total match available for current Federal fiscal year (Line 1 plus Line 2) | 0 |
| 4. Match liability for current Federal fiscal year | 0 |
| 5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4) | 0 |

Table 5 – Fiscal Year Summary - HOME Match Report

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

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

| Program Income – Enter the program amounts for the reporting period | | | |
|---|--|--|---|
| Balance on hand at beginning of reporting period \$ | Amount received during reporting period \$ | Total amount expended during reporting period \$ | Amount expended for TBRA \$ |
| 0 | 18,085 | 18,085 | 18,085 |
| | | | Balance on hand at end of reporting period \$ |
| | | | 0 |

Table 7 – Program Income

| Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period | | | | | | |
|---|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| | Total | Minority Business Enterprises | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Contracts | | | | | | |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Sub-Contracts | | | | | | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |
| | Total | Women Business Enterprises | Male | | | |
| Contracts | | | | | | |
| Dollar Amount | 0 | 0 | 0 | | | |
| Number | 0 | 0 | 0 | | | |
| Sub-Contracts | | | | | | |
| Number | 0 | 0 | 0 | | | |
| Dollar Amount | 0 | 0 | 0 | | | |

Table 8 - Minority Business and Women Business Enterprises

| Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted | | | | | | |
|--|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| | Total | Minority Property Owners | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |

Table 9 – Minority Owners of Rental Property

| Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition | | | | | | |
|--|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| Parcels Acquired | | 0 | | 0 | | |
| Businesses Displaced | | 0 | | 0 | | |
| Nonprofit Organizations Displaced | | 0 | | 0 | | |
| Households Temporarily Relocated, not Displaced | | 0 | | 0 | | |
| Households Displaced | Total | Minority Property Enterprises | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Cost | 0 | 0 | 0 | 0 | 0 | 0 |

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

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

| | One-Year Goal | Actual |
|--|----------------------|---------------|
| Number of Homeless households to be provided affordable housing units | 50 | 0 |
| Number of Non-Homeless households to be provided affordable housing units | 109 | 0 |
| Number of Special-Needs households to be provided affordable housing units | 13 | 0 |
| Total | 172 | 0 |

Table 11 – Number of Households

| | One-Year Goal | Actual |
|--|----------------------|---------------|
| Number of households supported through Rental Assistance | 50 | 0 |
| Number of households supported through The Production of New Units | 60 | 0 |
| Number of households supported through Rehab of Existing Units | 47 | 0 |
| Number of households supported through Acquisition of Existing Units | 15 | 0 |
| Total | 172 | 0 |

Table 12 – Number of Households Supported

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

In the 2016-2020 Consolidated Plan the consultants, hired by the City of Gary, incorrectly identified the numbers for the One-Year Goals in the Affordable Housing table. The numbers included persons to be provided shelter which is not affordable housing. The numbers are correctly identified in this table and the projects funded towards meeting these goals.

The City of Gary’s program year runs from January 1st to December 31st and it receives its entitlement late in the year. Most of the expenditures are from prior year funding, therefore the 2016 goals are not being met with expenditures from 2016 funding.

Discuss how these outcomes will impact future annual action plans.

By expending prior year funding year after year, the City of Gary will be always be one (1) year behind on our actual accomplishments for the 5-year goals. The City of Gary is beginning to expend 2016 funds in 2017.

It is the intent of the City to not fund activities that are not meeting their goals in future annual action plans.

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

| Number of Households Served | CDBG Actual | HOME Actual |
|------------------------------------|--------------------|--------------------|
| Extremely Low-income | 42 | 42 |
| Low-income | 5 | 5 |
| Moderate-income | 4 | 2 |
| Total | 51 | 49 |

Table 13 – Number of Households Served

Narrative Information

The 2016-2020 Consolidated Plan did not identify the estimated number of extremely low-income, low-income, and moderate-income families individually to whom the jurisdiction would provide affordable housing. The estimated number identified of 139 households annually was a combined total for all income levels.

The numbers in the table above represent the information regarding 2016 accomplishments with prior year funding. In PY 2016, the City of Gary provided a total of 100 households with affordable housing assistance through the following projects:

Housing Rehabilitation of existing owner units – With CDBG funding, 51 households received affordable housing assistance through the Housing Repair Program (28 extremely low-income, 4 low-income); Senior Repair Program (2 extremely low-income, 1 moderate-income); Emergency Repair Program (12 extremely low-income, 1 moderate-income); and Neighborhood Rehab Program (1 low-income, 2 moderate-income)

Housing Construction – With HOME funding, 2 households received affordable housing assistance through the construction of two new homes by Habitat for Humanity of NWI (1 low-income, 1 moderate-income)

Homeownership Assistance - With HOME funding, 1 household received affordable housing assistance through the Downpayment Assistance Program (1 moderate-income)

Rental Assistance – With HOME funding, 39 households received affordable housing assistance through the Tenant-Based Rental Assistance Program (36 extremely low-income, 3 low-income)

The City of Gary addressed worst case housing needs by providing funding to:

Catholic Charities (Homelessness Prevention Program) where extremely low income (0-30% MFI) individuals or families can receive utility assistance due to shut offs, rental arrears assistance due to eviction, or rental and/or utility security deposit assistance.

Continuum of Care of NWI (Rapid Rehousing Program) where homeless individuals and families (0-30% MFI) can receive rapid re-housing rental assistance and housing relocation and stabilization services which may include payment of security and utility deposits and rent.

Rental Assistance Program (TBRA) where very low-income families or individuals (0-50% MFI) who have critical and/or emergency housing needs are provided direct rental assistance on a short-term basis (up to 12 months).

The City of Gary addressed the accessibility needs of persons with disabilities by providing funding to:

Several housing rehabilitation programs, administered by the Community Development Department, which provide grants for disabled access ramps to qualified single family owner-occupied homes; and

Gary Human Relations Commission's Fair Housing and Employment Rights Counseling/Public Education and Outreach Program which promotes fair housing awareness to housing service providers and community leaders with emphasis to the disadvantages/barriers in housing for disabled persons, veterans, and homeless individuals.

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

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

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

The City of Gary with the support of the Continuum of Care works with multiple agencies and organizations to reach out to those identified as homeless including the unsheltered and includes assessing their individual needs. Two specific organizations, which are members of the Continuum of Care Network of the jurisdiction identified as the (Regional Health Care System's Path Grant Team and Marram's Community Health Center outreach team) do the "*definitive street outreach*" to the unsheltered through the daily process of going out into the community to the areas identified as locations frequented by the homeless. Marram's outreach team provides information relative to the support systems available and offers the health care services through their Federally Qualified Health Care (FQHC) system. The Regional Health Care System provides a case manager evaluator and has Shelter plus Care Permanent Housing for individuals found to be homeless and having mental illness or dual diagnosis. The Continuum of Care membership of approximately 60 agencies do outreach through their service offerings including providing soup kitchens, day shelters, and night shelters. The needs of the homeless are assessed by many of the Community of Care member organizations through their assessment tools, which includes the Homeless Management Information System (HMIS).

The Continuum of Care coordinates the annual Point-in-Time Count (PIT), which provides the outreach count for those individuals and families that are sheltered in the city's [emergency shelters, transitional housing, and youth crisis housing center that provides emergency and long-term housing] as well as counting those individuals/families/un-accompanied youth who are found to be un-sheltered.

One other system used in the outreach process for assisting the homeless eradication process is the 211 call systems that is funded through the United Way and housed and operated by the North West Indiana Community Action agency (NWICA).

Addressing the emergency shelter and transitional housing needs of homeless persons

In 2016, the City addressed emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets) by funding two (2) emergency shelter activities (Rainbow Shelter and Crisis Center, Inc.) from the 2016 Emergency Solutions Grant funding. Two transitional housing activities (The Ark and The Ark II) and one emergency shelter (Rainbow Shelter) were also funded from the 2016 Community Development Block Grant funding.

Addressing Emergency Shelter & Transitional Housing Needs

The City of Gary through their emergency shelters and transitional housing programs gives immediate and comprehensive shelter services to homeless persons and persons at risk of becoming homeless. The City of Gary through the Community Development Department carries out formula grant programs administered by HUD. Those identifiable Formula Grant Programs: (1) Community Development Block Grant (CDBG); (2) Home Investment Partnership Program (HOME); (3) Emergency Solutions Grant (ESG). Programs within the purview of the city, which provide assistance to the homeless and precariously housed includes: (a) Transitional Housing, (b) Emergency Shelter [including for Domestic Violence (DV)], (c) Rapid Re-Housing, (d) Tenant Based Rental Assistance (TBRA). The City of Gary's not-for profits programs and local government entities receive funding from the city and other resources to provide for the homeless, and those precariously housed; the funds allow for meals, shelter and supportive services. The programs, which receive the city funds are specific Gary non-profit organizations and local governments. The programs included in the funding provide overnight shelters, day shelters, transitional housing, and voucher shelter (hotels/motels), which assist in housing individuals/families when no appropriate shelter is temporarily available. Many of those services, which are funded provide supportive services as appropriate to the homeless individuals and homeless families with the goal of assisting them to return to self-sufficiency. The services may include counseling, advocacy, training, abuse intervention, parenting training, housing placement, follow-up, and some transportation. The City funding requires shelters meet all local requirements and are safe and humane environments; shelters meet local community needs; shelter programs demonstrate that they can provide quality services and appropriate referrals to assist homeless persons; interaction and cooperation to be strengthened with private agencies to provide an efficient and effective system for service delivery; and new and varied methods of service delivery be encouraged to provide assistance. To that end the Continuum of Care through their Coordinate Entry (CE) steering committee, has begun the process of using a vulnerability index tool called VI SPDAT. The goal is to identify the most vulnerable individuals, families, and/or youth to assist in the prioritization process for providing and/or meeting housing needs. All individuals, families, and/or youth identified as homeless are screened through the process and a referral system is utilized for guiding the assistance to those plagued with homelessness and/or precariously housed. The VI SPDAT is a tool approved by the State of Indiana's Balance of State/Continuum of Care (BOS/COC) and is being placed in the HMIS for uniformity through-out the BOS/COC of which the City's CoC is a member.

