

Five Years Stronger

**2020-2024 Five Year Consolidated Plan
and
One Year 2020 Annual Action Plan**



Executive Summary

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

1. Introduction

The Consolidated Plan is required by the U.S. Department of Housing and Urban Development (HUD) for local jurisdictions who receive funds under the Community Development Block Grant (CDBG), the Home Investment Partnerships (HOME), the Emergency Shelter Grant (ESG), and the Housing Opportunities for Persons with AIDS (HOPWA) Programs. This plan addresses needs, resources, and planned activities for the period of April 1, 2020 through March 31, 2025. The City of Tuscaloosa has adopted an April 1 through March 31st program year.

The Consolidated Plan was approved through City Council Resolution A20-0898.

The Consolidated Plan consists of the following sections:

- The **Executive Summary** describes the objectives and outcomes, evaluation of past performance, and summary of citizen participation process and public comments.
- The **Process** describes the consultation and citizen participation process undertaken to collect information from residents and stakeholders on community conditions and needs.
- The **Needs Assessment** analyzes needs related to affordable housing, special needs housing, community development, and homelessness.
- The **Market Analysis** examines demographics, the supply of affordable units, the regional housing market, and other conditions that influence community needs and the programs that address these needs.
- The **Strategic Plan** identifies specific goals for each jurisdiction based on the highest priority needs informed by the Needs Assessment, Market Analysis, and extensive consultation with community groups and citizens.
- The **First-Year Action Plan** provides a summary of the actions, activities, and specific federal and non-federal resources, priority needs and specific goals identified by the Consolidated Plan.

The plan will also include the first year (2020) Annual Action Plan for the City Tuscaloosa, which will describe the planned investment of federal resources to implement specific activities that meet the year's strategic goals.

Related to the Consolidated Plan, the City of Tuscaloosa Five-Year Analysis of Impediments to Fair Housing Choice, or AI. The primary outcome of an AI is to take meaningful actions to overcome historic patterns of segregation, promote fair housing choice, and foster inclusive communities that are free from discrimination.

Preparation of the AI document included extensive analysis and community engagement. The AI was instrumental in developing priorities and goals for the CDBG and HOME Programs.

This “Consolidated Plan” should not be considered a complete listing of all housing and non-housing community development needs in the City. Rather, it includes only those activities eligible for funding under the CDBG and HOME Programs and other housing assistance programs.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

As an Entitlement City for the CDBG and the HOME Programs, the City of Tuscaloosa has developed this sixth Consolidated Plan in order to improve the quality of life in Tuscaloosa communities and neighborhoods. The City embraces the three program objectives established by the Department of Housing and Urban Development to include the following:

- Provide decent housing
- Provide a suitable living environment
- Expand economic opportunities

The 2020-2024 Consolidated Plan will serve to provide our community with a guide developed by the community input that offers strategies, priorities, and goals in carrying out CDBG, HOME, and other relevant grant programs. Through the input from citizens, community stakeholders, elected officials, and staff, the City has identified the following priorities and goals:

Priorities/Objectives

1. Increase and/or maintain affordable housing units
2. Increase the community’s ability to access and/or maintain affordable housing
3. Promote the development and stabilization of communities by addressing the needs of individuals and families to include youth, seniors, and other vulnerable populations
4. Promote public infrastructure and facility investments that promote equitable access for underserved populations
5. Promote access to employment training and educational opportunities

Goals

1. Quality Affordable Housing Units
2. Neighborhood Revitalization and Livability
3. Poverty Reduction and Self-Sufficiency
4. Public Services for Low to Moderate Income Individuals
5. Economic Development/Workforce Development

The City of Tuscaloosa expects that the aforementioned priorities and goals will HUD's objectives as well as the objectives of our community will bring us one step closer to building strong, sustainable, and inclusive communities.

3. Evaluation of past performance

In the implementation of its CDBG and HOME programs, the City of Tuscaloosa takes various initiatives to ensure success in meeting Consolidated Plan objectives and addressing community need. The City involves the public in its programs by conducting extensive public involvement and complying with citizen participation requirements. Additionally, the City coordinates with various non-profit and other local organizations in the implementation of its programs to ensure funding has the greatest impact in addressing needs. Throughout the 2015-2019 Consolidated Plan, the City was able to meet the national objective of providing decent affordable housing and its priority accessibility. During this time-period, the City has assisted 33 new single-family homeownership units, assisted 37 households with downpayment assistance, preserved 72 affordable homeownership units through rehabilitation, and provided tenant-based rental assistance to 39 households. In addition, the City has provided public services to include senior and youth services, transportation services, food assistance, crime awareness, legal services, employment training, and housing counseling benefitting 25,779 people. Public Improvements, to include neighborhood facilities, park and recreational facilities, water/sewer improvements, street improvements, sidewalks, health facilities, abused and neglected children facilities, fire station/equipment, senior centers, and other public improvement centers were provided benefitting 81,200 people. Throughout the 2015-2019 Consolidated Plan, Tuscaloosa disbursed over \$10 million dollars in CDBG, CDBG Supplemental Funding, and HOME on activities meeting its strategic plan objectives of providing decent housing, providing a suitable living environment, and creating economic opportunity.

The City of Tuscaloosa has been pleased with the success of its programs, but often faced the challenge of not being able to fund all of its priorities due to limited funding. As a result, Tuscaloosa funded high priority projects to the extent possible.

4. Summary of citizen participation process and consultation process

The City's Citizen Participation Plan (CPP), as revised in April 28, 2020, has been carefully followed during the development of the 2020-2024 Consolidated Plan. The CPP provides residents, agencies and organizations in Tuscaloosa with the opportunity to participate in planning, implementing and assessing the CDBG and the HOME programs.

Two public meetings were held to solicit comments, recommendations, and project applications concerning housing and non-housing needs and programs. The meetings were held at City Hall-Sister Cities Room @2201 University Blvd on the following dates/times:

- Thursday, January 30, 2020 at 10:00 A.M.

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- Thursday, January 30, 2020 at 5:00 P.M.

The meetings were advertised in The Tuscaloosa News on January 14, 2020. Prior to the meetings, emails/letters were sent to the directors or representatives of various agencies and City departments notifying them of the meetings and requesting information on services, comments, projects, and recommendations. Although attendance at the meetings were sparse, many agencies/departments/individuals called or emailed the Office of Community and Neighborhood Services (CNS) to obtain information and/or comment about the CDBG and HOME Programs. To obtain additional citizen participation, CNS released a Community Assessment tool to receive comments and recommendations. The assessment was announced in the Community Development Committee public meeting, which provides closed caption accommodation, emailed to mailing list, and published on the City's website at www.tuscaloosa.com/live-play/housing.

The City also held focus groups, public meetings, and hearings for the Analysis of Impediments to Fair Housing Choice (AI) developed in conjunction with the 2020-2024 Consolidated Plan. The Following meetings were held at City Hall -2201 University Blvd:

- Focus Group – Policy and Planning – October 23, 2019 at 10:00 A.M. in the Sister Cities Room
- Focus Group – Homeownership – October 23, 2019 at 1:00 P.M. in the Sister Cities Room
- Focus Group – Rental Market – October 24, 2019 at 1:00 P.M. in the Sister Cities Room
- Fair Housing Choice Forum – December 4, 2019 at 2:00 P.M. in the Council Chambers
- AI Public Review Forum – February 27, 2020 at 2:00 P.M. in the Council Chambers. The meeting was advertised in The Tuscaloosa News on February 12, 2020. This was held as part of the 30-day public review process. The draft was distributed for review via e-mail on February 7, 2020.

A Fair Housing Survey was emailed, placed on the City's website, and on the City's social media sites to solicit public comments on fair housing. The Final AI was advertised in The Tuscaloosa News on June 10, 2020 for public review and comment ending on June 26, 2020 at 5:00 P.M. as stated in the notice.

On August 6, 2020, the City published a summary in The Tuscaloosa News of the proposed Five-Year Consolidated Plan for 2020-2024 and the 2020 Action Plan for the City of Tuscaloosa, Alabama. The summary was also published on the City of Tuscaloosa's website. The notice indicated that both proposed plans were available for public review in the CNS office located at City Hall and that all comments must be submitted to the CNS by 5:00 p.m. on August 11, 2020.

The CPP provides for a future public hearing to be held prior to the submission of the City's Consolidated Annual Performance & Evaluation Report (CAPER) for the CDBG and HOME Programs Plan to inform citizens of the City's progress during the past program year.

5. Summary of public comments

The Office of Community and Neighborhood Services utilized multiple methods to garner citizen participation in the 2020-2024 Consolidated Plan. The following is a summary of public comments per outlet used.

- Public Meeting 2020-2024 Consolidated Plan: There were no comments received at the public meeting. There were no comments that were not accepted.
- Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan (Focus Groups, Forum, and Public Review Meetings) Summary of comments:
- Concern over the amount of vacant housing (mostly used for secondary housing). Lack of access to public transportation in certain areas of the City. NIMBY concern for multifamily housing/apartments. Need for outreach and education. Need to update zoning codes. Need for downsized lots for smaller homes.
- 2020-2024 Consolidated Plan. There were no comments received at the public meeting. There were no comments that were not accepted.
- Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan. There were no comments received at the public meeting. There were no comments that were not accepted.
- Summary of Comments: Development of affordable housing to include land acquisition for future development. Rehabilitation of homes to include disabled senior citizens and alternate financing opportunities. Housing counseling to include credit counseling, pre-purchase counseling, eviction counseling, etc. Remove zoning code barriers. Incubator to include opportunities for trade industry. Health education and access. Youth services to include nutrition and mentoring services. Neighborhood Revitalization. Senior services, transportation services, crime prevention, sidewalks for connectivity, broadband connection, workforce development, public facility improvements, assistance for renters to include rent and utilities, childcare assistance, services, improve access by removing language barriers, legal assistance, family/partner/child abuse prevention, and water sewer improvements. There were no comments that were not accepted.
- Summary of comments: Concern over the amount of vacant housing (mostly used for secondary housing). Lack of access to public transportation in certain areas of the City. NIMBY concern for multifamily housing/apartments. Need for outreach and education. Need to update zoning codes. Need for downsized lots for smaller homes. There were no comments that were not accepted.
- Newspaper Ad
- Internet Outreach
- 2020-2024 Consolidated Plan (Community Assessment and Community Partner Recommendations).
- Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan (Fair Housing Survey).

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

There were no comments or views that were not accepted for 2020-2024 Consolidated Plan nor the Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan.

7. Summary

The City of Tuscaloosa 2020-2024 Consolidated Plan outlines priorities and goals for improving the quality of life of low to moderate-income individuals and communities of the City. It presents a needs assessment and market analysis of housing and related community development issues. It is used as the planning and measurement tool for use of Community Planning and Development funds in providing appropriate services and programming to persons in need. The Citizen Participation process followed in developing this plan is central to the various strategies, recommendations and goals. The City is pleased with the increased response received from community, which allows for the development a more adequate plan to meet our citizen's needs.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

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

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	TUSCALOOSA	Office of Community and Neighborhood Services
HOME Administrator	TUSCALOOSA	Office of Community and Neighborhood Services

Table 1 – Responsible Agencies

Narrative

The City of Tuscaloosa Office of Community and Neighborhood Services (CNS) is responsible for preparing a Five-year Consolidated Plan and an Annual Action Plan for its grant programs funded through the U.S. Department of Housing and Urban Development (HUD). The City of Tuscaloosa is responsible for developing and monitoring a citizen participation plan. The Citizen Participation Plan can be found as an attachment to this Consolidated Plan document. The City of Tuscaloosa is a HUD Entitlement City and receives CDBG, HOME, and CDBG-DR funding. The City receives ESG funding from the State of Alabama through annual competitive application. The City's CNS is the lead agency for the administration of the CDBG and HOME funds. The City's Infrastructure and Public Services Department is the lead agency for the administration of CDBG-DR funding.

Consolidated Plan Public Contact Information

The City of Tuscaloosa

Office of Community and Neighborhood Services - LaParry Howell, Director

P.O. Box 2089

Tuscaloosa, AL 35403

PR-10 Consultation – 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)

1. Introduction

During the development of this Consolidated Plan, the City of Tuscaloosa consulted with adjacent units of local government to discuss projects, which occur at jurisdictional boundaries, and to prevent duplication of services and facilities throughout the area. The Office of Community and Neighborhood Services consulted with the City of Northport, Tuscaloosa County, and the West Alabama Regional Commission to review housing and non-housing needs throughout Tuscaloosa, Northport, and the remainder of Tuscaloosa County. The City of Tuscaloosa has also provided input to the Alabama Department of Economic and Community Affairs on existing needs within the City of Tuscaloosa, which might be addressed in the State Consolidated Plan.

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

The City of Tuscaloosa began the process of planning the 2020-2024 Five-Year Consolidated Plan with assessing the affordable housing market in the 2018 Affordable Housing Study. This plan collaborated with the Tuscaloosa Housing Authority (THA), Habitat for Humanity, and various other stakeholders that are involved in housing to include building inspectors and zoning administrators. The City also collaborated with various housing providers and housing industry stakeholders in the development of the AI. This included THA, Habitat, various realtors, lawyers, City Planners/Zoning, landlords, homeless providers, bankers, home builders, etc.

The City also consulted with various service agencies March-May 2020 in weekly Zoom calls to discuss housing assistance for both rental and mortgage, youth services, food assistance, homeless assistance, mental health services, transportation, family/partner/child abuse, health care issue including COVID-19 testing, unemployment assistance, etc. The agency types on the calls include public housing authority, housing providers, health services providers both public and private, public school system, multiple service providers (food, clothes, rental/utility assistance, etc.), homeless shelters/providers, Continuum of Care, Community Action agencies, etc.

Furthermore, the City has an ongoing relationship with several community service oriented entities to include Community Service Programs of West Alabama, Inc., FOCUS on Senior Citizens, West Alabama Food Bank, Tuscaloosa Transit Authority, Salvation Army, Turning Point, Tuscaloosa Housing Authority, City Board of Education, Indian Rivers Mental Health, Whatley Health Services, Legal Services Alabama, Habitat for Humanity, etc.

Additional outreach was conducted by the City to include coordinating with Tuscaloosa County Planning Department and City of Northport's Planning Department concerning comprehensive planning and the future implementation of zoning, subdivision regulations, and building inspection services. The City's Planning Director is a member of The University of Alabama Master Plan Committee. In addition to this contact, the City coordinates with The University of Alabama concerning transportation, zoning, development, infrastructure, and other important issues. The Tuscaloosa County Engineer, Tuscaloosa County Health Department, and County Planning and Community Development are consulted and/or involved in multiple activities with the City from construction projects to providing case management services for citizens. The City partially funds the Tuscaloosa County Industrial Development Authority and assists them in securing industries by providing necessary public infrastructure. The City also works with the West Alabama Chamber of Commerce in securing new businesses in the City and thus new jobs for low to moderate income individuals.

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

The concept of a Continuum of Care relates to the community care system available to assist a homeless person in transitioning from being homeless to permanent housing. Community-wide planning and coordination among homeless service providers and mainstream service providers is important if individuals are to get the help they need and eventually leave homelessness. The Continuum of Care is composed of representatives from member organizations or agencies from both public and private sectors that provide services to homeless people in the Tuscaloosa area as well as other interested individuals, such as members of churches, business leaders and homeless and formerly homeless individuals. This group functions as the Advisory Council on homeless issues for the Mayor of the City of Tuscaloosa, Alabama, and for the Probate Judge, Chairman of the County Board of Commissioners for Tuscaloosa County. The City of Tuscaloosa, Office of Community and Neighborhood Services (CNS) is one of the lead entities providing the day-to-day coordination of WACH. The mission of the group is to bring homeless service providers, consumers, interested citizens, businesses, churches, organizations and local governmental entities together to assess the needs of the homeless and to help homeless people regain their mental and physical health, rebuild meaningful interpersonal relationships including family reunification, secure gainful employment and stable housing, and ultimately to return to their rightful place in society as respected, productive citizens.

The City and CNS works with WACH to develop outreach strategies for the homeless, coordinate Point in Time Count, applying annually for ESG funding with the State, engage landlords, provide housing counseling to individuals and families, and utilize entitlement funds to support needed legal services for the homeless and those at risk of becoming homeless. Tuscaloosa also coordinated with WACH and the VA for "End Veterans' Homelessness" campaign. Furthermore, the City was instrumental in fostering a relationship between the City Schools System's Guidance Counselors and ESG providers to address students that are McKinney-Vento and housing.

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

The CoC works to increase resources directed to prevention efforts as the primary defense against homelessness. The Continuum will *expand the breadth of current efforts, increase their immediate accessibility, and improve their long-term effectiveness*. To expand the breadth of current efforts, we will:

- Increase linkage to permanent housing and services for persons leaving institutions.
- Increase interagency coordination in services that provide short term or transitional financial assistance and housing counseling services in order to avert eviction or foreclosure.
- Obtain and review discharge policies established by the Department of Corrections, Pardons and Parole Board, Department of Veterans Affairs, Department of Mental Health, and local hospitals, and jails.
- Provide support and serve as a point of contact for agencies developing discharge plans.
- Coordinate with the Veterans Integrated Service Network (VISN 7) at the Tuscaloosa VA Medical Center to facilitate discharge planning for veteran re-entry from prison or jail.

To increase the immediate accessibility of services, we will:

- Initiate a media campaign to educate the community about the 2-1-1 and 3-1-1
- Coordinate with these referral systems so that accurate, informative, and up to date information is dispersed, especially for after-hours calls.
- Compile and updated resource directory for the administrators of 2-1-1 and 3-1-1.
- Identify area agencies who participate in homeless prevention services such as mortgage, rental, and/or utility assistance, food, clothing, and shelter.
- Gather application criteria and procedures from all participating agencies.
- Coordinate with mental health court case manager and therapist to prevent ¹incarceration of mentally ill for minor offenses in order to prevent decompensation while incarcerated or ²prevention of release directly into homelessness for punishable offenses.

To improve the long-term effectiveness of prevention strategies, we will:

- Link households participating in one-time prevention programs to ongoing community resources.
- Utilize HMIS to integrate services, promote system wide communication, and report outcomes.
- Actively recruit agencies to utilize HMIS
- The HMIS administrator will ensure that all HMIS agencies are actively and accurately inputting data in a timely manner.

For those already experiencing homelessness or for whom homelessness is unavoidable, we will employ a rapid-rehousing strategy. The primary goal of rapid rehousing is getting the homeless off the streets, *and then* incorporating services to ensure future success. While we understand that most families will possess the ability to maintain stable housing with remediation and short-term support, we also understand that this is not a realistic expectation for everyone.

While Tuscaloosa does not receive entitlement funds for ESG, the City annually applies to the State of Alabama and has been awarded these funds for several years. Participants in the City's application are required to be active members of the CoC. The CoC, or WACH, is instrumental in partnership with the HMIS Lead (housed in the City); with ensuring that performance standards are met as well as evaluating outcomes. The HMIS Lead and WACH's HMIS Committee also oversee the accurate implementation of the Coordinated Assessment with the services offered through the City's ESG program.

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	BARNES BRANCH OF THE YMCA
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Organization consulted in-person and via phone. Described stability needs of senior and LMI populations as well as educational support and employment training priorities for LMI households.
2	Agency/Group/Organization	THE SALVATION ARMY
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Salvation Army consulted in-person and via CoC participation. Organization identified the needs of and emerging community factors affecting the homeless and at-risk of homelessness populations in Tuscaloosa city.
3	Agency/Group/Organization	COMMUNITY SERVICE PROGRAMS OF WEST ALABAMA, INC
	Agency/Group/Organization Type	Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Employment Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Families with children

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Organization consulted in-person and via phone. Described stability needs of senior and LMI populations as well as educational support and employment training priorities for LMI households.
4	Agency/Group/Organization	Caring Days Adult Day Care
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person consultation with organization. Organization described strategy for investment in disabled senior populations.
5	Agency/Group/Organization	FOCUS ON SENIOR CITIZENS OF TUSCALOOSA COUNTY, INC
	Agency/Group/Organization Type	Services-Elderly Persons Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person consultation. Organization identified the needs of growing senior population, described emerging trends for senior care and and current/anticipated gaps in funding affecting delivery of services to population.
6	Agency/Group/Organization	Family Counseling Service of Tuscaloosa County
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person consultation. Agency illustrated impact of counseling services on at-risk youth community and families. Identified the needs of client population as well as law enforcement.

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7	Agency/Group/Organization	Tuscaloosa Housing Authority
	Agency/Group/Organization Type	Housing PHA Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Organization consulted in person. Identified needs for public housing communities and affordable housing initiatives and priorities. Illustrated foreseeable gaps in services, funding, and housing that will affect vulnerable populations.
8	Agency/Group/Organization	Turning Point
	Agency/Group/Organization Type	Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person consultation and via CoC. Organization described needs, priorities, and strategies for victims of domestic violence and/or facing homelessness.
9	Agency/Group/Organization	Legal Services of Alabama, Inc
	Agency/Group/Organization Type	Services - Housing Services-homeless Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Non-Homeless Special Needs Anti-poverty Strategy

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In- person consultation. Organization contributed information on LMI persons facing civil issues that threaten housing stability. Identified strategy for stabilization and anti-poverty investments.
10	Agency/Group/Organization	THE BOYS & GIRLS CLUB OF TUSCALOOSA COUNTY
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person consultation. Organization provided information about educational support services, employment training needs for youth population primarily aged 5-13. Identified national and regional trends in youth programming.
11	Agency/Group/Organization	THE PHOENIX HOUSE, INC
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted via phone. Organization identified needs and priorities for rehabilitation services to LMI/elderly/youth/homeless/mental health populations.
12	Agency/Group/Organization	TUSCALOOSA COUNTY COMMISSION
	Agency/Group/Organization Type	Other government - County Planning organization
	What section of the Plan was addressed by Consultation?	infrastructure needs, transportation needs, zoning, etc.