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

The funding, which the city provides to the many non-profit organizations located within the city limits and the local government entities is to provide the support system to aid individuals, families, and/or un-accompanied youth to avoid homelessness. Many of the service programs are members of the Continuum of Care and provide an array of wrap-around support services including counseling, mental health/substance abuse counseling, advocacy, soft-skills training, job-training, abuse intervention, housing inspection and placement, and follow-up. The specific housing programs are the Tenant Based Rental Assistance, Rapid Re-Housing, Permanent Supportive Housing, and Emergency Shelters. The City has a very actively engaged Day Shelter which partners with a night shelter that caters to women with children. The Day Shelter provides a plethora of services including but not limited to: food pantry, parenting classes, women programs, counseling, modified transportation, advocacy, housing placement, mental health counseling, which is supported through partnerships with other agencies.

The over-arching goal is to assist the individuals, families, veterans, un-accompanied youth, those leaving the correction system, and mental health facilities to move through a continuum that is identified as transitional housing to permanent housing and independent living including shortening the period of time individuals and families experience homelessness and facilitating access to homeless services. The goal includes the support services necessary to facilitate the growth in moving toward self-sufficiency for those who can become independent and to maintain a support system through Permanent Supportive Housing availability. To support the goal is the need strongly supported by the city of rapidly re-housing the individual, and/or families who find themselves homeless. It is noted the more quickly housed provide a more stable ability to remain housed that to find themselves remaining unhoused and slowly deteriorate into a downward spiral of homelessness.

Part of the development, implementation and ongoing operations of the City of Gary through their many partners including the Continuum of Care is to understand the types of support available and needed by the homeless people and identify how to access those resources as quickly and efficiently as possible. It is also vital to understand the barriers and challenges that individuals, youth, and families face in being at risk for homelessness this aids in the systems being able to divert the homeless populations away from the Emergency Shelter into viable alternative housing while they work towards stabilization. It is vital to maintain as does the city in providing prevention/diversion services such as the Tenant Based Rental Assistance.

Several programs have identified the need to assist the population of those leaving the correction facilities and youth aging out of foster care and they have begun dialogue with the Public Housing Authority in Gary or have initiated housing for that group of citizen. Planted Seed Ministries, Emma Threat House, Second Chance are the groups providing/ or preparing to provide the needed housing for that vulnerable population.

The City of Gary funded the following activities through the Community Development Block Grant, HOME Investment Partnerships Program, and Emergency Solutions Grant Program funds, that were able to help low-income individuals and families avoid becoming homeless and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth

needs.

| Grant | Activity Name | Homeless Need Addressed | Description | Number Assisted | PY 2016 Funded Amount | PY 2016 Funds Expended | Prior Year Funds Expended in 2016 |
|-------|--|-------------------------|---|---------------------------------|-----------------------|------------------------|-----------------------------------|
| CDBG | Gary Health Department (Maternal Child Health Clinic) | Health | Provides healthcare services & support. | 234 persons | \$34,300 | \$0 | \$34,300 |
| CDBG | Gary Health Department (Sexually Transmitted Diseases) | Health | Provides education & prevention. | 894 persons | \$42,677 | \$0 | \$7,319 |
| CDBG | Gary Youth Services Bureau (Out of School Time Program) | Youth | Provides an out of school time program. | 62 youth | \$67,620 | \$0 | \$63,010 |
| CDBG | The Gary Literacy Coalition (The Learning Partner Project) | Youth | Provides a mentoring program. | 484 youth | \$15,000 | \$0 | \$14,700 |
| CDBG | Department of Community Development (Housing Repair, Emergency Repair, Senior Repair Programs) | Housing | Provides rehabilitation for homeowners. | 48 families | \$621,742 | \$0 | \$580,721 |
| ESG | Catholic Charities (Homeless Prevention Program) | Housing | Provides a Homeless Prevention Program. | 87 families (total persons 206) | \$50,000 | \$0 | \$51,584 |
| ESG | Continuum of Care Network of NWI (Rapid Re-Housing) | Housing | Provides rapid re-housing program. | 26 persons | \$62,000 | \$0 | \$36,158 |
| HOME | Continuum of Care Network (Rental Assistance Program) | Housing | Provides rental assistance. | 39 families | \$0 | \$0 | \$176,101 |

| | | | | | | | |
|------|-----------------------------|---------|----------------------------|------------|-----|-----|-----------|
| HOME | Habitat for Humanity of NWI | Housing | Provides new construction. | 2 families | \$0 | \$0 | \$141,143 |
|------|-----------------------------|---------|----------------------------|------------|-----|-----|-----------|

Table 14 - CR-25 Homeless and Other Special Needs

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 City of Gary through their Grant process relative to the Emergency Solution Grant (ESG) bring to the table through consultation the Continuum of Care (including a homeless individual representative) to determine how to allocate the City’s ESG funds for eligible activities in developing the performance standards for, and evaluating the outcomes of, projects and activities assisted by the ESG funds and developing funding policies, and procedures for the operation and administration of the HMIS.

The Continuum of Care Network NWI, Inc. on behalf of the City of Gary conducts a monthly meeting with agencies/organizations that service the homeless and precariously housed. The monthly meeting provides the environment with a full agenda including presentations when appropriate to discuss challenges faced by specific homeless populations in gaining independence and stable housing. Multiple challenges are discussed monthly including the coordinated systems of standardized assessment and access for the homeless individuals and families, which has culminated in the Coordinated Entry (CE) steering committee that has established criteria, policies, procedures for the use of the Vulnerability Index Tool namely the VI SPDAT for (Families, Individuals, and Youth), that scores the vulnerability to assist in prioritizing housing assistance for those most vulnerable especially the chronically homeless.

A primary objective for helping the homeless especially the chronically homeless is the through the prioritizing of housing need and coordination of care for the individual through a uniform, culturally competent, assessment process with a *“housing first”* approach. Systems such as the HMIS not only track mainstream data and services provided to the homeless but through the state implementation will aid in matching individuals to housing resource based on need.

Permanent Supportive Housing cannot be over-emphasized in its value for those faced with the challenge of being chronically homeless. However, it cannot be forgotten the significant value of the monthly integrated meeting of the CoC to allow community providers and stakeholders to examine, discuss and share the value of entry-point coordination, PSH, and planning process with the homeless needs identification for those serving the homeless.

Helping Homeless Persons Make Transition to Perm. Housing y Ind. Living

The Broadway Area CDC’s Northwest Indiana Veterans Village Project was completed on December

31, 2015. This project included the new construction of a permanent supportive housing facility at 839 Massachusetts St., Gary, Indiana, with 44 one-bedroom apartment units. This development serves homeless veterans and chronically homeless persons and provides supportive services in addition to permanent housing. The efforts of CR Works are recognized by the construction and completion of an eight unit affordable housing complex in 2014 for families at 2108 Jefferson St.; the construction and completion South Shore Commons in January, 2015, a 60-unit PSH complex for the mentally disabled through the efforts of Edgewater Systems for Balance Living and Broadway Area CDC. Also, to be noted is the Veterans Life Changing Services, which operates a successful transitional housing complex for 22 homeless veterans located at 501 W. Ridge Road, Gary with funding support efforts through Veteran Administrative Per-Diem through Jesse Brown VA. The newest upcoming Permanent Supportive Housing project to be built in the City is the construction of a 40 unit apartment building, the VILLAGE OF HOPE, through the efforts of Sojourner Truth House, Continuum of Care, and TWG Development, LLC, which was awarded a Low Income Housing Tax Credit through Indiana Housing & Community Development Authority's (IHCDA) Rental Housing Tax Credit Program. The Village of Hope will be located at 12th Avenue and Madison St. and will include 21 one-bedroom units, 17 two-bedroom units, and 2 three-bedroom units of permanent housing for homeless women and children. The groundbreaking is projected to be held in April, 2016 and is to be projected to be completed in 2017 using state Section 8 financial assistance. The families to be served will be disabled including mental illness and substance abuse.

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

Actions taken to address the needs of public housing

In 2016, the Gary Housing Authority (GHA) implemented aggressive vacancy reduction and management improvement strategies to address the needs of public housing residents. The GHA has targeted resources towards projects located in our most at-risk communities; has worked with community stakeholders and partners to determine the highest and best use for our properties; is working in partnership with the City of Gary to develop and implement a strategic development plan; has partnered with local service providers to bring educational, mentoring and healthcare services to our communities; is in the process of creating a Section 3 database of qualified resident applicants for local hiring for GHA issued contracts and has been successful in several placements; and has been approved for the demolition of 442 units in our most blighted neighborhoods. We have also applied for an emergency demolition grant to address these vacated developments.

Executed projects from the plans are delineated below:

1. Modernization Project at Miller Heights: \$1.5M – 28 Units
2. Modernization Project at Concord Village: \$942,500–17 units
3. Job Order Contract Vacancy Reduction: \$1.2M – 30 Units
4. Senior Hi-Rise Vacancy Reduction: \$625,000 – 29 units
5. Vacancy Reduction by GHA Staff – 51 units
6. Community-Wide Surveillance System: \$2.52M 550 - Cameras Installed
7. Senior Hi-Rise Elevator Renovations: \$2.3M – 10 Elevators

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

The GHA considers resident participation in management of paramount importance and mission critical. Consequently, the Executive Director of the Gary Housing Authority hosts a monthly roundtable with all Resident Council members to get community feedback on capital improvement plans, community safety concerns and management issues. Additionally, the GHA regularly offers training opportunities within our communities and across the country to our council members.