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person and online consultation. Commission described needs, goals, priorities for upcoming projects and investments that could affect the Tuscaloosa Metro Area.
13	Agency/Group/Organization	Tuscaloosa Family Resource Center, Inc. dba TOPS
	Agency/Group/Organization Type	Services-Children Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person and online consultation. Organization described the needs of LMI population, under-and un-employed persons and educational and social support of school aged children.
14	Agency/Group/Organization	TUSCALOOSA COUNTY PARKING & TRANSIT AUTHORITY
	Agency/Group/Organization Type	Other government - County Transit Authority
	What section of the Plan was addressed by Consultation?	Transportation need of low income
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted in-person. Organization determined the anticipated growth in transportation needs. Provided transportation best practices.
15	Agency/Group/Organization	Big Brothers Big Sisters of W Alabama
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency consulted in-person. Identified the educational and social support needs of Tuscaloosa children, specifically those from LMI areas and households. Described factors affecting expansion of services
16	Agency/Group/Organization	WHATLEY HEALTH SERVICES, INC.
	Agency/Group/Organization Type	Health Agency
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In- person consultation. Agency identified the medical needs and health and wellness priorities for LMI populations.
17	Agency/Group/Organization	West Alabama AIDS Outreach
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS Regional organization
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person and phone consultation and via CoC participation. Organization named the needs of persons with HIV/AIDS within the Tuscaloosa Community, identified patterns and emerging trends and upcoming initiatives.
18	Agency/Group/Organization	Tuscaloosa County Industrial Development Authority
	Agency/Group/Organization Type	Planning organization Business Leaders
	What section of the Plan was addressed by Consultation?	Economic Development Anti-poverty Strategy

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person consultation. Provided data on economic development forecasting for Tuscaloosa, identified gaps and opportunities for commerce, and employment training in area.
19	Agency/Group/Organization	West Alabama Chamber of Commerce
	Agency/Group/Organization Type	Services-Education Services-Employment Regional organization Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Economic Development Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person and phone consultations. Organization identified area needs for workforce development in relation to youth and LMI population. Provided input to Anti-Poverty Strategy.
20	Agency/Group/Organization	CITY OF TUSCALOOSA
	Agency/Group/Organization Type	Housing Services - Housing Other government - Local Planning organization Civic Leaders Mayor/City Council and management of Stormwater, floodplain, public land "city limits" Major Employer
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development Anti-poverty Strategy

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In person, email, and phone consultations. Identified needs of Tuscaloosa citizens in collaboration with public/private organizations. Mayor, Councilors, city departments and divisions identified community development goals and priorities in relation to Tuscaloosa's LMI population. City has oversight of Stormwater and Floodplain Management, public land, and the City's water resources.
21	Agency/Group/Organization	Indian Rivers Mental Health Center
	Agency/Group/Organization Type	Services-Health Health Agency Publicly Funded Institution/System of Care Mental Health Services
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Mental Health Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In- person consultation and via CoC participation. Communicated mental health priorities and needs with a focus on homeless and chronically homeless. Described service gaps.
22	Agency/Group/Organization	Tuscaloosa Children's Center
	Agency/Group/Organization Type	Services-Children Services-Victims of Domestic Violence Services - Victims Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person, email and phone consultation. Organization identified needs, priorities and emerging patterns in children/youth experiencing violence/abuse and how organization supports law enforcement.
23	Agency/Group/Organization	University of Alabama - Safe State Program
	Agency/Group/Organization Type	Housing Major Employer

	What section of the Plan was addressed by Consultation?	Lead-based Paint Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Phone consultation Identified prevalence of lead, asbestos, and other hazardous materials in local housing stock. Identified strategy for resolution.
24	Agency/Group/Organization	Alabama Department of Economic and Community Affairs
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless Service-Fair Housing Other government - State Major Employer
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs Economic Development
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person, email and phone consultations. Agency identified community development, economic development, housing, and homelessness prevention needs in West Alabama and emerging trends state-wide
25	Agency/Group/Organization	Fair Housing Center of Northern Alabama
	Agency/Group/Organization Type	Housing Services - Housing Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Fair Housing needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person and phone consultation. Organization identified patterns of fair housing violations and provided priorities and strategies to reduce incidents of occurrence.
26	Agency/Group/Organization	City of Northport
	Agency/Group/Organization Type	Other government - Local Planning organization Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Infrastructure needs, transportation needs, zoning, etc.
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	In-person consultation. Organization identified the needs, goals, priorities and initiatives for its City. Illustrated how the aforementioned may affect CPD activities in Tuscaloosa City.
27	Agency/Group/Organization	West Alabama Regional Commission
	Agency/Group/Organization Type	Services-Elderly Persons Services-Employment Other government - County Regional organization Planning organization Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Economic Development Infrastructure needs, transportation needs, zoning, etc
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Phone consultation. Provided data on growth, demographics, transportation, etc. for West Tuscaloosa. Identified investments in LMI communities across region.
28	Agency/Group/Organization	CSpire Communications
	Agency/Group/Organization Type	Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted via email. This organization was consulted about impending broadband investments within the Tuscaloosa area.
29	Agency/Group/Organization	Tuscaloosa City Schools
	Agency/Group/Organization Type	Services-Education Services - Narrowing the Digital Divide
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Families with children Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Email consultation. Organization provided data about the gaps in access to reliable internet coverage for school aged children/youth and families within Tuscaloosa city.

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

The City did not deliberately leave any agency types out when consulting for the 2020-2024 Consolidated Plan. Every attempt was made to reach out to all organizations. Our office did realize that some agency types were missing. As a result, organizations were targeted that presented memberships or representation of the missing responses.

Individual leaders not consulted due to the aggregated information concerning employment trends and workforce development initiatives received from the West Alabama Chamber of Commerce, Tuscaloosa County Industrial Development Authority, and West Alabama Regional Commission. The three

organizations consulted have a rich membership of individual business leaders that were involved in the generated information.

Neighborhood Organizations- Difficulty locating reliable contacts for neighborhood organizations in LMI areas and neighborhoods. The City does feel that receiving input from their elected officials offered a temporary solution to identifying the needs in these areas. In addition, the City is currently developing a program to engage these LMI areas and neighborhood to organize establish greater involvement.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	West Alabama Coalition for the Homeless (WACH)	The City and CoC share a common goal of connecting those that are homeless or at risk of becoming homeless with the needed resources to include affordable housing. Further explanation can be found throughout the plan.

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))

The City coordinates with Tuscaloosa County Planning Department and City of Northport's Planning Department concerning comprehensive planning and the future implementation of zoning, subdivision regulations, and building inspection services. The City's Planning Director is a member of The University of Alabama Master Plan Committee. In addition to this contact, the City coordinates with The University of Alabama concerning transportation, zoning, development, infrastructure, lead-based paint strategies, and other important issues. The Tuscaloosa County Engineer, Tuscaloosa County Health Department, and County Planning and Community Development are consulted and/or involved in multiple activities with the City from construction projects to providing case management services for citizens. The City partially funds the Tuscaloosa County Industrial Development Authority and assists them in securing industries by providing necessary public infrastructure. The City also works with the West Alabama Chamber of Commerce in securing new businesses in the City and thus new jobs for low to moderate income individuals. There is mutual coordination and cooperation with the Tuscaloosa County Emergency Management Agency, which is operated by Tuscaloosa County, but in partnership with City of Tuscaloosa and City of Northport. Tuscaloosa also is a member of the West Alabama Regional Commission (WARC) and has representation on the Board of Directors. The City is active in working with WARC in developing area transportation plans to include public transit, economic development strategies, and other policies and plans for the region as a whole. The aforementioned public entities were essential in the City's implementation of the Consolidated Plan process to address strategies and goals for the low to moderate-income community.

Narrative (optional):

PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)

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

The City's Citizen Participation Plan (CPP), as revised in April 28, 2020, has been carefully followed during the development of the 2020-2024 Consolidated Plan. The CPP provides residents, agencies and organizations in Tuscaloosa with the opportunity to participate in planning, implementing and assessing the CDBG and the HOME programs.

Two public meetings were held to solicit comments, recommendations and project applications concerning housing and non-housing needs and programs. The meetings were held at City Hall-Sister Cities Room @2201 University Blvd on the following dates/times:

- Thursday, January 30, 2020 at 10:00 A.M.
- Thursday, January 30, 2020 at 5:00 P.M.

Meetings were advertised in The Tuscaloosa News January 14, 2020. Prior to the meetings, emails/letters were sent to the directors/representatives of various agencies and City departments notifying them of the meetings and requesting information on services, comments, projects, and recommendations. Although attendance was sparse, many agencies/departments/individuals called or emailed the Office of Community and Neighborhood Services (CNS) to obtain information and/or comment about the CDBG and HOME Programs. To obtain additional citizen comments and recommendations, CNS released a Community Assessment tool. The assessment was announced in the Community Development Committee public meeting, which provides closed caption accommodation, emailed to mailing list, and published on the City's website at www.tuscaloosa.com/live-play/housing.

CNS held focus groups, public meetings, and hearings for the Analysis of Impediments to Fair Housing Choice (AI) developed in conjunction with the 2020-2024 Consolidated Plan. The Following meetings were held at City Hall -2201 University Blvd:

- Focus Group – Policy and Planning – October 23, 2019 at 10:00 A.M. in the Sister Cities Room
- Focus Group – Homeownership – October 23, 2019 at 1:00 P.M. in the Sister Cities Room
- Focus Group – Rental Market – October 24, 2019 at 1:00 P.M. in the Sister Cities Room
- Fair Housing Choice Forum – December 4, 2019 at 2:00 P.M. in the Council Chambers

Demo

- AI Public Review Forum – February 27, 2020 at 2:00 P.M. in the Council Chambers
- The meeting was advertised in The Tuscaloosa News on February 12, 2020. This was held as part of the 30-day public review process. The draft was distributed for review via e-mail on February 7, 2020.

A Fair Housing Survey was emailed, placed on the City's website, and on the City's social media sites to solicit public comments on fair housing. The Final AI was advertised in The Tuscaloosa News on June 10, 2020 for public review and comment ending on June 26, 2020 at 5:00 P.M. as stated in the notice.

On August 6, 2020, the City published a summary in The Tuscaloosa News of the proposed Five-Year Consolidated Plan for 2020-2024 and the 2020 Action Plan for the City of Tuscaloosa, Alabama. The summary was also published on the City of Tuscaloosa's website. The notice indicated that both proposed plans were available for public review in the CNS office located at City Hall and that all comments must be submitted to the CNS by 5:00 p.m. on August 11, 2020.

Feedback from the public hearings, agency comments, community assessments, focus groups, and newspaper legal ads provided a basis for the strategies and goals that were developed. CNS used this information to address the documented needs provided by our citizens.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	Non-targeted/broad community	There was little to no participation at the public meetings.	There were no comments received at the public meetings.	There were no comments received.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Newspaper Ad	Non-targeted/broad community	City submitted a public notice to be published in The Tuscaloosa News on January 14, 2020. The purpose of the public notice was to encourage residents and stakeholders to attend the public hearing on the 2020-2024 Consolidated Plan and 2020 Action Plan and provide agency applications to interested parties. See Attachments for proof of publication.	There were no comments received for the legal notice.	There were no comments received.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Meeting	Non-targeted/broad community	Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan (Focus Groups, Forum, and Public Review Meetings) There were 10-15 people in attendance,	Concern over the amount of vacant housing (mostly used for secondary housing). Lack of access to public transportation in certain areas of the City. NIMBY concern for multifamily housing/apartments. Need for outreach and education. Need to update zoning codes. Need for downsized lots for smaller homes	There were no comments not accepted.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Newspaper Ad	Non-targeted/broad community	Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan for comment on plan. Ad received no responses.	There were no comments received for the legal notice.	There were no comments not accepted.	

Demo

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Internet Outreach	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>The Office of Community and Neighborhood Services solicited comments utilizing a Community Assessment tool and agency recommendation request tool. These tools were made available through the City's website and emailed through the department's address list. 44 Comments were received and summarized below.</p>	<p>Development of affordable housing to include land acquisition for future development. Rehabilitation of homes to include disabled senior citizens and alternate financing opportunities. Housing counseling to include credit counseling, pre-purchase counseling, eviction counseling, etc. Remove zoning code barriers. Incubator to include opportunities for trade industry.</p>	<p>There were no comments not accepted.</p>	<p>http://www.tuscaloosa.com/live-play/housing</p>

Consolidated Plan

TUSCALOOSA

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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
6	Internet Outreach	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>Analysis of Impediments to Fair Housing Choice in conjunction with the 2020-2024 Consolidated Plan (Fair Housing Survey) 108 responses received.</p>	<p>Concern over the amount of vacant housing (mostly used for secondary housing). Lack of access to public transportation in certain areas of the City. NIMBY concern for multifamily housing/apartments. Need for outreach and education. Need to update zoning codes. Need for downsized lots for smaller homes</p>	<p>There were no comments that were not accepted</p>	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Needs Assessment examines needs related to affordable housing, special needs housing, community development, and homelessness for the City of Tuscaloosa. The Needs Assessment includes the following sections:

- Housing Needs Assessment
- Disproportionately Greater Need
- Public Housing
- Homeless Needs Assessment
- Non-Homeless Special Needs Assessment
- Non-Housing Community Development Needs

The Needs Assessment identifies those needs with the highest priorities that form the basis for the Strategic Plan section and the programs and projects to be administered. Most of the data tables in this section are populated with default data from the 2011-2015 American Community Survey (ACS) and the Comprehensive Housing Affordability Strategy (CHAS) datasets. The U.S. Census Bureau based on the ACS develops CHAS datasets for HUD. In addition to these data sources, the Needs Assessment is supplemented by more current data to provide a more current look into the current conditions in Tuscaloosa. Tuscaloosa commissioned an Affordable Housing Study in 2018 to begin preparing for the 2020-2024 Consolidated Plan. The purpose of this study was address gaps in housing to include affordable housing and provide guidance on the best application of Community Planning and Development funds. The City has also chosen to use this study as tool in its overall comprehensive planning process. In addition, this section will utilize data obtained from the community assessment, Analysis of Impediments to Fair Housing Choice, Continuum of Care, FrameWork Comprehensive Plan Draft, Public Housing Authority Consultation, and the West Tuscaloosa Community Inventory.