Helping families realize their dream of home ownership is critical to our mission and is integral to their self-sufficiency. To this end, we've undertaken a restructuring of our home ownership program for Public Housing and Section Eight to build a program that is comprehensive, connecting to a vast network of community partners. From credit counseling & restoration, to home ownership program participation, to life & job skills training, we've taken a holistic approach to assemble the resources that will give our residents the best chance of not only securing a home, but a life independence. With lessons learned from previous iterations of a Home Ownership Program, GHA is poised to administer a robust program that adds value to the lives of our residents and the City of Gary.

The Gary Housing Authority is still designated as a troubled agency which also entered into Receivership in July 2013. Through the above listed activities the management team of the GHA has worked to stabilize agency operations and we are scheduled to come out of Receivership in July 2017. Based on the substantial progress of the current year, our goal is to come out of troubled status in 2019.

Actions taken to provide assistance to troubled PHAs

The Gary Housing Authority has taken great strides to get out of troubled status. A list of actions is enumerated below:

1. Stabilized agency staffing resulting in a 42% increase in permanent employees
2. Increased occupancy by 10% in one year (from 74% to 84%).
3. Eliminated 137 long-standing PIC errors and increased reporting by 27% (from 71% to 98%).
4. Generated an additional \$6.8M in operating and capital income; 29.1% revenue increase.
5. Developed and implemented a training plan with the goal of 100% certification of all management employees.
6. Increased PHAS score by 10 points in one year.
7. Developed and received HUD approval of a 15 year asset repositioning plan.

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

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

During 2016, the City of Gary addressed problem properties by creating and applying the following three policies:

1) Zoning: The City is amidst of a complete audit of the (arcane) zoning ordinance that proves restrictive to many forms of development, including the establishment of affordable housing. While we are merely starting an 18 month re-zoning process, our aim appears clear: remove unnecessary obstacles to responsible development and allow for greater flexibility, safety, and predictability in how our zoning code regulates housing development.

2) Senate Bill 310: Due to overwhelming disinvestment, the City co-authored and publicly lobbied for the passage of Senate Bill 310, that addresses blighted properties. By first making a distinction between abandoned property and simply unoccupied property, SB310 allows for three mechanisms to combat blight. First, it allows local redevelopment commissions to easily sell vacant properties while avoiding much of the time, expense, and general red tape formerly associated with public land disposition. Second, it closes a loophole in processing tax deeds to municipalities and redevelopment commissions can more efficiently acquire properties. Last, it holds accountable irresponsible landlords and real estate speculators by compelling serially tax delinquent property owners to either pay their back taxes or forfeit their properties.

3) Code Enforcement Restructuring: In cooperation with the Center for Community Progress, a national non-profit, the City of Gary conducted an audit of code enforcement and ticketing processes. Through this strategic realignment, the City more efficiently processes code enforcement claims, better utilizes state statutes to improve property conditions, and better trains the code officers. This realignment has significantly improved the effectiveness of our code enforcement apparatus, and created a more equitable and efficient ticketing process for blighted property.

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

In 2016, the City of Gary funded a Gary Small Business Development and Expansion Initiative where CDBG funds will be used for instructor-led, classroom training, technical assistance (one-on-one small group business counseling) and access to capital resources for nascent, new, expanding, and high-growth potential small businesses owned by Gary residents. This would include 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. It is anticipated that this activity will begin in March or April,

2017 and assist approximately 20 businesses.

The City has worked diligently to attract new business and help growing existing concerns. The challenge for meeting underserved needs in creating job opportunities with livable wages has been tremendous. Incentives for attracting investment includes such tools as tax abatement, TIF and other financing tools available for those investors coming into the City.

Increasing homeownership opportunities continues to be a challenge for persons who fall below the 50%-80% MFI, particularly in those areas where values are so low the difference between appraisals and the cost to build is clearly a disincentive for investment. Strategies implemented during the 2016 reporting year include funding available from prior years for assistance to first time homebuyers with down payment and closing costs, mortgage assistance, technical assistance, and pre- and post- purchase counseling. Additional assistance included limited levels in subsidy to encourage private development for new housing construction.

Homeownership education was available through the Homeownership Opportunity Network as a means to educate homebuyers on home purchase pricing and the importance of good credit. Other entities engaged in this effort to educate the community, with regard to housing related issues, are the Gary Human Relations Commission, Consumer Credit Counseling Services of Northwest Indiana, as well as the Northwest Indiana Reinvestment Alliance and other local non-profit organizations.

The most impacted population with regard to being underserved are those individuals whose income is just slightly above federal, state and local restrictions for program eligibility, however, - their income is not sufficient to move into homeownership. This segment of the populations rents with option to buy or simply rents, however, with some assistance they would be able to become homeowners. This population is inclusive of young couples, some with children and some without, who fall just outside of the income guidelines. In 2016, there were several homes, acquired with NSP1 and NSP3 grant funds, with tenants continuing under a lease/purchase agreement with the intent that the tenants will purchase the homes. Efforts continue to be made to counsel the tenants into homeownership.

The final group is those persons/families/individuals who lack sufficient resources to address the substandard condition of their owner-occupied homes. These are young homeowners who have inherited the property from a family member, or seniors who lack sufficient income to maintain the property. Efforts to meet these needs are being addressed through the Community Development Department's Housing Services Rehabilitation Programs.

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

The City of Gary has implemented policies and procedures for its housing rehabilitation programs with respect to the evaluation, reduction, or elimination of Lead-based Paint (LBP) hazards in accordance with 24 CFR 35. Lead assessments are conducted on all properties approved under the City's housing rehabilitation programs and remediation is performed if required.

In 2016, the City evaluated and/or reduced lead-based paint hazards in 35 properties.

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

The City of Gary is plagued with a large number of poverty level families/persons which has resulted in other social ills within the community. It is factual that our programs without the entitlement funds, as provided through HUD, would be at a great disadvantage.

The following actions were taken to reduce the number of persons living below the poverty level:

The City of Gary Health Department (Maternal Child Health Clinic) was funded by CDBG which provides support to pregnant and parenting women, their children and families by providing health services regardless of their ability to pay. The City of Gary Health Department (STD Clinic) was funded by CDBG which provides healthy living through education, prevention, protection, and intervention of sexually transmitted diseases with an emphasis on Chlamydia, Gonorrhea, Syphilis, and HIV. The Catholic Charities Homeless Prevention Program was funded by ESG to assist households below the 30% MFI in jeopardy of becoming homeless due to utility shut-offs, rental arrears, or rental security deposits for homeless families. The Continuum of Care of NWI was funded by ESG to assist homeless individuals and families below the 30% MFI with rapid re-housing rental assistance and housing relocation and stabilization services which may include payment of security and utility deposits. The Rental Assistance Program was funded by HOME to provide direct rental assistance on a short-term basis (up to 12 months) to very-low income families or individuals who have critical and/or emergency housing needs.

The City of Gary continues to develop strategies to reduce the number of persons living below the poverty level. The creation of small business for economic stimulation along with affordable housing and strategic placement along transit lines is all part of the development discussions for reduction in the poverty levels. Of course education and training is also a component to make this successful. In order for the City of Gary to grow and become a viable thriving city, sustainability in economic opportunity must be developed.

Other Actions to Reduce the Number of Poverty-Level Families

Other actions taken in the City during the last year to reduce the number of persons living below the poverty level are: In 2016, the City of Gary was the beneficiary of more than \$81.3M in capital investment from on-going and new private-sector projects. Carmeuse Lime and Stone (\$30M), Edsal Manufacturing (\$5M), T&B Tube (\$5M), and Superior Truss and Panel (\$3.5M) all increased their existing capital investments within the City. The most significant new projects were the shared Indiana University-Northwest/Ivy Tech Arts and Sciences facility at 35th Avenue and Broadway, which provided \$27.2M in capital investment; the renovation/expansion of Methodist Hospital's Northlake Campus, which provided \$10M; and Speedway (gas and convenience stores), which made \$600K in initial capital investments, with an additional \$5M expected as the company breaks ground on its Grant Street facility in 2017. (Speedway has also made an additional \$291K investment toward wetlands mitigation in

Gary's Brunswick Park to replace the wetlands that will be disturbed in the process of constructing their Grant Street site.) Job creation/training for local residents and local sourcing for contractors and sub-contractors are significant components of these projects—most of which will likely be completed in phases, and are expected to generate an additional \$44.2M in capital investment through ~2018. Negotiations are currently underway for Terre Haute, Indiana-based Garmong Construction to build a "spec" industrial complex at 11th Avenue and Chase Street—the site of the former Ivanhoe Public Housing Project. This parcel is well-suited for one or more manufacturing/distribution concerns: It has easy access to a rail spur, as well as to Gary's interstate highway network—I-90, I-80/94, and I-65—and it is shovel-ready. In 2015, the City, in collaboration with the Gary Economic Development Corp. and Legacy Foundation (Lake County, Indiana's community foundation), was awarded a \$500K Choice Neighborhoods Planning Grant from HUD to develop a transformation plan ("Blueprint for Change") for University Park-East (UPE), which is anchored on the west by the campus of Indiana University-Northwest and Ivy Tech Community College on the east. UPE has traditionally been one of Gary's less-stable communities. The deliverable was a plan to demolish and replace 79 units of scattered-site HUD housing, and make UPE an attractive, viable community with new, "green" infrastructure; high-quality, mixed-income housing; and commercial amenities like a small-footprint grocery store, daycare center(s), dry cleaners, restaurants, etc.—in which students, faculty, and others will want to reside. The City and its collaborating partners presented the final version of the Blue Print for Change to HUD in January 2017.