According to the 2018 Affordable Housing Study, Housing prices are higher than pre-recession levels and continue to climb. In addition, the enrollment at the University of Alabama has been a driving force in developing more student-oriented apartments versus traditional apartments. The study determines that this is most likely the result of higher value return received on student apartments. Student rental housing as well as other critical needs will be further discussed throughout the various sections. This will allow for the development and ranking of priorities and goals.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

The City of Tuscaloosa's 2018 Affordable Housing Study identified that Tuscaloosa City is continuing to grow faster than most areas in Alabama with an increase of 24% in population since 2000. In addition, housing prices are also increasing. According to the housing study, housing prices are well above the 2008 levels or pre-recession amounts. The City also has a large population of college students with a significant number of these students coming from out of state. This trend has caused developers to build multi-family products that are more student-oriented rather than traditional multi-family housing due to being able to receive a higher value of return. Generally, these properties are more profitable as they lease by bedroom. The 2018 Affordable Housing Study estimates that 47% of the rental market is self-identified as "student rentals." Large amount of student-oriented housing developments has contributed to distorted prices in the Tuscaloosa's rental market. Furthermore, data supports that a significant portion of the City's population are cost burdened meaning that they are paying over 30% of their income towards housing expenses. Affordable housing is an evident need for individuals, families, and special populations.

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	90,468	94,865	5%
Households	35,341	32,465	-8%
Median Income	\$30,001.00	\$39,351.00	31%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	6,290	4,445	5,200	2,780	13,740
Small Family Households	1,885	1,535	2,035	1,210	7,015
Large Family Households	255	170	320	250	710
Household contains at least one person 62-74 years of age	740	805	965	370	2,765
Household contains at least one person age 75 or older	420	605	660	315	1,325
Households with one or more children 6 years old or younger	805	640	835	190	1,225

Table 6 - Total Households Table

Data Source: 2011-2015 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	25	0	90	40	155	4	20	0	10	34
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	15	45	50	10	120	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	115	110	65	4	294	0	0	20	4	24
Housing cost burden greater than 50% of income (and none of the above problems)	3,845	1,055	305	10	5,215	595	555	415	75	1,640
Housing cost burden greater than 30% of income (and none of the above problems)	350	1,315	1,080	255	3,000	165	210	655	340	1,370

Demo

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Zero/negative Income (and none of the above problems)	340	0	0	0	340	195	0	0	0	195

Table 7 – Housing Problems Table

Data 2011-2015 CHAS
Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	4,000	1,210	505	65	5,780	600	575	435	85	1,695
Having none of four housing problems	840	2,055	2,370	1,435	6,700	320	610	1,895	1,190	4,015
Household has negative income, but none of the other housing problems	340	0	0	0	340	195	0	0	0	195

Table 8 – Housing Problems 2

Data 2011-2015 CHAS
Source:

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	1,365	910	510	2,785	175	165	540	880
Large Related	210	80	90	380	10	60	85	155
Elderly	500	395	150	1,045	310	435	250	995

Demo

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Other	2,240	1,060	660	3,960	265	130	190	585
Total need by income	4,315	2,445	1,410	8,170	760	790	1,065	2,615

Table 9 – Cost Burden > 30%

Data 2011-2015 CHAS
Source:

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	1,255	370	75	1,700	145	145	180	470
Large Related	185	35	45	265	10	15	70	95
Elderly	405	240	100	745	190	295	50	535
Other	2,125	425	90	2,640	255	120	110	485
Total need by income	3,970	1,070	310	5,350	600	575	410	1,585

Table 10 – Cost Burden > 50%

Data 2011-2015 CHAS
Source:

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	130	155	60	14	359	0	0	20	4	24
Multiple, unrelated family households	0	0	55	0	55	0	0	0	0	0
Other, non-family households	0	0	0	0	0	0	0	0	0	0
Total need by income	130	155	115	14	414	0	0	20	4	24

Table 11 – Crowding Information – 1/2

Data 2011-2015 CHAS
Source:

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

Table 12 – Crowding Information – 2/2

Data Source

Comments:

Describe the number and type of single person households in need of housing assistance.

According to the 2018: American Community Survey (ACS) 5-Year Estimate Data Profiles, 12,198 of Tuscaloosa's householders live alone. The data estimates that 3,521 of these single households are age 65 and older. Single person households account for approximately 34% of Tuscaloosa households. Although the data does not break down the number of people that are cost burdened and are single person households, the City feels that this household type, based on consulted studies, most likely experiences households that are cost burdened as with any other household type. According to the 2018 Affordable Housing Study and the AI, approximately 30% of homeowners with a mortgage pay over 30% of their household income towards housing costs. In reviewing renters, the AI estimates 50% of households pay over 30% of their household income towards housing expenses. The City's Affordable Housing Study estimates that almost 60% of renters are cost burdened.

The effects of cost-burdened households appears to be more prevalent in low to moderate-income households. In reviewing the CHAS data, of the households that were owner occupied and over 50% of income cost burdened, 65% were low to moderate income. Owner occupied households cost-burdened over 30%, but less than 50% accounted 47.5% identified as low to moderate income. The greatest impact of cost-burdened households was found in renter-occupied housing. Of the identified cost burdened renter-occupied households expending over 50% of income, 98.9% of the households are identified as low to moderate income. In particular, 93% of the households are identified as very low or low income. Furthermore, cost-burdened renter-occupied households expending over 30%, but less than 50% comprised of 89% identifying as low to moderate income households.

In addition, based on information provided by the Tuscaloosa Housing Authority (THA), 234 people are on the waiting list for Public Housing Units and 1,575 people are on the waiting list for Section 8 Vouchers. It should also be mentioned that the Section 8 waiting list is currently closed, but THA continues to receive requests from the community looking for affordable housing.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

According to the 2018 Affordable Housing Study, a little over 11% of the City's population has a disability. This would amount to approximately 11,124 for people with various disabilities to include ambulatory difficulty, cognitive difficulty, independent living, self-care, hearing and vision difficulty. The disability rate tends to grow depending on age. For example, the population over the age of 75 experience 50.9% with a disability. It is expected, based on the study, that these populations might require specialized types of housing as well as special transportation needs. When evaluating accessible units in subsidized housing types, 21% of units are disabled units. This exceeds the percentage of the total population that is disabled. There is, however, some concern about the newer housing units that are developed outside of the city center areas and more likely to have mandatory minimum accessibility features as identified in the AI study.

SAN Inc. d.b.a. Turning Point is the primary agency in Tuscaloosa that is dedicated to addressing victims of domestic violence, dating violence, sexual assault, and stalking. In fiscal year 2019, Turning Point (TP) provided emergency shelter to 98 clients, assisted 2006 victims of domestic violence in court proceedings with advocacy services, and 46 Protection from Abuse orders were obtained. The agency also received 740 crisis calls. There is an expectation that those fleeing domestic violence will flee either into permanent housing directly or at a later point from emergency shelter. TP operates rapid re-housing and homeless prevention to provide housing assistance to those that are fleeing. The emergency of COVID-19 has increased the number of domestic violence cases by 56% according to Tuscaloosa Police Department. TP has in turn had an increase in crisis calls, which the organization attributes to people having to stay at home more and the crisis of the pandemic. It is unknown about the full impact of this increase, but there the City anticipates a need for affordable housing to serve those that are fleeing their abuser.

What are the most common housing problems?

The most common housing problems identified in Tuscaloosa are cost burdened households. As mentioned previously, Tuscaloosa has a heavy rental presence and a large number of rental households that are cost burdened. The Affordable Housing Study identifies that almost 60% of renters are cost burdened. Approximately 30% of homeowners with a mortgage are cost burdened.

Are any populations/household types more affected than others by these problems?

According to the CHAS data, it appears that very low-income renter households are more greatly affected by being cost burdened than any other household. In reviewing the data, very low income or 0-30% of the median income accounted 74% of the total severe cost burdened families. This is most like attributed to a large number of rental housing being student oriented housing which distorts the rent prices.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the

needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

Low-income families with children tend to be single parent households of primarily African American women. In addition, more than 150 children identified for McKinney-Vento services. Families need help with transportation, after school care, day care for non-school aged children and during the summer months, job training and opportunities, and affordable housing options outside of the limited Section 8 and project-based housing. Many families with children do not have the resources, financially or otherwise, to face a crisis due to being underemployed. Many times, even small crisis push these families into poverty and homelessness. For instance, if a single parent becomes ill and has to miss work for any amount of time or has to have even a minor surgery, he or she will immediately be behind on rent and other necessities, even food.

Formerly homeless families to include those receiving rapid re-housing assistance, often face the same types of challenges. Facing the issues that trap people into the cycle of poverty and homelessness often takes many, many years and even generations to break. The formerly homeless continue to need job resources and education, help with money and resource management, counseling services, childcare, food assistance, drug and alcohol treatment and support, medication assistance, and countless other community supports.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The City of Tuscaloosa does not provide estimates of the at-risk population. At-risk populations, however, are considered to include severe cost burdened households, very low-income individuals/households, those facing domestic violence, and those with severe mental health problems.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

Housing characteristic that have been linked with instability and homelessness include being low-income or in poverty, previous family history, mental illness, substance abuse/addiction, dual diagnosis, disability, domestic violence, and those with a criminal history and/or felony conviction(s). In addition, the increase in housing costs and the limited availability of affordable housing increase the risk for homelessness.

Discussion

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

The following tables show the number of households with disproportionately greater needs for all housing problems, severe housing problems, and cost burden. A disproportionately greater need exists when the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole. In the first two sections (NA-15 and NA-20) housing problems are defined as:

- Lacking complete kitchen facilities
- Lacking complete plumbing facilities
- More than one person per room
- Housing costs more than 30% of household income

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	5,115	645	535
White	2,215	220	325
Black / African American	2,640	415	85
Asian	65	0	60
American Indian, Alaska Native	50	0	0
Pacific Islander	10	0	0
Hispanic	95	10	50

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,310	1,135	0
White	1,340	365	0
Black / African American	1,765	700	0
Asian	70	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	60	65	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	2,670	2,530	0
White	1,040	1,105	0
Black / African American	1,485	1,260	0
Asian	50	95	0
American Indian, Alaska Native	0	15	0
Pacific Islander	0	0	0
Hispanic	65	40	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	750	2,030	0
White	390	960	0
Black / African American	340	1,035	0
Asian	4	20	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	15	15	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Discussion

Please see discussion in NA-30.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

HUD defines a disproportionately greater housing need when a racial or ethnic group experiences housing problems at a rate over 10 percentage points than that of the corresponding income level as a whole. The data table below, based on 2011-2015 CHAS data, summarizes the percentage of each racial/ethnic group experiencing severe housing problems by HUD Adjusted Median Family Income (HAMFI) levels. Where the HUD tables below report AMI, they refer to HAMFI. Housing problems include:

- Housing units lacking complete kitchen facilities and/or complete plumbing facilities
- Overcrowding (more than 1.5 people per room)
- Housing costs greater than 50% of income (i.e., severe cost burden)

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,600	1,160	535
White	2,060	375	325
Black / African American	2,320	735	85
Asian	65	0	60
American Indian, Alaska Native	25	25	0
Pacific Islander	10	0	0
Hispanic	95	10	50

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,785	2,665	0
White	755	950	0
Black / African American	910	1,555	0
Asian	10	60	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	60	65	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	940	4,265	0
White	470	1,675	0
Black / African American	365	2,380	0
Asian	40	100	0
American Indian, Alaska Native	0	15	0
Pacific Islander	0	0	0
Hispanic	65	40	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	150	2,625	0
White	80	1,260	0
Black / African American	60	1,315	0
Asian	4	20	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	30	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

Please see discussion in NA-30.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

HUD defines a disproportionately greater housing need when a racial or ethnic group experiences housing problems at a rate over 10 percentage points than that of the corresponding income level as a whole. Cost-burdened is defined as paying 30-50% of the household income to housing, and severely cost burdened is defined as paying greater than 50% of the household income to housing. The data table below summarizes the percentage of each racial/ethnic group experiencing cost burden at various levels.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	19,375	5,315	7,205	560
White	11,365	2,245	3,385	325
Black / African American	7,040	2,835	3,520	95
Asian	415	85	90	75
American Indian, Alaska Native	25	25	25	0
Pacific Islander	0	0	10	0
Hispanic	480	50	100	50

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2011-2015 CHAS

Discussion:

Please see discussion in NA-30.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

In reviewing the data to determine if a particular race or ethnic group had a disproportionately greater need as a whole; Pacific Islanders appeared to be most affected at the very low-income level for housing problems and severe housing problems. However, in reviewing population data, this group represents .1% of the total population and it has been determined that this may potentially be skewed.