Other Actions to Reduce the Number of Poverty-Level Families 2

2016 saw a dramatic increase in interest from potential developers and investors from across the U.S. and internationally, who have presented plans for mixed-use and mixed-income housing (including senior housing), as well as in-fill housing, in targeted neighborhoods—Downtown; the East Lakefront area (which includes transit-oriented development around the Miller Beach South Shore commuter train station, which connects Gary riders to Chicago in under an hour); Horace Mann; and UPE. In December 2016, the City issued a Request for Qualifications (RFQ) from Master Developers as a way to better engage, scrutinize, and organize developers and development teams that might have the interest (and capacity) to implement the plans that have been developed as part of initiatives like Choice Neighborhoods, Partnership for Sustainable Communities, and Strong Cities/Strong Communities. Final presentations from development teams will be held in late March 2017. ArtHouse—A Social Kitchen—funded by a \$1M grant from the Bloomberg Foundation and a \$650K grant from the Knight Foundation, is a culinary small business incubator that is helping to revitalize Gary's 5th Avenue corridor and evolve it into a restaurant and entertainment district. Situated across the street from the U.S. Steel Yard—home stadium of the Gary Railcats—minor league baseball team (which draws, on average, 165,000 annual spectators, most of whom are from the surrounding areas)—ArtHouse has implemented food-service workshops/training that attract upwards of 20 or more attendees for each of its numerous weekly workshops. Plans are underway for pop-up cafes, food trucks, and other food purveyors—including those who specialize in fresh produce and other foodstuffs that can help alleviate the food desert conditions that are prevalent throughout Gary. While we recognize that baseball is a seasonal past-time,

we are carefully planning ArtHouse activities and the 5th Avenue corridor to be a year-round destination.

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

The City of Gary's Division of Community Development administers federally funded projects and ensures compliance with the goals of the Consolidated Plan. The Department's employees direct a variety of tasks associated with CDBG, ESG, and HOME, as well as other grants including a HUD Choice Neighborhoods Initiative planning grant.

To overcome gaps in the City's development process, the Community Development Division was included in an overall Commerce Department to enhance coordination. The various Divisions of the Commerce Department have collaborated to improve communication, coordination of evaluations, and regulation of efforts in the City's economic development, housing development and social development, providing for a more stable, affordable, and economically viable community.

The current structure of the Department has lent itself to greater regional collaboration, including the creation of stronger working relationship with various agencies throughout Northwest Indiana and has allowed partnerships on various programs and projects. The Department has created a synergy in the City's overall economic development efforts and has provided a framework for the review of resources available to meet and overcome gaps in the delivery of services to the community. The overall goal is to effectuate a greater impact throughout the community.

Through these more viable collaborations and coordination, the Community Development Division has developed programs with institutions in the City that have expanded housing opportunities for Gary residents. Additionally, data resources now available to the Department have allowed the Community Development Division to target the use of its grant dollars more strategically. Overall, the institutional structure now in place will ensure the continued maximization of services and programs for Gary citizens.

The City of Gary's Division of Community Development administers federally funded projects and ensures compliance with the goals of the Consolidated Plan. The Department's employees direct a variety of tasks associated with CDBG, ESG, and HOME, as well as other grants including a HUD Choice Neighborhoods Initiative planning grant.

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

The City of Gary works with the Gary Housing Authority (GHA) by providing and requesting that all notices to all of our public hearings be posted at all of their sites to receive input. The City also requests information from time to time regarding the GHA's progress towards assisting public housing residents. With funding from the U.S. Department of Housing and Urban Development for the Housing Choice

Voucher (HCV) Program, the GHA helps low-income households choose and pay for quality housing in the private market by paying a portion of their rent.

The City of Gary also works with the following social services agencies, some of which are existing subrecipients, through communication regarding guidance involving compliance with CDBG and ESG regulations, monitoring reports, reimbursements, and other related topics:

- Gary Health Department
- Gary Commission for Women (which operates The Ark, Ark II, and Rainbow Shelter)
- Gary Youth Services Bureau
- Gary Literacy Coalition (a partnership with Methodist Hospital)
- YWCA of NWI
- Crisis Center, Inc.
- Catholic Charities

The City of Gary works with the Continuum of Care (CoC) of NWI which serves as the Regional Planning Council and HMIS data liaison for the tri-city area and represents a comprehensive process that is facilitated by a 60+ member organizations located throughout the tri-city area of Northwest Indiana. Some of the organizations include Sojourner Truth, Serenity House of Gary, Catholic Charities, Brothers' Keeper, Brothers Uplifting Brothers, Veterans Life Changing Services, Gary Commission for Women, Calumet Township Trustee, CR Works, Edgewater Systems for Balanced Living, New Life Beginnings, Broadway Area CDC (BACDC), Regional Mental Health, Crisis Center, Gary Neighborhood Services, and several others which provide either direct or indirect services to individuals and families who find themselves homeless or at-risk of homelessness.

The CoC receives Rapid Re-Housing funds under the Emergency Shelter Grant to provide financial assistance and housing and relocation and stabilization services to eligible households and also administers the Rental Assistance Program (TBRA) under the HOME Investment Partnerships Program to provide rental assistance to very low income households with critical and/or emergency housing needs. The CoC works with several private housing providers that provide decent housing to these eligible households which include The Dalton Apartments, Lakeshore Dunes Apartments, Marquette Apartments, Park Shore Commons, Westbrook Apartments, and Willows on Clark Apartments to name a few.

Actions taken to enhance coordination between public and private housing and social service agencies

Efforts coordinated by the Continuum of Care Network of NWI have continuously recruited landlords since 2009, due to regularly having participants that need housing. The CoC believes the more partnerships we have with landlords, the more opportunities our program participants have to obtain permanent housing. Landlords have been recruited utilizing the following methods: Word of mouth Cold outreach in response to posted ads Looking for "FOR RENT" signs in prospective neighborhoods Soliciting references from partners Presenting at local service clubs, religious

organizations, and landlord associations
Collaborating with local elected officials and government agencies
Sending brochures to a broad mailing list of rental property owners
Making presentations at local real estate and property management organizations
Attending or holding your own realtor or landlord networking events
Posting ads on Craigslist, Hotpads & Zillow
CoC advocacy roles include state and federal agencies such as: Indiana Housing and Community Development Authority (IHCDA), Indiana Coalition for the Homeless and Housing Initiatives (ICHHI), Indiana State Department of Mental Health, Department of Mental Health, Department of Children and Family Services, and Workforce Investment & Work One.

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

Impediment 1: Fair Housing Education and Outreach

The City of Gary works with Gary Human Relations which is funded with Community Development Block Grant funds. Gary Human Relations is charged with enforcing fair housing requirements and investigating any complaints of unfair housing, employment, education, and public accommodation practices in the City with specific emphasis to the disadvantages/barriers in housing for disabled persons, veterans, and homeless individuals. Gary Human Relations is responsible for fair housing activities in regards to education and outreach. GHR annually provides education and outreach activities in the following areas:

- Landlord & Tenant Education
- Annual Disability Awareness Program
- Fair Housing Month Program
- Disability Forums
- Mayor's Organization on Disabilities (MOD) The Move-A-Thon (Public Access)
- Tenant's Rights
- Insurance Workshop
- Analysis of Impediments Seminar
- Housing Testers
- News Releases and News Advertisements

In these outreach activities they discuss fair housing concerns or problems and equal employment opportunity concerns and/or issues, distribute fair housing material to housing service providers, city departments, businesses, non-profits, public officials, and the general public and also distribute equal employment materials to businesses, nonprofits, and city departments.

During 2016, the City participated in various workshops and events including a focus group that convened in April, 2016 to identify any existing impediments to housing so that every effort could be made to address them.

Outreach:

As the City of Gary believes that housing education is crucial in obtaining fair housing, the City undertakes various education and outreach activities. As in previous years, the City:

- Refers landlords and eligible potential tenants to Gary Housing Authority to obtain rental assistance through the Section 8 Housing Choice Program
- Contacts the Board of REALTORS to confirm their use of Fair Housing practices
- Makes available the housing rehabilitation brochures which provides information regarding housing repair, senior repair, and emergency repair programs.