In Housing problems, there were no distinguishing race/ethnicity that had a greater need over another. Need most closely correlated with the range of income with the lower the income households often having greater needs. In regards to severe housing problems, disproportionately greater need presented in 50-80 of the median income for Hispanics. The income ranges demonstrated need based on income rather than race/ethnicity.

In regards to cost burdened households, American Indians appeared to be disproportionately in greater need, however, they represent only .3% of the overall population. Further review, in light of this information, determined that Blacks were disproportionately in greater need as they were well over 10% points higher than other significant population groups.

If they have needs not identified above, what are those needs?

The data reported represents the areas of need. Often times, areas of racial/ethnic concentrations overlap with CDBG target areas. This is the case in the City of Tuscaloosa. Typically the needs that the City of Tuscaloosa has in these target areas includes housing rehabilitation to maintain the affordable housing stock new affordable housing construction, and neighborhood revitalization needs such as community cleanups, broadband, public facilities, etc. to provide suitable living environments.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

All races and ethnicities in the data tables are represented in the targeted neighborhoods in the City of Tuscaloosa. Maps showing racial/ethnic, minority, and low-income concentrations in the City of Tuscaloosa have been provided as attachments to this plan. The data found in this section are consistent with the AI findings of Racially or Ethnically Concentrated Areas of Poverty (R/ECAPs).

NA-35 Public Housing – 91.205(b)

Introduction

According to the Tuscaloosa Housing Authority (THA), 2,567 of the City's households receive rental subsidies or live in housing units that have federally subsidized rents. Those households receiving rental assistance comprised 14% of all renter households. Rental assistance is provided to low-income individuals or families under several different federally funded programs. These programs may be "project based" or "tenant based." "Project based assistance is provided to households occupying units in specific apartment complexes. Programs under which project based assistance is provided include (1) the Public Housing Program, (2) the Section 202 Program for elderly persons, (3) the Section 811 Program for disabled persons, (4) the HOME Program and (5) the Section 8 Rental Subsidy Program, all of which are funded by the U. S. Department of Housing and Urban Development (HUD). Tenant based assistance is approved for specific low-income households instead of being tied to housing units in specific apartment complexes. Each approved household is provided a voucher of assistance under the Section 8 Rental Subsidy Program and can choose to live in any approved apartment or house located in any area of the City. The rental subsidy provided is the difference between the actual cost of rent and utilities for a unit and 30 percent of the total income of the family occupying the unit. Thus, a family will not have to pay more than 30 percent of its monthly income for rent and utility costs to live in a unit in good condition. To be eligible for assistance under most of these programs, the income of a family cannot exceed 50 percent of the median income as identified by HUD with annual income limits by family size.

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	892	1,022	0	972	45	0	0

Table 22 - Public Housing by Program Type

Demo

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project - based	Tenant - based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	0	11,418	11,737	0	11,738	11,315	0
Average length of stay	0	0	6	5	0	5	0	0
Average Household size	0	0	2	2	0	2	1	0
# Homeless at admission	0	0	0	20	0	1	19	0
# of Elderly Program Participants (>62)	0	0	206	97	0	89	7	0
# of Disabled Families	0	0	217	319	0	301	15	0
# of Families requesting accessibility features	0	0	892	1,022	0	972	45	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	29	87	0	67	18	0	0
Black/African American	0	0	862	933	0	903	27	0	0
Asian	0	0	1	1	0	1	0	0	0
American Indian/Alaska Native	0	0	0	1	0	1	0	0	0
Pacific Islander	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 24 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Ethnicity	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	4	16	0	15	1	0	0
Not Hispanic	0	0	888	1,006	0	957	44	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 25 – Ethnicity of Public Housing Residents by Program Type

Demo

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Section 504 provides that no qualified individual with a disability should, only by reason of his or her disability, be excluded from the participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance. The Tuscaloosa Housing Authority applies for funds under the Public Housing Comprehensive Grant Program - Repairs to Existing Units and Housing Choice Vouchers to address the issues of tenants and applicants requiring accessible units.

Furthermore, THA is committed to ensuring that its policies and procedures provide individuals with disabilities the opportunity to participate in and benefit from its programs, services and activities. THA provides reasonable accommodations upon request to applicants and residents if they have a disability and reasonable accommodations are necessary for them to have the opportunity to enjoy offered programs, services and activities. Approximately 21% of the units in THA's property portfolio are accessible. The needs of public housing tenants and applicants on the waiting list of accessible units are as follows:

Branscomb

- 7 Handicap assessable units that are all leased;
- 13 Disabled applicants; and,
- 3 Tenants requested reasonable accommodations.

Hay Court

- 10 Handicap assessable units that are all leased;
- 6 Disabled applicants; and,
- 3 Tenants requested reasonable accommodations

Crescent East

- 7 Handicap assessable units that are all leased;
- 3 Disabled applicants; and,
- 0 Tenants requested reasonable accommodations

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

THA currently has 234 people on the waiting list for Public Housing Units and 1,575 people on the waiting list for Section 8 Vouchers. The need for affordable housing in particularly subsidized housing is in great demand in Tuscaloosa. In addition to the need for subsidized housing, the following identifies the most immediate needs of residents of public housing and Housing Choice voucher holder.

- Safety to include crime prevention
- Educational opportunities to create additional opportunities for jobs.
- Elimination of illegal drugs that often appear THA's properties by non-residents.
- Improved living environment
- Self Sufficiency opportunities to include homeownership education

How do these needs compare to the housing needs of the population at large

As mentioned previously, Tuscaloosa has a large renter presence and 60% of those renters are cost burdened. Furthermore, those that are very low income or 0-30% of the median income represent 74% of renters that are severely cost burdened. THA's waiting list for public housing units and Housing Choice vouchers, which is currently closed due to high demand, further identify that residents require more affordable housing opportunities. Tuscaloosa does not have an insufficient number of Housing Choice vouchers or public housing units, which causes a great deal of residents that are already low income to pay over 50% of their income towards housing expenses. Based on field observations from CNS and social service agencies, low income families are often subjected inferior housing due to limited income. In addition, the average annual income for public housing, permanent supportive housing, and tenant based represent very low incomes.

Discussion

According THA, 2,567 households are receiving rental assistance (917 public housing, 1,386 Housing Choice voucher (Section 8), 247 VASH, and 17 Shelter Plus).

The housing units leased under the Section 8 Rental Subsidy Program have to meet the Section 8 Program Housing Quality Standards and thus are in sound condition. Some of these units may need minor maintenance repairs or to have their heating systems replaced but these repairs are the responsibility of the owners of the units. The Public Housing Units are owned and managed by the Tuscaloosa Housing Authority. Because the units are all at least 30 years old, rehabilitation work and modernization are needed on most units. In 1992 and 1993, work was completed to eliminate lead based paint hazards from all of the Public Housing Units. For the past several years, Comprehensive Grant Program funds provided by HUD have been used to make repairs and modernize units in most of the complexes. The Tuscaloosa Housing Authority most recent 5 Year Plan covers Fiscal Years 2019-2023. A summary of the Annual Plan for Fiscal Year 2020 is included in this section of the City's Consolidated Plan. The staff of the City's Office Community and Neighborhood Services collaborates with officials of the Tuscaloosa Housing Authority on a regular basis to coordinate the implementation

Demo

of the City's Consolidated Plan with the implementation of the Tuscaloosa Housing Authority's 5 Year Strategic Plan.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

The City of Tuscaloosa-Office of Community and Neighborhood Services (CNS) plays a prominent role in the collection of data detailing the nature and extent of homelessness in Tuscaloosa County. CNS is the contracted lead for the implementation of the Homeless Management Information System (HMIS) and coordinates the logistics and volunteer training for the Point-In-Time (PIT) on behalf of AL-506 Continuum of Care (WACH).

Primarily, the estimates and descriptions in this section take into account information gathered from PIT counts and client-level data aggregated in the HMIS. However, CNS made additional considerations of pertinent information available. As anticipated, the reconstruction of The Salvation Army Center for Hope (SA) changed the extent and nature of the homeless population and needs.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	10	16	3	3	134
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	26	31	168	66	81	303
Chronically Homeless Individuals	0	11	15	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	0	6	20	0	0	0
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 26 - Homeless Needs Assessment

Data Source Comments:

Indicate if the homeless population is: Has No Rural Homeless

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Not Applicable. Data has been provided in the table above.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	12	12
Black or African American	29	10
Asian	0	0
American Indian or Alaska Native	0	0
Pacific Islander	0	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	0	6
Not Hispanic	41	20

Data Source

Comments:

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

To arrive at an advantageous estimate of the number of families in need of housing assistance, CNS considered heavily the information provided from the PIT count and HMIS data for families receiving shelter and services-only. Additionally, the count of families qualifying for services under the McKinney-Vento Act with the local schools systems, the Tuscaloosa Housing Authority public housing and Section 8 waitlists, and the Veteran Administration housing waitlists are important considerations. Based on the data available to our department, CNS conservatively estimates 1,500 families with children in need of housing assistance.

To anticipate the types of families with children in need of housing assistance, CNS considered important implications from the most recent US Census and projections made in the 2018 Five Year Affordable Housing Study to formulate the following breakdown:

- 1,200 (80%) very low income or below according to the 2020 Adjusted HOME Income Limits,
- 1,250 (50%) head of household with a disabling condition,
- 180 (12%) elderly or frail elderly head of household,
- 1350 (90%) single head of household,
- 855 (57%) white households,
- 600 (40%) black households, and
- 1050 (70%) households in need of supportive services (i.e. case management, health services, housing counseling, etc.).

CNS estimate of **chronically homeless individuals** is 7-10 men and 3-6 women who avoid emergency shelters and other housing initiatives. Instead they participate in services only (i.e. showers, meals, free health care, and warming stations).

We were unable to identify a single family that met the criterial for **chronically homeless families**.

Even though, more than 150 children identified for McKinney-Vento services, none were **unaccompanied children**.

The Veteran Administration estimates fewer than 10 male and 10 female **veterans** participating in residential programs solely due to homelessness. Furthermore, the VA indicated a waitlist of fewer than 10 individuals for a HUD-VASH voucher.

CNS was unable to identify a single **person with HIV/AIDS** in emergency shelter, transitional housing, or safe havens.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Thirty-nine African-Americans and 24 White-Americans were reported homeless on the night of the 2020 PIT count. The racial percentages were 62% African-American and 38% White-Americans for the total count.

Seventeen percent of the total count were whites living in shelter and 43% were African-American.

Seven children sheltered population in households with at least one adult and one child. They were all African-American. Notably no children or unaccompanied youth reported Hispanic ethnicity.