Impediment 2: Need for Decent, Safe, Sound, and Affordable Housing

During the 2016 year, the City has supported the work of Northwest Indiana One Region Initiative in taking a comprehensive approach to affordable housing. As a member of the Lake County Housing Task Force, Community Development and other city departments evaluate county challenges to affordable housing. A website (www.IndianaHousingNow.org) was established in 2006 for Indiana residents for the purpose of outreach activities to affordable housing providers. The website is a housing locator service that provides detailed information about rental properties and helps people find housing to best fit their needs. The Continuum of Care Network of NWI offers quarterly informational sessions where housing resources are shared with housing service providers. There, housing service providers are encouraged to share these housing resources with their clients and constituents. The City of Gary has funded several projects to create affordable housing. In 2016, two (2) rental housing projects were proposed with HOME funds: (1) the Ambassador Apartments project was to provide for the new construction of 44 units of rental housing, but due to the project's inability to qualify for tax credits the project had to be cancelled; (2) the Washington Gardens Apartments project by Broadway Area CDC was to provide for the new construction of 16 units of rental housing to children aging out of foster care, but due to the Broadway Area CDC pulling out of the project, it had to be cancelled. The City continues to implement the Down Payment Assistance Programs with HOME funds for low to moderate income homeowners which includes assistance to first time homebuyers with down payment and closing costs or mortgage assistance. The 747 Broadway Project, also funded with HOME dollars, is providing for the new construction of 18 units of affordable senior housing and continues to be underway. With 2015 HOME funds, Habitat for Humanity of NWI completed the new construction of two of three proposed single-family affordable housing units in the Field of Dreams project area. The two housing units were constructed at 1707 Adams and 1717 Adams Street for occupancy by low to moderate-income households between 30-80% Median Family Income (MFI). One home is at 1801 Adams St. is 89% complete. The Rental Assistance Program (RAP) used HOME funds that provides 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. The RAP program aims to encourage families to participate in a self-sufficiency program as a condition of assistance. CDBG funds were used to improve housing quality for 48 homes in the City through three (3) single family homeowner rehabilitation programs: Housing Repair Program, Senior Repair Program, and Emergency Repair Program. The City,

through the Neighborhood Rehab Program, was able to rehab three (3) properties acquired with NSP1 and NSP3 funds and sell them to low to moderate income eligible homebuyers. Also funded was a Homeownership Opportunity Network (HON) activity that assisted 41 potential homebuyers and existing homeowners with services relating to homeownership loan products both for purchasing a home and home improvement loans through education and post counseling. Redevelopment efforts have also been undertaken with the goal of building new affordable housing and the demolition of structures to remove blight and improve neighborhoods. The Neighborhood Conservation/Code Enforcement activity was funded to provide support for the removal of blighting conditions in the City of Gary. The Code Enforcement officers are to cite properties that do not comply with municipal codes. Through the use of funding from CDBG, the City's Demolition Program was able to demolish and/or clear 112 structures and through the use of the Blight Elimination Program's Hardest Hit Funds, the City was able to demolish 273 structures.

Impediment 1: Fair Housing Education and Outreach (Mar-Apr)

March is declared as Disability Awareness Month, the Human Relations Commission along with the Mayor's Organization on Disability celebrated the 10th Annual Disability Awareness Luncheon, Wednesday, March 16, 2016 at 11:00 a.m. Genesis Convention Center. Inclusion is within Everyone was the theme. Approximately 275 guests were in attendance. The Human Relations Commission disseminated housing brochures and information on fair housing laws. Open Doors to Fair Housing, April 11-April 22, 2016/8:30 a.m.-5:00 p.m., Commission Offices - 839 Broadway, Attendance: 80 (+). Purpose: The Commission had an open house in the Commission's office to showcase our Civil Rights Museum; Past/ Present/Future. Concurrently we had Public Service Announcements (PSA's) from HUD to help the public recognize the various forms of housing discrimination; Movie Matinee: opportunities to view several famous movies that portraits landmark housing discrimination (the original Raisin in the Sun and Women of Brewster's Place); Resource and Information Center: (Information on various housing issues and functions of various other Housing entities); Photo Opt: with a life size replica of Martin Luther King "Been to the Mountain Top" Give-aways and Door prizes. The theme of the Open House was to invite the public to view the Commission Civil Rights Museum and to become aware of the Commission's jurisdiction and the past, present history in Civil Rights activities. "Civil Rights Act of 1964: Are we there yet?". ISSUED CONSIDERED: Public Service Announcements (PSA's): from HUD to help the public recognize the various forms of housing discrimination and what the public should do if they believe their housing rights have been violated. Movie Matinee: opportunities to view several famous movies that portraits landmark housing discrimination (the original Raisin in the Sun and Women of Brewster's Place). Civil Rights Museum: tours given of the displays in the office of the past, present and future activity in civil rights. Art Gallery: Portraits of African American Achievers (Misty Copeland, 1st African American Ballerina in the American Ballet, Jessye Norman, African American Opera singer, Maya Angelou, African American writer, Jack Johnson, 1st African American Heavy Weight Champion of the World, Gabby Douglas, 1st African American Olympian to win gold medals in all of the categories she entered. Figurines and replica of Martin Luther King "Been to the Mountain Top" was displayed; Photo Opt: with the life size replica of Martin Luther King "Been to the Mountain Top" Coloring books, games quizzes and door prizes. SIGNIFICANT RESULTS OF MEETING: The public who came to the open house

indicated they found the Commission's Civil Rights Museum to be very informative and made an impact on them. Numerous attendees indicated they didn't know there was anything like this in the City of Gary. Youth Service Bureau brought approximately 30 (+) school children to the open house and they were extremely excited about the display and asked numerous questions about why people were treated mean and what they would do if they were treated badly. Some of the students wanted to share their personal experiences.

Impediment 1: Fair Housing Education and Outreach (Jun)

Insurance Seminar Sponsored by Gary Human Relations Commission, Miller Trust and How It Works, June 14, 2016 Gary Human Relations Commission, Conference Room/Green Room. Staff Person(s) Present: Mary Elaine Jones, Melody Tukes and Doris Carbins; Commissioners: Robbs, Anderson and Springer; Approximate Attendance: 15. PURPOSE OF MEETING SEMINAR OR CONFERENCE: Since mid 2014, changes in Indiana law require persons who receive home and community based services under a Medicaid waiver or who are in a nursing home and receive Medicaid benefits for their care and have a total monthly income over the Medicaid income eligibility limit or special income limit of \$2,199 per month for 2016, note this limit may increase over time, often every year. Miller Trusts are formally known as Qualified Income Trusts (QIT's). Having a Miller Trust may help to receive and pass through the income in excess of that amount. The presentation was given by America L. McAlpin, J.D. NCG an attorney from the law firm of Austgen Kuiper Jasaitis, P.C. in Crown Point. ISSUES CONSIDERED: To be legally valid a Miller Trust must be: 1. In writing and provide for the following: 2. Be irrevocable (cannot be terminated or changed), 3. Receive and hold only income, no other funds or property, 4. Name a trustee other than the person whose income they are to receive, 5. Name the State of Indiana as the first successor/first contingent/secondary beneficiary to receive the Trust remaining assets should the settler die (to pay back the State). SIGNIFICANT RESULTS OF MEETING: The speaker, American L. McAlpin took the time to discuss with the audience information regarding the Medicaid system and the need for individuals to take the time in preparing a Will as soon as the person reaches adulthood. Ms. McAlpin also provided the audience with hand out and resource information. 43rd Annual Indiana Consortium of State & Local Human Rights Agencies/NAHRW Joint Training Conference, June 21-June 24, 2016, Staff Persons Present: Mary Elaine Jones, Melody Tukes, Loretta Houston & Doris R. Carbins; Commissioners Present: Finis Springer & Rita Renae Jackson. PURPOSE OF MEETING/SEMINAR OR CONFERENCE: This year's theme is The Human Rights Vanguard: Furthering Equality. The Civil Rights Commission throughout the State of Indiana must never forget that they are standing on the shoulders of many brave men and women and have an obligation to pay it forward. Every year the Civil Rights Commissions in the State of Indiana come together to discuss human and civil rights issues, to re-energize and return to our respective communities better prepared to do the work. This year's conference offers a variety of topics and presenters. ISSUES CONSIDERED: This year's conference focused on the following topics: 1. Affirmatively Furthering Fair Housing, 2. Title VI Enforcement, 3. Legal Updates, 4. Religious Freedom and Civil Rights, 5. School-to-Prison Pipeline, 6. Community Response to Hate Crimes.

Impediment 1: Fair Housing Education and Outreach (Aug,Oct,Nov)

Knowledge is Power, Know the Law, Landlord/Tenant Seminars, Thursday, August 8, 2016 between 4:00 p.m.-6:00 p.m., 839 Broadway, 1st Floor, Green Room. Number of Persons Attending: Approximately 30. Staff Persons Present: Mary Elaine Jones, Loretta Houston and Doris Carbins. PURPOSE OF MEETING SEMINAR OR CONFERENCE: The Commission sponsored this seminar on Landlord - Tenant Laws. The workshop provided practical information regarding the relationship between Landlord and Tenants. Landlord-Tenant law governs the rental of residential property in Gary. Through our training seminar GHRC hopes to provide information to combat housing discrimination. ISSUED CONSIDERED: 1. Landlord Registration Ordinance, 2. Tenant/Landlord Responsibilities, 3. Importance of having a lease, 4. Security Deposits. SIGNIFICANT RESULTS OF MEETING: Attorney Donna Summerville Smith from Indiana Legal Services, Inc provided the audience with information regarding tenant/landlord laws and the legal system. Building Commissioner, Steven Marcus provided the audience with an update on the Landlord Registration Ordinance, particularly since there was recent change in the enforcement of the ordinance. Johnnie Ragland, Community Development Housing Specialist, provided information regarding the 1st Time Home Buyer Program and Judith Samson, Community Development Neighborhood Stabilization Program Manager, provided information on a program called Keys for Cash. OTHER COMMENTS: A significant number of the audience were new Landlords, who came to find out about the Landlord Registration Ordinance the importance of having a written lease and to gather information to assist them in managing their rental property. OCTOBER, 2016: The Human Relations Commission and Mayor's Organization on Disabilities participated in the 7th Annual Disability Employment Awareness Symposium on Tuesday October 18, 2016 from 10:00 am until 3:00 pm at the Indiana University NW Library Conference Center Lobby. The two agencies shared a table as a vendor. Again, allowing the commission to disseminate brochures and fair housing information. NOVEMBER, 2016: During the Board's Commission meeting in August 2016, the Director of the Gary Housing Authority, Julian Marsh and his assistant was our special guest. Our discussions were centered on conducting speaking engagements/informational workshops with the tenant council of the various housing developments managed by Gary Housing Authority. Mr. Marsh explained to us at that time the tenant council was in the process of re-organizing and he would have his Residents Manager to contact us with further information. On November 4, 2016 the Commission signed a Tenant Investment Service Agreement from the Gary Housing Authority. The agreement identifies the Human Relation Commission as a potential provider and referral source.

Impediment 1: Fair Housing Education and Outreach (Dec)

December, 2016 - Annual Insurance Informational Seminar, December 2, 2016, 10:00 a.m., Carolyn Mosby High-rise 650 Jackson St., Gary, IN, Approximate Listening Audience: 20; Staff Persons Present: Mary Elaine Jones, Supervisor & Doris R. Carbins, Executive Director. PURPOSE OF MEETING SEMINAR OR CONFERENCE: The Commission was present to speak on the topic of Fair Housing and Landlord-Tenant law that governs the rental of residential property in Gary. Highlighted was the importance of having Renter's Insurance. Through our outreach the Commission hopes to provide information to combat housing discrimination. ISSUED CONSIDERED: 1.

Tenant/Landlord Responsibilities, 2. Landlords Responsibilities, 3. Disability Laws & Reasonable Accommodation, 4. Importance of having a lease and reading the lease, 5. Importance of having renters insurance, 6. Security Deposits. SIGNIFICANT RESULTS OF MEETING: Highlight during this information seminar was the importance of tenants having renter's insurance. Tenants who attended were informed that the landlord's insurance policy would not cover the tenant's losses due to damages or theft. They were informed how renters insurance also covers the tenant if they are sued by someone who claims to have been injured in the tenant's rental unit due to the tenant's carelessness. Renter's insurance covers loss due to theft or damage caused by other people or natural disasters. It was explained the difference between a Replacement Cost policy and an Actual Case Value policy. Title or Type of Meeting: Annual Insurance Informational Seminar, December 7, 2016, 10:00 a.m., Linden House Apartments, Gary, Indiana, Approximate Listening Audience: 9, Staff Persons Present: Mary Elaine Jones, Supervisor & Doris R. Carbins, Executive Director. PURPOSE OF MEETING SEMINAR OR CONFERENCE: The Commission was present to speak on the topic of Fair Housing and Landlord-Tenant law that governs the rental of residential property in Gary. Highlighted was the importance of having Renter's Insurance. Through our outreach the Commission hopes to provide information to combat housing discrimination. ISSUED CONSIDERED: 1. Tenant/Landlord Responsibilities, 2. Landlords Responsibilities, 3. Disability Laws & Reasonable Accommodation, 4. Importance of having a lease and reading the lease, 5. Importance of having renters insurance, 6. Security Deposits. SIGNIFICANT RESULTS OF MEETING: Highlight during this information seminar was the importance of tenants having renter's insurance. Tenants who attended were informed that the landlord's insurance policy would not cover the tenant's losses due to damages or theft. They were informed how renters insurance also covers the tenant if they are sued by someone who claims to have been injured in the tenant's rental unit due to the tenant's carelessness. Renters insurance covers loss due to theft or damage caused by other people or natural disasters. It was explained the difference between a Replacement Cost policy and an Actual Case Value policy.

Impediment 3: Need for Accessible Housing Units

The City continues to fund three (3) single family homeowner rehabilitation programs (Housing Repair Program, Senior Repair Program, and Emergency Repair Program), administered by the Department of Community Development through the use of CDBG funds, that provide disabled access ramps for income eligible homeowners that are in need of accessibility for their homes. The City's advocacy agencies, inclusive of the Gary Human Relations Commission, train service providers, particularly those providers servicing the population with disabilities in the area of fair housing rights. This was done in 2016 in collaboration with Mayor's Organization on Disabilities.

Impediment 4: Economic Issues May Affect Housing Choice

There is a lack of economic opportunities in the City which prevents lower-income households from improving their standard of living and ability to live outside areas with concentrations of lower-income households, which is a fair housing concern. The City of Gary has entered into partnerships with multiple new businesses requiring those businesses to target Gary residents as new hires. Job training for local

residents is also a significant component of the relationships. Among partners in this endeavor are Carmeuse Lime and Stone, Edsal Manufacturing and Superior Truss and Panel. These partnerships, and others formed in the future, should improve the standard of living for lower-income families and allow them to live in areas not containing high concentrations of lower income families should they so desire. The Gary Community School Corporation is taking steps to improve its educational program offerings, even while in the midst of a severe financial crisis. Additionally, local charter schools are increasing their efforts to reach more students to ensure a quality education for Gary's young people. 21st Century Charter School at Gary now offers a dual credit program where high school students can earn a diploma while pursuing a college degree at no cost to the student. While several students have already graduated from high school with associate degrees, the 2017 graduating class has its first student graduating with a high school diploma and a B.A. degree. For the past 3 years, 21st Century has had a 100% graduation rate. Similarly, Gary Middle College, a charter school as well, is open to non-traditional students (ages 16-upward) who are returning to high school after having left without a diploma. GMC offers a high school diploma (not a GED) and also provides an opportunity for a student to earn college credits. GMC is expanding its services, which include day care and counseling, to include job placement. In an effort to create and support the development of small businesses in the City that target low to moderate income areas to enhance entrepreneurship and small business development, the City of Gary's Commerce Department has instituted the Gary Micro-Enterprise Initiative which provides instructor-led classroom training to help participants develop the concepts, skillsets, behaviors, and thought processes needed to establish and expand successful small businesses. Business consulting on the range of issues most small businesses encounter will be available. The program will also provide access to capital (both loans and grants) that can be used to help meet start-up, working capital, and other small business expenses. A number of businesses have expanded their operations in the City over the last year thereby increasing employment opportunities. Carmeuse Lime and Stone, Edsal Manufacturing and Superior Truss and Panel are three such businesses. Additional job opportunities will come from the construction of the new Arts and Sciences facility which will be shared by Indiana University Northwest and Ivy Tech as well as the construction of a Speedway gas and convenience store. These opportunities for expansion have come about as a result of the business attraction efforts of the Gary Economic Development Corporation, and in the case of the science facility, the participation of the Mayor's Office. These efforts continue so that employment opportunities can be expanded and increased.

Impediment 5: Private Lending Practices

Steps are being taken to improve the private lending practices that act as an impediment to fair housing choices. Recently, the City established a relationship with a relatively new financial institution to Northwest Indiana, First Financial Bank. First Financial Bank is currently modifying one of its existing loan products to accommodate the City's Dollar Home Program, a program under which purchasers had difficulty obtaining home rehabilitation loans due to loan to value issues. Additionally, Chase Bank is now offering affordable mortgage products to Gary residents and through our housing programs and has undertaken the sponsorship of four of the City's homebuyer classes per year to increase fair housing opportunities in the city.

Impediment 6: Need for a Regional Approach to Affirmatively Further Fair Housing

The City continues to work with the Northwest Indiana Reinvestment Alliance, the Lake County Housing Taskforce, the Lake County Land Bank, and the Northwest Indiana Bankers Community Council to explore and develop regional approaches to affirmatively further fair housing. These agencies have as their mission overcoming barriers to housing choice. Recent activity has included: dissemination of information relating to fair housing rights and opportunities on a region-wide basis through public events; preliminary discussions on the possibility of housing development opportunities through the assembling of vacant land; providing greater access through distribution of information to various affordable mortgage products lending themselves to housing purchases throughout Northwest Indiana; and greater collaboration between financial institutions with a commitment to providing financial assistance and homebuyer information regionally.

CR-40 - Monitoring 91.220 and 91.230

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

Monitoring activities have traditionally been directed toward program and financial performance and regulatory compliance. All programs are monitored a minimum of once a year. Projects may be monitored more often depending on the amount of the allocation, type of activity, and frequency of findings and concerns.

The Department has established several policies and procedures for monitoring of program activities. These procedures mandate compliance and timely implementation of the projects by all subrecipients. The monitoring procedures are primarily driven by:

1. Detailed evaluation of all proposals for compliance with strategies set forth in the Consolidated Plan
2. Execution of a grant agreement which clearly sets forth description of the activities to be carried out by the subrecipient, time schedule for completion, and reporting requirements
3. Review of progress reports and expenditures on a monthly basis

Training of both Compliance Specialists is continuing through webinars, the HUD Exchange, and on-site reviews with the Compliance Manager. Both Compliance Specialists conducted some on-site and desk reviews and are continuing to make progress.

Each subrecipient and/or activity is assigned a monitor who assists in answering any questions or concerns and also effectively monitors and evaluates the progress of goals and objectives. Annual desk reviews are completed for those activities with outstanding performance and no issues. Outstanding performance would be considered as on time with reports, expenditures, and accomplishments. Desk reviews require a review of contracts, reimbursement requests, claims processed, drawdowns, monitoring reports, and prior reviews.

Monitoring

On-site reviews are completed for those funded projects that are new or are experiencing issues such as late and/or inaccurate reporting, declining statistics and/or slow moving. The process involves telephone contact, written communication including e-mails, and monthly or quarterly analysis. Inspections of completed rental projects are conducted as required by HUD below and according to the following schedule: First on-site ongoing inspection must occur within 12 months after project completion and at least once every 3 years thereafter. Projects with one-to-four HOME-assisted units, participating jurisdiction must inspect 100 percent of the HOME-assisted units and the inspectable items (site, building exterior, building systems, and common areas) for each building

housing HOME-assisted units.â€¢ Projects with more than four HOME-assisted units, the inspectable items for each building with HOME-assisted units and at least 20 percent of the HOME-assisted units in each building, but not fewer than four units in each project and one HOME-assisted unit in each building.â€¢ Tenant-based rental inspections are conducted only upon tenant occupancy due to the fact that the program only pays up to 12 months of rent and the tenant does not stay beyond 12 months. The City of Gary is committed to a policy of non-discrimination and maximum participation of minority and women enterprises in the conduct of its business and has made every effort possible to encourage participation of qualifying minority and women's business enterprises in connection with the HOME Investment Partnerships Program. It is in recognition of its obligation that the City established program policies for Minority Business Enterprises (MBE) and Women Business Enterprises (WBE) according to regulations outlined at 24CFR92.350 and 92.351. Actions for outreach to minority and women businesses included distribution of all bids through the City of Gary Board of Public Works Department and local newspapers to gain access to all MBE's and WBE's; an Annual General Contractors meeting held in the Community Development Department to gain access to new businesses where they register to receive e-mail blasts for all bids released by the department; and communication with other city departments concerning MBE and WBE incentives.