The unsheltered population only consisted of adults. Forty-six percent were white, 38% were African-American, and 15% were multi-raced.

Only 9% of the total homeless count indicated Hispanic ethnicity, they were all unsheltered.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

The 2020 PIT reported both sheltered and unsheltered homeless in urban areas on the night of the count. No rural homeless households were counted.

By far the largest percent of the 2020 PIT count were individuals in households without children at 85% of the total. Forty-three percent of the total PIT were African-Americans counted in shelter.

All of the categories increased when compared to the 2019 PIT count. The largest category increase was the number of unsheltered adults. The 2020 PIT counted 23 adults and 3 unaccompanied youth compared to the 2019 PIT reporting zero in each category.

Discussion:

CNS anticipated the smaller Homeless Needs Assessment numbers and estimates in comparison to the 2015-2019 Consolidated Plan. We attribute the smaller estimates to the reconstruction of The Salvation Army Center of Hope (SA) facility. Since its reconstruction, SA assumed the role of the central access point according to the WACH coordinated entry plan. The role enables SA to provide CNS with unduplicated client- and system- level data. This allows CNS to make more acute estimates than before.

It is important to note the 2018 Five Year Affordable Housing Study predicts a tight housing market in the near future. The study concluded that 60% of the City of Tuscaloosa renters are cost-burdened. The study reveals that a majority of our children live in poverty and in families headed by single women.

CNS anticipates the City of Tuscaloosa and Tuscaloosa Veterans Administration will announce having achieved Functional Zero for the veteran population. This achievement means the VA and its partnering agencies have capacity to move any homeless veteran and their family into permanent housing within 30 days.

The addition of the SA Street Outreach program provides insight into the increase of unsheltered homeless identified during the 2020 PIT. The count is coordinated with the help of volunteers and adding a street outreach professional provided valuable leadership to the efforts to count unsheltered residents.

Finally, CNS asserts that only 10% of the families in need of housing assistance reflect in the 2020 PIT count. PIT regulations have limited the scope of the count to emergency shelters, transitional shelters, safe havens, and individuals found in habitation not meant for humans. This eliminates the reports of children and their families who receive McKinney-Vento services from the school systems, families who are doubled-up with family, staying in hotels with their own funds, and households currently waiting for public housing or Section 8 vouchers. All of whom need housing assistance urgently.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

CNS allocates CDBG and HOME funding annually to meet the community development needs having a particular urgency because of existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs. As a result, we are intimately aware of the non-homeless special needs of this community and endeavor to prioritize these needs in our allocation decisions.

The estimates and descriptions provided in this section, take into account the data provided from the CDBG CAPER, service provider applications for funding, HMIS data, and information shared by community partners describing the community development needs of the city.

CNS identifies and addresses the following types of non-homeless special needs existing in the Tuscaloosa area: elderly and frail elderly, severe mental illness, developmental disability, alcohol/drug abuse, persons living with HIV/AIDS, and public housing residents.

Describe the characteristics of special needs populations in your community:

Elderly and Frail Elderly

According to U.S. Census data, 12% of the city's population is elderly. The percentage of elderly is expected to grow by 82.4% by year 2040.

Severe Mental Illness

CNS estimates the population of severe mental illness is close to 2,100 with 53% female and 46% male. The largest age group represented is 25-44, accounting for 29% of the total population.

Developmental Disability

The US Census lists 8% of the total population under 65 as living with a disability.

Alcoholic/Drug Abuse

CNS estimates the trend across the State of Alabama of increased percentages of persons who reported needing but not receiving treatment at a specialty facility for illicit drug use is reflective of this community's population.

HIV/AIDS

CNS acknowledges the number of new HIV/AIDS cases continues to increase in the Tuscaloosa community.

Public Housing Residents

The Tuscaloosa Housing Authority currently provides housing and subsidy to more than 2,500 households. Tenants are enrolled across the public housing, Section-8, VASH, and Shelter-Plus Care programs.

What are the housing and supportive service needs of these populations and how are these needs determined?

Elderly and Frail Elderly

The elderly need extensive housing assistance, transportation, elder abuse and neglect advocacy, food/meal assistance and access to quality of life opportunities (i.e. recreation, leisure, continuing education, etc.).

CNS determined these needs by considering US census data, assessing current delivery of services to the population, and reviewing community plans to improve and increase existing services to the elderly.

Severely Mentally Ill

The severely mentally ill need increased outpatient services, residential services, case management services, housing assistance, and prescription cost assistance these needs.

CNS determined these needs by considering US census data, assessing current delivery of services to the population, and reviewing community plans to improve and increase existing services to the severe mentally ill population.

Developmental Disabled

The developmental disabled population need increased residential care, day habilitation programs, supported employment, and housing subsidy.

CNS determined these needs by considering US census data, assessing current delivery of services to the population, and reviewing community plans to improve and increase existing services to the developmentally disabled population.

Alcohol/Drug Abuse

CNS determined these needs by considering published reports on alcohol and drug use, assessing current delivery of services to the population, and reviewing community plans to improve and increase existing services to the elderly.

HIV/AIDS

CNS determined the HIV/AIDS population to need patient-centered medical, testing and case management services. The entire community needs prevention and education to end the rate of newly diagnosed cases.

CNS determined these needs by considering published reports on persons living with HIV/AIDS, assessing current delivery of services to the population, and reviewing community plans to improve and increase existing supportive services to people with HIV/AIDS.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

Tuscaloosa is one of the five counties with the highest rate of new HIV infections.

The West Central portion of Alabama experienced 21 new cases (7% of total) of HIV. The number of prevalent cases is 1018 cases.

African Americans continue to lead in the number of new cases and prevalent cases across the state.

Men who have sex with men and Heterosexuals are tied at 21.6% of new cases across the state.

Discussion:

The AL-506 Continuum of Care (WACH) leads the efforts of prioritizing and ranking of needs for the delivery of services to the homeless within the Tuscaloosa community. We consider the priorities of WACH in the allocation of funding to agencies.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

The City of Tuscaloosa has a very broad need for public facilities and improvements. Over the course of the years, especially following our April 2011 tornados, several studies were conducted and plans implemented that showed proof of the City's need for sidewalk installations, street reconstruction, water/sewer improvements, construction and/or improvements of neighborhood facilities, and construction and/or purchase emergency rescue equipment well. Nevertheless, the City is committed to continuing to construct and improve where the need arises. Knowing that the need is great but sometimes unmet, we based our evaluation of needs on the expenses available and community input. Hence, responses regarding public facilities needs were similar to previous years in that the needs of public facility renovations was common theme, as well as improvements to low income neighborhoods including sidewalks, water and sewer lines.

How were these needs determined?

These needs were determined by comments from citizens during interviews, citizen comments during council meetings, comments from City Council members and the Mayor relative to their view of the ongoing conditions of the City and feedback from their constituents. In addition, a community assessment was conducted where city staff, city leaders, agencies, and pertinent stakeholders provided input and voiced their strong opinions. In addition, comments and recommendation were derived from input during public hearings for and plans of our Comprehensive Plan-Framework, Five Year Affordable Housing Study, and Analysis of Impediments.

Describe the jurisdiction's need for Public Improvements:

As mentioned, public facilities and improvements are essentially one of the same when utilizing federal dollars. Hence, responses regarding public facilities needs were similar to previous years in that the needs of public facility renovations was common theme, as well as improvements to low income neighborhoods including sidewalks, water and sewer lines.

How were these needs determined?

These needs were determined by comments from citizens during interviews, citizen comments during council meetings, comments from City Council members and the Mayor relative to their view of the ongoing conditions of the City and feedback from their constituents. In addition, a community assessment was conducted where city staff, city leaders, agencies, and pertinent stakeholders provided input and voiced their strong opinions. In addition, comments and recommendation were derived from input during public hearings for and plans of our Comprehensive Plan-Framework, Five Year Affordable Housing Study, and Analysis of Impediments.

Describe the jurisdiction's need for Public Services:

The City of Tuscaloosa has a high level of need for Public Service; however, the City also allocates annual general fund dollars to various agencies to enhance the social, health, and youth services in our communities. Annually, various agencies request funds for public service but there is not enough funds allocated to fund all eligible requests. Because of the percentage cap and the decrease in funds over the years, we have had to reduce the number of agencies fund as well as the amounts. However, all of our funded programs address the specific needs of our low-moderate persons and areas in the City. Unfortunately, other programs that also address critical public service needs are not funded but we do provide them the technical assistance necessary to leverage funds from other sources.

How were these needs determined?

These needs were determined by comments from citizens during interviews, citizen comments during council meetings, comments from City Council members and the Mayor relative to their view of the ongoing conditions of the City and feedback from their constituents. In addition, a community assessment was conducted where city staff, city leaders, agencies, and pertinent stakeholders provided input and voiced their strong opinions. In addition, comments and recommendation were derived from input during public hearings for and plans of our Comprehensive Plan-Framework, Five Year Affordable Housing Study, and Analysis of Impediments.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The City completed a 2018 Affordable Housing Study to get a more in depth look at the housing market and to determine where CPD resources should be allocated. The study and the CHAS data in the Consolidate Plan are closely in line with the overall analysis of Tuscaloosa's need. Tuscaloosa's housing prices are higher than pre-recession levels (2008) with a shortage of homes in moderate price points. In addition, with Tuscaloosa having a large college student presence because of the University of Alabama; the rental market has been distorted by the influx of "student-oriented" housing built to support that particular portion of the population. The City also understands that a significant portion of our population is cost burdened with the greatest impact being amongst our very low-to-low income renters. Furthermore, with significant portion of our housing stock being over 40 years old, and understanding that a portion of these homes are affordable units, the City understands the need to preserve these units. These findings determine a direction that the city will need to not increase the availability of affordable units, but also maintain the affordable housing stock that already exists.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

The Housing Supply Analysis provides an estimate of the current supply of housing in the City of Tuscaloosa. In this section, the existing housing inventory is examined, including the type and size by tenure (owner/renters).

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	21,990	49%
1-unit, attached structure	835	2%
2-4 units	4,620	10%
5-19 units	11,370	25%
20 or more units	5,555	12%
Mobile Home, boat, RV, van, etc	770	2%
Total	45,140	100%

Table 27 – Residential Properties by Unit Number

Data Source: 2011-2015 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	10	0%	350	2%
1 bedroom	125	1%	3,885	23%
2 bedrooms	1,630	10%	7,600	46%
3 or more bedrooms	14,080	89%	4,790	29%
Total	15,845	100%	16,625	100%

Table 28 – Unit Size by Tenure

Data Source: 2011-2015 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The City of Tuscaloosa's federally funded housing programs are targeted towards extremely low, low, and moderate-income families. The expected number of units targeted is determined annually through the citizen participation process. Expected accomplishments are consistent with five-year goals and accomplishments are reported annually in the Consolidated Annual Performance Report. See the FY 20 Annual Action Plan for specific proposed numbers.

The City is predominately comprised of 1-unit detached structures with 21,990 units accounting for 49% of the housing stock. The next largest property type is multi-family housing, 2-20 units accounting for 21,545, or 47% of the entire housing stock. Duplexes or multi-family housing being the second largest percentage of housing types in the City of Tuscaloosa is consistent with the student population and supply and demand trends. The existence of the University of Alabama in the City has caused a demand for more housing units per acre, and duplexes or multi-family housing is the most appropriate way to create units within zoning regulations. In addition largest property type of single unit detached structures is also significant to the City of Tuscaloosa due to the increased needs of those households seeking rehabilitation/repairs. The City allocates a significant amount of CDBG funding to address single-family detached home rehabilitation.

It is also significant that the majority of housing in Tuscaloosa is renter-occupied. Due to HUD regulations found under 24 CFR 570.202, Community Development is only allowed to work on 'owner-occupied housing units'; and therefore is unable to assist any rental households in need of housing rehabilitation.

This burden would fall to the property owner. The City targets owner-occupied housing for its housing rehabilitation programs.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

The City of Tuscaloosa does not foresee current affordable housing units being lost. The inventory of units in THA's Public Housing Developments will remain the same and the City will utilize their housing rehabilitation programs to maintain the current affordable housing stock. It is expected that THA will maintain their Section 8 contracts. THA continues to provide housing choice vouchers as long as vouchers are available. If a family is able to become self-sufficient and move out of an affordable unit, the waiting list is extensive to fill that unit. The City of Tuscaloosa also increases affordable housing units by working with its CHDOs and THA to construct single-family affordable housing and providing tenant based rental assistance (TBRA). The City also provides homeowner purchase assistance, increasing the number of available affordable units.

Does the availability of housing units meet the needs of the population?

Though the City of Tuscaloosa has designed its programs to increase efforts to provide available affordable housing, availability of units does not meet the needs of the population. This is demonstrated by extensive waiting lists for housing choice vouchers, high demand for rehabilitation assistance, and high demand homeowner affordable new construction. Lack of funding does not allow the City to address all affordable housing needs.

Assessing the existing and future housing demand is more complicated than outlining the existing housing supply. In order to determine if the housing market in Tuscaloosa meets the needs of the

population you must determine the relative demand and supply of the real estate market. To determine demand for housing you must take in to account factors like income, price of housing, cost and availability of credit, consumer preferences, investor preferences, price of substitutes and price of complements. The core demographic variable is population size and growth, followed by income and price of housing. The housing supply is determined using land, labor, and various inputs such as electricity and building materials.

The median home value for single-family housing in the City was estimated at \$173,900. There are multiple factors that are required in determining the income required to qualify for a mortgage at the median home value of \$173,900. The interest rate, annual real estate taxes, and monthly debt obligations of the borrower would all have to be considered. Ultimately, the Affordable Housing Study determined that there is shortage of homes available at moderate price points. Furthermore, in the administration of the City's downpayment assistance program, CNS has observed multiple issues to include poor quality of properties due to homebuyers not being able to qualify for mortgages needed for quality homeownership housing.

In the City's 2020-2024 Analysis of Impediments to Fair Housing, identified a disproportionate housing need with insufficient affordable housing in range of unit size. In addition, many households are cost burdened, paying over 30% of their wages in rent or mortgage, and have incurred debt and credit issues just out of the necessity of having a place to live.

Describe the need for specific types of housing:

Affordable housing units in general are a large need, to include single-family detached and rental. As identified in the current AI, a shortage of affordable owner-occupied units limits housing choice, especially along the routes of public transportation. Another specific type of housing need is accessible housing. This may be due to high cost of retrofitting units for ADA accessibility. The 2020-2024 AI also identified an inadequate supply of Section 8 or public housing. This has to do with the high demand and the volume of the waiting list to get into those units. THA utilizes 100% of their vouchers.

Discussion

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

The following tables show the cost of both owner and renter housing in the City of Tuscaloosa.

Cost of Housing

	Base Year: 2009	Most Recent Year: 2015	% Change
Median Home Value	145,800	168,300	15%
Median Contract Rent	514	612	19%

Table 29 – Cost of Housing

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	5,820	35.0%
\$500-999	9,295	55.9%
\$1,000-1,499	925	5.6%
\$1,500-1,999	220	1.3%
\$2,000 or more	370	2.2%
Total	16,630	100.0%

Table 30 - Rent Paid

Data Source: 2011-2015 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	1,075	No Data
50% HAMFI	4,385	910
80% HAMFI	11,235	3,245
100% HAMFI	No Data	4,810
Total	16,695	8,965

Table 31 – Housing Affordability

Data Source: 2011-2015 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	658	705	847	1,092	1,145

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
High HOME Rent	658	705	847	1,092	1,145
Low HOME Rent	586	628	753	870	971

Table 32 – Monthly Rent

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

The housing affordability table above suggests suggest that there is a severe deficit in available affordable housing for those that 0-30% of median income. The table also identifies that there is a slight shortage of affordable housing for 30-50% of the median income with a shortage of 60 units. It appears that those that are 50-80% of the median income more affordable housing options that are available.

How is affordability of housing likely to change considering changes to home values and/or rents?

The current real estate market is a seller's market. Home values have increased about pre-recession amounts. Lending practices will continue to impede the possibility of low-income persons being able to purchase homes due to credit and down payment requirements. Some banks do offer FHA and USDA loans, but even those programs require certain credit scores that can be challenging those that are low income. The City of Tuscaloosa does offer purchase assistance through their HOME program to lessen down-payment costs, but again, qualifying with a lender is a challenge for many low-income families. The housing market is slowly increasing, but lending terms are still a barrier to affordable housing.

According to the data above, there is a larger supply of rental units than owner-occupied units. Tuscaloosa tends to have high rental housing costs, with 55.9% paying up to \$1,000 for rent. There is a large demand for rental units in this price range because rental rates above \$1,000 are not affordable to low-income families. In addition, the Affordable Housing study identifies that large number of "student-oriented" housing distorts pricing for rental housing. According to the Units Size by Tenure table, 4,790 rental units are at least three-bedroom in the City of Tuscaloosa. However, this does not mean that low-income families can afford to live in those units, forcing many to reside in two-bedroom units not conducive to family size. This is what causes overcrowding. In addition, hefty deposits, moving costs, and utility costs continue to pose a challenge in finding affordable rental housing.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The local market is sustaining rental rates that match accordingly with HUD's published HOME/Fair Market rents, however 55.9% are paying rents of up to \$1,000 per month and 5.6% pay up to \$1,500 in rent not including utilities. Though THA provides Housing Choice Vouchers and has several subsidized

housing developments, high median rents may indicate the need for continued Tenant Based Rental Assistance. Landlord participation in subsidized housing programs is essential in maintaining affordable rental housing. In addition, the City will continue with its homeownership assistance and housing rehabilitation programs to provide ownership opportunities and preserve existing affordable housing.

Discussion

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

The following section outlines “selected” housing conditions as defined by the Census. These conditions are generally considered identifiers of substandard housing, although the last two conditions on the list relate to the household, not the housing unit. The Census defines a “selected” condition as:

- Lacking complete plumbing facilities
- Lacking complete kitchen facilities
- More than one person per room
- Housing costs greater than 30% of household income

An analysis of these items was completed in the Needs Assessment, which showed that cost burden was the most common condition in the City of Tuscaloosa.

Definitions

Definitions

Standard Condition: A dwelling unit in this category has no major defects or only slight defects, which are correctable through the course of regular maintenance. It must be in total compliance with applicable local housing and occupancy codes; be structurally sound; watertight and in good repair; be adequate in size with respect to the number of rooms and area of living space and contain the following:

- Safe electrical wiring system adequate for lighting and other normal electrical devices.
- Heating system capable of sustaining a healthful temperature (consistent with normal, year round climatic conditions).
- Separate, well-lighted and ventilated bathroom that provides user privacy and contains a sink, commode and bathtub or shower stall.
- Appropriate, sanitary and approved drainage system.
- Fully useable sink in the kitchen.
- Adequate space and service connections for a refrigerator.
- An unobstructed egress to a safe, open area at ground level.
- Be free of any barriers that would preclude ingress or egress if the occupant is handicapped.

Substandard Condition, but Suitable for Rehabilitation: A dwelling unit in this category does not comply with the standard criteria, or has minor defects that require a certain amount of correction but can still

provide a safe and adequate shelter or has major defects requiring a great deal of correction and will be safe and adequate once repairs are made.

To be suitable for rehabilitation, a trained housing specialist must carefully inspect the dwelling and prepare a work write-up of repairs necessary to bring it up to standard condition. A cost estimate of repairs will be prepared based on the needs identified in the work write-up. If these costs are equal to or less than 65% of the just value of the dwelling unit, then it will be considered suitable for rehabilitation.

The City of Tuscaloosa may authorize deviations based on unique aspects of each dwelling, owner, tenant, etc. on a case-by-case basis. Each deviation so approved must be thoroughly documented.

Sub-standard Condition but Not Suitable for Rehabilitation: A dwelling unit is in this category if a cost estimate of repairs, based on the needs identified in a work write-up, exceeds 65% of the just value as determined by the property appraisal or appraisal dated within 6 months of application. Such units are not eligible.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	3,960	25%	8,685	52%
With two selected Conditions	25	0%	285	2%
With three selected Conditions	0	0%	25	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	11,860	75%	7,625	46%
Total	15,845	100%	16,620	100%

Table 33 - Condition of Units

Data Source: 2011-2015 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	2,790	18%	4,480	27%
1980-1999	4,393	28%	4,795	29%
1950-1979	7,260	46%	5,850	35%
Before 1950	1,395	9%	1,500	9%
Total	15,838	101%	16,625	100%

Table 34 – Year Unit Built

Data Source: 2011-2015 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	8,655	55%	7,350	44%
Housing Units build before 1980 with children present	2,125	13%	955	6%

Table 35 – Risk of Lead-Based Paint

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	147	32	179
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 36 - Vacant Units

Alternate Data Source Name:

Structural Condition Survey

Data Source Comments: Data concerning the number of vacant substandard housing units in the City were taken from a survey of housing conditions completed by the City of Tuscaloosa's Office of Urban Development. This data is current as of August 2020.

Need for Owner and Rental Rehabilitation

Majority of Tuscaloosa's housing stock was built prior to 1980 at 55%, with 1-unit detached structures accounting for 49% of the housing stock followed by multi-family and duplex structures with 2-20 plus units accounting for 47%. According to the 2018 Affordable Housing Study, vacancy rates have decreased over time with 26.1% of units being vacant. Because of the age of housing in Tuscaloosa, It is estimated that approximately 41.5% of vacant units meet the definition of "substandard, not suitable for rehabilitation". These are assumed not to be suitable for rehabilitation due to dilapidation causing unsafe living environments, lack of heating, lack of kitchen facilities, and lack of complete plumbing facilities. In addition, the Affordable Housing Study determined that there was an 88% denial rate for those seeking home improvement loans.

The City of Tuscaloosa offers rehabilitation programs only for homeowners through Habitat for Humanity. Private rental unit owners are responsible for rental rehabilitations. Habitat has a lengthy housing rehabilitation list and completes approximately 12 or more rehabilitations a year. The City's Building and Inspection division also demolishes housing not suitable for rehabilitation.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Lead-based paint (LBP) poisoning remains as a top health hazard today, specifically for young children. Homes built prior to 1978 have the greatest risk of containing lead and pose a dangerous threat to infants, children under six, and pregnant women. Lead is a toxic metal that when absorbed into the body can cause brain or organ damage. Peeling lead-based paint or high levels of lead in dust can expose the lead resulting in a hazardous environment. The West Alabama District Health Department started a lead screening program in 1991 and screens children from 1 up to 6 years of age as part of a physical exam given under the Medicaid or Child Health and Welfare Programs. Children who are only six months of age are also screened if they are considered to be high risk (live in an older home or have parents employed in a high-risk occupation such as an auto mechanic). They have screened thousands of children since 1991 and have found over 500 with elevated levels of lead in their blood (10 uq-dl or more). If the level is over 15, lead abatement and nutrition guidance are provided and a venous blood test is completed. If the level is 20 uq-dl or higher, they are referred to a doctor for evaluation and treatment. From 1992 through 1994, approximately 50 children being tested by the District Health Department had repeat blood tests, which indicated levels of over 15 uq-dl. The addresses of these children were mapped and studied and it was determined that most of them lived in older areas of the City in Census Tracts 116, 117, 118 and 119, which contain the oldest housing units and are primarily low income. Most of the children having elevated levels of lead were from Black families. The Maude L. Whatley Health Clinic located in census tract 118 also conducts routine screening of all children from 9 months to 6 years of age to detect elevated levels of lead in their bloodstream

Calculating the percentage of households that are low to moderate income by the estimated number of units containing lead-based paint determines that approximately 1,041 owner-occupied units and 468 rental units occupied by families with children contain lead hazards. Without children, owner-occupied totals 4,241 and rental totals 3,602.