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

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

The City of Gary made available a summary of accomplishments for public review and comment on March 13, 2017 in a public meeting. A public notice was published inviting citizens to attend and provide comments. Notice of this meeting was published in two general circulation publications in the area on March 2, 2017 (See Attachment 3). The notice of the meeting was posted at City Hall, City Hall Annex, and major bus routes. It was also distributed by e-mail to the Gary Common Council, all city departments, including the Communications Department which sends out a city newsletter by mass e-mail, Ivy Tech Community College (Gary Campus), and Indiana University Northwest. It was also faxed to the local government access channel, the Gary public libraries, and the Gary Housing Authority. Persons requiring special accommodations such as a language interpreter, alternately formatted materials, auxiliary aids, sign language, or other were asked to contact staff at least five (5) days prior to the meeting. The public meeting was held at 5:00 p.m. at the DuBois Public Library, which has disabled access and is along major bus routes. In this meeting, the City described the projects funded in 2016 and their accomplishments. The City distributed a summary handout describing the different projects, accomplishments, and expenditures. The citizens were afforded an opportunity to review the projects, ask questions, and make comments. After the question and comment session, participants were informed of the availability of the 2016 CAPER at the Department of Community Development office located at 839 Broadway, Suite 302N, Gary, Indiana. Participants were also informed of the 15 day comment period and were encouraged to respond.

SEE ATTACHMENT 3

CR-45 - CDBG 91.520(c)

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

The City of Gary was hopeful to create additional affordable rental housing with the proposed funding of the Ambassador Apartments project and the Washington Gardens Apartments project. Due to the Ambassador Apartments not qualifying for the Rental Housing Tax Credit, the City had to cancel proposed funding for the project. Broadway Area CDC decided not to go forward with the Washington Gardens Apartment projects therefore the City had to cancel proposed funding for the project. An Owner-Occupied Rehab Program is being considered to take the place of these two projects.

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

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-50 - HOME 91.520(d)

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

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

Projects requiring on-site inspections during 2016 included:

1. **Comfort Villas, 2108 Jeff. St.** (5 HOME-assisted units) – of the 4 units inspected, only a few minor issues were discovered.
2. **Dalton Apartments, 131 E. 5th Ave.** (47 HOME-assisted units) – of the 9 units inspected, only a few minor issues were discovered.
3. **Emerson Renaissance Apartments, 500 Block of Georgia, Rhode Island and Vermont St.** (44 HOME-assisted units) – of the 9 units inspected, only minor issues were discovered.
4. **Lancaster Apartments** (60 HOME-assisted units) – of the 12 units inspected, only minor issues were discovered.
5. **Madison Avenue Townhomes, 1352 Jeff. St.** (16 HOME-assisted units) – of the 4 units inspected, only minor issues were discovered.
6. **Serenity Lake Apartments, 5601 Melton Rd.** (100 HOME-assisted units) – of the 20 units inspected, no issues were discovered.
7. **South Shore Commons, 1201 W. 20th Ave.** (6 HOME-assisted units) – of the 4 units inspected, only minor issues were discovered.
8. **Veterans Village, 839 Mass. St.** (7 HOME-assisted units) – of the 7 units inspected, no issues were discovered.
9. **Willows on Clark Road, 435 Clark Rd.** (122 HOME-assisted units) – of the 24 units inspected 3 units didn't have any issues, 3 units failed due to having mold, 17 units needed minor repairs, and 1 unit just needed cleaning. Willows on Clark Road was notified of all of the issues and was instructed to remediate the units with the mold immediately and give notification when remediation was completed for a reinspection. Copies of all work orders were also requested. Once notified, a reinspection was performed and all of the units were cleared. Copies of all work orders were provided.

On-site housing inspections were performed for the Rental Assistance Program only upon tenant occupancy due to the fact that the program only pays up to 12 months of rent and the tenant does not stay beyond 12 months. Annual inspections are not required unless the rental assistance is for more than 12 months.

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

Affirmative marketing continues through the legitimate use of announcements including the use of Fair Housing Law and Equal Opportunity slogans, news releases, advertisements-through publications, local cable network, radio, and onsite postings.

To further certify compliance in administration of the HOME Program and in keeping with the requirements at 24 CFR 92.351, a continuing agreement with the Fair Housing Coordinating Council, Gary Human Relations Commission, and Department of Redevelopment to conduct seminars and other outreach efforts to inform the public through affirmative marketing procedures. The Gary Human Relations Commission has been instrumental through the years in organizing and conducting seminars to groups, sponsors, and developers as part of outreach procedures.

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

In PY 2016, program income was received from two (2) sources and they are as follows:

- 1) \$14,147.04 was received from the Serenity Lake Senior Development project. The HOME Investment Program provided a loan to the Serenity Lake Senior Development project for the construction of 100 senior rental-housing units. This program income was used to fund the Tenant Based Rental Assistance (TBRA) activity. Recipients of the TBRA activity fall at or below the very-low (50%) area median income.
- 2) \$315,442.87 was received from the Park Shore Commons project. The HOME Investment Partnerships Program provided a loan to the Park Shore Commons project for the rehabilitation of 246 rental-housing units. This program income was used to fund the Field of Dreams activity and the Tenant Based Rental Assistance activity. Recipients of the Field of Dreams activity fall at or below 80% of the area median income.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)

In an effort to foster and maintain affordable housing, the City conducted on-site housing inspections on existing rental housing that continued to be under an affordability period. Owners and rental managers were notified if units met or failed housing quality standards and were required to make the necessary repairs, if necessary. On-site inspections were also performed for the Rental Assistance Program on rental units only upon tenant occupancy due to the fact that the program only pays up to 12 months of rent and the tenant does not stay beyond 12 months. Annual inspections are not required unless the rental assistance is for more than 12 months.

Other Actions to Foster and Maintain Aff. Housing

The City also provided funding or continued to have funding available from prior years for the following programs:

Homeownership Opportunity Network: Program provides for the one stop housing shop that assists homebuyers and existing homeowners with services relating to homeownership loan products both for purchasing a home and home improvement loans through education and post counseling.

Emergency Repair Program Program provides emergency rehabilitation assistance grants to low to moderate income Gary homeowners to eliminate conditions that cause a threat to the health and safety of single family owner-occupied properties. Assistance is provided to correct the immediate safety concerns only and is 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.

Housing Repair Program: The City has limited funds available to assist with minor home repairs to qualified homeowners in the approved targeted areas. CDBG funds will be used primarily to correct health and safety hazards and improve accessibility of low to moderate income; single family owner-occupied Gary homeowners. A GRANT up to a maximum of \$10,000 and a maximum LOAN amount of \$5,000 may be awarded to qualified homeowners for the purpose of making needed repairs to their home to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$15,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and handicap accessibility. It is estimated that 19 households will benefit from this activity.

Senior Rehabilitation Program: The City has limited funds available to assist with minor repairs for qualified elderly homeowners Citywide. CDBG funds will be used primarily to correct health and safety hazards to improve accessibility, comfort and conveniences for low to moderate income, senior owner/occupants 62 years of age or older. A GRANT up to a maximum of \$10,000 and a maximum LOAN amount of \$5,000 may be awarded to qualified homeowners for the purpose of making needed repairs to their home to enable them to remain living in their home for as long as possible. The amount of the total cost of repairs cannot exceed \$15,000. Eligible repairs (but not an all-inclusive list) include: Roof, plumbing, HVAC, electrical, and handicap accessibility. It is estimated that 13 households will benefit from this activity.

Neighborhood Rehabilitation Program: Program provides for the rehabilitation of two (2) properties in the University Park Area, acquired under the NSP1 and NSP3 programs, to be sold to low to moderate income persons.

First Time Homebuyer Program: Program provides down payment assistance to qualifying first time homebuyers who participate in the Homeownership Opportunity Network workshops supported by the City. This program was not funded in 2016, but continued to be available with prior year funds.

Down Payment Assistance Secure: Program provides mortgage assistance to qualifying first time homebuyers. This program was not funded in 2016, but continued to be available with prior year funds.

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

| | |
|---|--------------------------|
| Recipient Name | GARY |
| Organizational DUNS Number | 196116268 |
| EIN/TIN Number | 356001040 |
| Identify the Field Office | INDIANAPOLIS |
| Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance | Indiana Balance of State |

ESG Contact Name

| | |
|-------------|--------------------------------|
| Prefix | Miss |
| First Name | Arlene |
| Middle Name | D |
| Last Name | Colvin |
| Suffix | 0 |
| Title | Community Development Director |

ESG Contact Address

| | |
|------------------|-----------------------|
| Street Address 1 | 839 Broadway |
| Street Address 2 | Suite 302N |
| City | Gary |
| State | IN |
| ZIP Code | 46402-2419 |
| Phone Number | 2198815075 |
| Extension | 0 |
| Fax Number | 0 |
| Email Address | acolvin@ci.gary.in.us |

ESG Secondary Contact

| | |
|---------------|--------------------------|
| Prefix | Ms |
| First Name | Wanda |
| Last Name | Pettigrew |
| Suffix | 0 |
| Title | Special Programs Manager |
| Phone Number | 2198815075 |
| Extension | 6762 |
| Email Address | wpettigrew@ci.gary.in.us |

2. Reporting Period—All Recipients Complete

Program Year Start Date 01/01/2016
Program Year End Date 12/31/2016

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name: GARY
City: Gary
State: IN
Zip Code: 46402, 2419
DUNS Number: 196116268
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Unit of Government
ESG Subgrant or Contract Award Amount: 20740

Subrecipient or Contractor Name: GARY COMMISSION FOR WOMEN
City: Gary
State: IN
Zip Code: 46402, 2414
DUNS Number: 780268533
Is subrecipient a victim services provider: Y
Subrecipient Organization Type: Unit of Government
ESG Subgrant or Contract Award Amount: 42500

Subrecipient or Contractor Name: CRISIS CENTER
City: Gary
State: IN
Zip Code: 46403, 3921
DUNS Number: 843342452
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Other Non-Profit Organization
ESG Subgrant or Contract Award Amount: 76298

Subrecipient or Contractor Name: CATHOLIC CHARITIES DIOCESE OF GARY, INC.

City: Gary

State: IN

Zip Code: 46402, 2906

DUNS Number: 827145652

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Faith-Based Organization

ESG Subgrant or Contract Award Amount: 50000

Subrecipient or Contractor Name: Continuum of Care Network (Rapid Re-Housing)

City: Gary

State: IN

Zip Code: 46402, 2414

DUNS Number: 171507770

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 62000

Subrecipient or Contractor Name: Continuum of Care of NWI

City: Gary

State: IN

Zip Code: 46402, 2419

DUNS Number: 171507770

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 25000

CR-65 - Persons Assisted

4. Persons Served

4a. Complete for Homelessness Prevention Activities

| Number of Persons in Households | Total |
|---------------------------------|----------|
| Adults | 0 |
| Children | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 16 – Household Information for Homeless Prevention Activities

4b. Complete for Rapid Re-Housing Activities

| Number of Persons in Households | Total |
|---------------------------------|----------|
| Adults | 0 |
| Children | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 17 – Household Information for Rapid Re-Housing Activities

4c. Complete for Shelter

| Number of Persons in Households | Total |
|---------------------------------|----------|
| Adults | 0 |
| Children | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 18 – Shelter Information

4d. Street Outreach

| Number of Persons in Households | Total |
|--|--------------|
| Adults | 0 |
| Children | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 19 – Household Information for Street Outreach

4e. Totals for all Persons Served with ESG

| Number of Persons in Households | Total |
|--|--------------|
| Adults | 0 |
| Children | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 20 – Household Information for Persons Served with ESG

5. Gender—Complete for All Activities

| | Total |
|--------------------------|--------------|
| Male | 0 |
| Female | 0 |
| Transgender | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 21 – Gender Information

6. Age—Complete for All Activities

| | Total |
|--------------------------|--------------|
| Under 18 | 0 |
| 18-24 | 0 |
| 25 and over | 0 |
| Don't Know/Refused/Other | 0 |
| Missing Information | 0 |
| Total | 0 |

Table 22 – Age Information

7. Special Populations Served—Complete for All Activities

Number of Persons in Households

| Subpopulation | Total | Total Persons Served – Prevention | Total Persons Served – RRH | Total Persons Served in Emergency Shelters |
|---|--------------|--|---|---|
| Veterans | 0 | 0 | 0 | 0 |
| Victims of Domestic Violence | 0 | 0 | 0 | 0 |
| Elderly | 0 | 0 | 0 | 0 |
| HIV/AIDS | 0 | 0 | 0 | 0 |
| Chronically Homeless | 0 | 0 | 0 | 0 |
| Persons with Disabilities: | | | | |
| Severely Mentally Ill | 0 | 0 | 0 | 0 |
| Chronic Substance Abuse | 0 | 0 | 0 | 0 |
| Other Disability | 0 | 0 | 0 | 0 |
| Total (Unduplicated if possible) | 0 | 0 | 0 | 0 |

Table 23 – Special Population Served

CR-65 - ESG 91.520(g)- Persons Assisted

The City of Gary is having issues with the ESG e-Cart at the present time. We are having issues with the HMIS data. The Crisis Center, Inc. has not entered their data under the correct project in HMIS. All persons were entered under RHY instead of ESR1a. Gary Commission for Women and Catholic Charities data has several errors. The City of Gary and all subrecipients are working with IHEDA to resolve this.

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

10. Shelter Utilization

| | |
|--------------------------------------|---------|
| Number of New Units - Rehabbed | 0 |
| Number of New Units - Conversion | 0 |
| Total Number of bed-nights available | 13,870 |
| Total Number of bed-nights provided | 13,870 |
| Capacity Utilization | 100.00% |

Table 24 – Shelter Capacity

11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

Most ESG subrecipients were continuing to expend 2015 ESG funds in 2016. The City of Gary, through their ESG subrecipients, reduced the length of homelessness for persons through referrals provided to the Continuum of Care. All persons referred to the Continuum of Care are provided information on other resources that may be able to provide assistance for homeless persons or for those “at risk of homelessness”. ESG expenditures were used mostly to assist Emergency Shelter operations and provide Homelessness Prevention.

The Continuum of Care received several referrals for homeless individuals and/or families from the Gary Commission for Women for financial assistance and/or housing relocation and stabilization services through the rapid rehousing program. The homeless individuals were either at the shelter or their time expired for residing at the transitional housing facility. There were 13 individuals that moved into permanent housing, through services provided by the Continuum of Care, once exited from the Ark transitional housing facility.

Catholic Charities provided 206 persons with homeless prevention services. Rental Assistance was provided to 47 households, security deposit assistance was provided to 2 households, and utility assistance was provided to 40 households. Gary Commission for Women provided shelter services to 222 persons of which 100 were homeless and 122 were victims of domestic violence. The Crisis Center provided shelter services to 286 runaway and/or homeless youth. Most of the persons served with ESG funding had either both alcohol and drug abuse, some type of mental illness, or were persons with domestic violence history.

CR-75 – Expenditures

11. Expenditures

11a. ESG Expenditures for Homelessness Prevention

| | Dollar Amount of Expenditures in Program Year | | |
|---|---|---------------|----------|
| | 2014 | 2015 | 2016 |
| Expenditures for Rental Assistance | 1,963 | 39,254 | 0 |
| Expenditures for Housing Relocation and Stabilization Services - Financial Assistance | 427 | 9,940 | 0 |
| Expenditures for Housing Relocation & Stabilization Services - Services | 0 | 0 | 0 |
| Expenditures for Homeless Prevention under Emergency Shelter Grants Program | 0 | 0 | 0 |
| Subtotal Homelessness Prevention | 2,390 | 49,194 | 0 |

Table 25 – ESG Expenditures for Homelessness Prevention

11b. ESG Expenditures for Rapid Re-Housing

| | Dollar Amount of Expenditures in Program Year | | |
|---|---|---------------|----------|
| | 2014 | 2015 | 2016 |
| Expenditures for Rental Assistance | 20,842 | 6,538 | 0 |
| Expenditures for Housing Relocation and Stabilization Services - Financial Assistance | 2,440 | 0 | 0 |
| Expenditures for Housing Relocation & Stabilization Services - Services | 0 | 6,349 | 0 |
| Expenditures for Homeless Assistance under Emergency Shelter Grants Program | 0 | 0 | 0 |
| Subtotal Rapid Re-Housing | 23,282 | 12,887 | 0 |

Table 26 – ESG Expenditures for Rapid Re-Housing

11c. ESG Expenditures for Emergency Shelter

| | Dollar Amount of Expenditures in Program Year | | |
|--------------------|---|----------------|---------------|
| | 2014 | 2015 | 2016 |
| Essential Services | 0 | 0 | 0 |
| Operations | 0 | 117,996 | 18,576 |
| Renovation | 0 | 0 | 0 |
| Major Rehab | 0 | 0 | 0 |
| Conversion | 0 | 0 | 0 |
| Subtotal | 0 | 117,996 | 18,576 |

Table 27 – ESG Expenditures for Emergency Shelter

11d. Other Grant Expenditures

| | Dollar Amount of Expenditures in Program Year | | |
|-----------------|---|--------|------|
| | 2014 | 2015 | 2016 |
| Street Outreach | 0 | 0 | 0 |
| HMIS | 13,477 | 12,836 | 0 |
| Administration | 12,846 | 6,749 | 0 |

Table 28 - Other Grant Expenditures

11e. Total ESG Grant Funds

| Total ESG Funds Expended | 2014 | 2015 | 2016 |
|--------------------------|--------|---------|--------|
| | 51,995 | 199,662 | 18,576 |

Table 29 - Total ESG Funds Expended

11f. Match Source

| | 2014 | 2015 | 2016 |
|---------------------------|---------------|----------------|---------------|
| Other Non-ESG HUD Funds | 0 | 0 | 0 |
| Other Federal Funds | 0 | 30,746 | 0 |
| State Government | 0 | 0 | 0 |
| Local Government | 0 | 0 | 0 |
| Private Funds | 36,759 | 155,032 | 18,576 |
| Other | 0 | 9,525 | 0 |
| Fees | 0 | 0 | 0 |
| Program Income | 0 | 0 | 0 |
| Total Match Amount | 36,759 | 195,303 | 18,576 |

Table 30 - Other Funds Expended on Eligible ESG Activities

11g. Total

| Total Amount of Funds Expended on ESG Activities | 2014 | 2015 | 2016 |
|--|--------|---------|--------|
| | 88,754 | 394,965 | 37,152 |

Table 31 - Total Amount of Funds Expended on ESG Activities