As part of the Housing Policies, CNS does follow HUD regulations/guidelines for those units built prior to 1978 and ensures that educational materials are given to the homeowner. In addition, the City will be further investigating and mitigating lead through the recently awarded Lead Hazard Abatement Program.

Discussion

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

Rental assistance is provided to low-income individuals or families under several different Federally funded programs. These programs may be “project based” or “tenant based.”

Project based assistance is provided to households occupying units in specific apartment complexes. Programs under which project based assistance is provided include (1) the Public Housing Program, (2) the Section 202 Program for elderly persons, (3) the Section 811 Program for disabled persons, (4) the HOME Program and (5) the Section 8 Rental Subsidy Program, all of which are funded by the U. S. Department of Housing and Urban Development (HUD).

Tenant based assistance is approved for specific low-income households instead of being tied to housing units in specific apartment complexes. Each approved household is provided a voucher of assistance under the Section 8 Rental Subsidy Program and can choose to live in any approved apartment or house located in any area of the City.

Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available			1,145	1,586			362	0	0
# of accessible units									
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

Tuscaloosa has 2,528 public housing developments. They are managed by Tuscaloosa Housing Authority and other housing providers like CSP. Quite naturally, there remains a high demand for these properties as there are limited affordable rental properties in Tuscaloosa.

Public Housing Condition

Public Housing Development	Average Inspection Score
McKenzie Court I	94
McKenzie Court II	99
Hay Court	88
Crescent East	89
Branscomb	88
Rosedale Court Phase I	92
Rosedale II	88
Rosedale III	77
CSP Village Apts	97
Oak Trace Apartments	96
Pinefield Apartments	96
McConnel Hills	99
Running Brook Apts	88
Riveredge Apartments	77
Kaulton Circle Apartments	93
Clara Verner Towers	93
Forrester Gardens	80
Watertower Place Apartments	82
Creekwood Village Apts	43
Bonita Terrace Apartments	88

Table 38 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

The housing units leased under the Section 8 Rental Subsidy Program have to meet the Section 8 Program Housing Quality Standards and thus are in sound condition. Some of these units may need minor maintenance repairs or to have their heating systems replaced but these repairs are the responsibility of the owners of the units. The Public Housing Units are owned and managed by the Tuscaloosa Housing Authority. Because the units are all at least 30 years old, rehabilitation work and modernization are needed on most units. In 1992 and 1993, work was completed to eliminate lead based paint hazards from all of the Public Housing Units. For the past several years, Comprehensive Grant Program funds provided by HUD have been used to make repairs and modernize units in most of the complexes. THA's annual 5-year plan is located with other attachments in this document.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

THA actively participates in multiple efforts to improve living conditions for public housing residents. This includes providing social service fairs and job fairs and encouraging a Resident council for tenants to operate. THA also has self-sufficiency programs and the ROSS Coordinator is currently seeking vertical training for adults and children. THA is also working with families and law enforcement to promote safety, crime prevention, and eradicate drugs from the developments. For the past several years, Comprehensive Grant Program funds provided by HUD have been used to make repairs and modernize units in most of the complexes. In 2020, THA plans to utilize \$1,495,541.52 in Public Housing Capital Funds to complete renovations, reconfigurations, and security features at Branscomb and Crescent East Apartments to preserve affordable housing units. THA recently completed \$1,367,225.94 in renovations and repairs.

Discussion:

Section 504 provides that no qualified individual with a disability should, only by reason of his or her disability, be excluded from the participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving Federal financial assistance. The Tuscaloosa Housing Authority applies for funds under the Public Housing Comprehensive Grant Program - Repairs to Existing Units and Housing Choice Vouchers to address the issues of tenants and applicants requiring accessible units.

Furthermore, THA is committed to ensuring that its policies and procedures provide individuals with disabilities the opportunity to participate in and benefit from its programs, services and activities. THA provides reasonable accommodations upon request to applicants and residents if they have a disability and reasonable accommodations are necessary for them to have the opportunity to enjoy offered programs, services and activities. Approximately 21% of the units in THA's property portfolio are accessible. The needs of public housing tenants and applicants on the waiting list of accessible units are as follows:

Branscomb

- 7 Handicap assessable units that are all leased;
- 13 Disabled applicants; and,
- 3 Tenants requested reasonable accommodations.

Hay Court

- 10 Handicap assessable units that are all leased;
- 6 Disabled applicants; and,

3 Tenants requested reasonable accommodations

Crescent East

7 Handicap assessable units that are all leased;

3 Disabled applicants; and,

0 Tenants requested reasonable accommodations

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

CNS leads the annual Housing Inventory Count that accounts for the bed count of facilities that participate in HMIS. Additionally, CNS has long established relationships with facilities and services that meet the need of homeless persons beyond the scope of HMIS. It is through the existence of these organizations and the valuable information they provide that we identify the special need populations and their needs for this community.

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	39	0	0	14	0
Households with Only Adults	55	0	0	13	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	8	217	0
Unaccompanied Youth	0	0	0	0	0

Table 39 - Facilities and Housing Targeted to Homeless Households

Data Source Comments:

Describe mainstream services, such as health, mental health, and employment services to the extent those services are use to complement services targeted to homeless persons

Tuscaloosa County Department of Human Resources administers food, family, and childcare assistance, which are essential to shortening a household length of time homeless and increasing their self-sufficiency.

Community Service Programs of West Alabama provides LIHEAP services that often prevent residents from losing their housing due to an inability to keep utilities connected. They also operate Head Start/Early Head Start providing free childcare/case management to families.

Indian Rivers Mental Health Center serve homeless and chronically homeless persons with mental illness and assists in identify temporary and permanent shelter, permanent supportive housing, and crisis services.

Whatley Health Center provides primary health services to the medically underserved in West Alabama. Whatley also has outreach programs like Healthcare for the Homeless.

Five Horizons provides comprehensive medical and non-medical case management services for individuals living with HIV/AIDS. Services include, but are not limited to, housing assistance, medication payment assistance, transportation assistance, food/personal hygiene items, support groups, and referrals. This agency also provides free testing.

Tuscaloosa County Health Department offers clinical and home health services to the public to include enrollment into health care, dental procedures, family planning, essential women's health, STD treatments, WIC, vaccinations, Medicaid Assistance Programs, Tuberculosis Testing/Treatment, and clinical laboratory testing.

Tuscaloosa County Comprehensive Career Center provides supportive services for job placement/training and filing unemployment claims.

Tuscaloosa Housing Authority provides housing placement for low-income residents. Operate public housing, Section-8, affordable housing development, VASH, and Shelter Plus Care programs.

City of Tuscaloosa provides housing counseling, affordable housing development, social service referrals, and funding to social services agencies.

Tuscaloosa Fire and Rescue provide case management to residents who misuse 911 due to a lack of insurance.

Tuscaloosa Police Department identifies/facilitates the escape of any individual suspected of being a victim of sex trafficking.

Area Agency on Aging of West Alabama assist seniors and their caregivers in coordinating resources/services that enable the older adult to maintain independence as long as possible.

Alabama Department of Rehabilitation Services implement a holistic list of services to maximize the potential of the developmentally disabled.

Tuscaloosa Veteran Administration provides 100 bed residential alcohol and drug abuse treatment, transitional shelter, and case management services to the veteran/homeless veteran population.

The Salvation Army provides emergency shelter, homeless prevention, rapid rehousing, street outreach programs, and veteran transitional housing opportunities.

Turning Point provides emergency shelter, homeless prevention, and rapid rehousing for families/individuals fleeing domestic violence.

Phoenix House is a state certified and supported residential rehab facility for substance abuse treatment that serves 16 females and 24 males. Residents stay for a minimum of 90 days to a maximum of one year and may move into 1 of 5 transitional homes adjacent to the primary facility for up to 18 months.

Shelton State Community College provides GED and Workforce Development services to increase employment potential.

Tuscaloosa City and County Schools provide education, transportation, financial assistance, food, and referral services to children identified as homeless according the McKinney-Vento Act.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

Tuscaloosa Co. Dept. of Human Resources administers food, family, and childcare assistance vital to increasing self-sufficiency. **Community Service Programs of W. AL** offers LIHEAP that often prevent residents from losing their housing due to an inability to keep utilities connected. Operate Head Start/Early Head Start providing free childcare/case management to families. **Tuscaloosa City and County Schools** offer education, transportation, financial assistance, food, and referral services to children identified as homeless. **Community Soup Bowl and East Tuscaloosa Soup Bowl** provide free meals Monday through Friday, year round and Wednesdays and Fridays at noon, year round respectively. Soup kitchens serve a large population of at risk and homeless individuals. **W. AL Food Bank** delivers nearly 250,000 pounds of food to nine counties each month and serves 98,000 people each year. It also provides bags of “weekend food” to elementary schools, makes deliveries to housing authority sites and delivers food to 500 senior citizens each month. **Indian Rivers Mental Health Ctr.**

serve homeless and chronically homeless people with mental illness and assists in find temporary and permanent shelter, permanent supportive housing, and crisis services. **Whatley Health Ctr.** offers primary health services to the medically underserved in W. AL. Also has outreach programs like Healthcare for the Homeless. **Five Horizons** offers inclusive medical and non-medical case mgmt. services for people living with HIV/AIDS to include housing assistance, medication payment assistance, transportation assistance, food/personal hygiene, support groups, and referrals. Also offers free testing. **Tuscaloosa Co. Health Dept.** offers clinical and home health services to include enrollment into health care, dental procedures, family planning, essential women's health, STD treatments, WIC, vaccinations, Medicaid Asst. Programs, Tuberculosis testing and treatment and clinical laboratory testing. **Area Agency on Aging of W. AL** assist seniors and their caregivers in managing resources/services that will enable older adults maintain their independence as long as possible. **FOCUS on Sr. Citizens** offers transportation to medical appointments for senior residents in emergency shelter. **AL Depart. of Rehabilitation Services** implements services to maximize the potential of developmentally disabled. **Tuscaloosa Housing Auth.** provides public housing, Section-8, affordable housing development, VASH, and Shelter Plus Care programs for low income people. **Salvation Army** offers emergency shelter, homeless prevention, rapid rehousing, street outreach programs, and veteran transitional housing. **Turning Point** offers emergency shelter for families/individuals fleeing domestic violence. **Temp. Emergency Services** offers client payments for unmet living costs, food assistance, shower facilities, and a thrift store. **Compassion Coalition** offers placements for hard to reach homeless. **Catholic Social Services** offers client payments for unmet living expenses. **Tuscaloosa VA** offers residential 100-bed alcohol and drug abuse treatment, transitional shelter, and case management services to veterans and homeless veterans. **City of Tuscaloosa** offers housing counseling, affordable housing development, social service referrals, and funding to social services agencies. **Tuscaloosa Fire and Rescue** offer case management to residents who misuse 911 due to a lack of insurance. **Tuscaloosa Police Dept.** identifies/facilitates the escape individuals suspected of being a victim of sex trafficking. **Tuscaloosa Co. Comprehensive Career Ctr.** offers supportive services for job placement/training and filing unemployment claims. **Shelton State Community College** offers GED and Workforce Development services.

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

CNS has identified a wide variety of facilities and services that assist persons who are not homeless but who require supportive housing. Our area is equipped to provide supportive services to the elderly and frail elderly, severe mental illness, developmental disability, alcohol/drug abuse, persons living with HIV/AIDS, and public housing residents.

To compile the list of special needs facilities and services CNS assessed HMIS records; applications for CDBG, HOME, and ESG funds; State agencies and departments, Federal agencies and departments, and information available to the community to identify community resources.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

Elderly and Frail Elderly

The elderly need extensive housing assistance, transportation, elder abuse and neglect advocacy, food/meal assistance, and access to quality of life opportunities (i.e. recreation, leisure, continuing education, etc.).

Severely Mentally Ill

The severely mentally ill need increased outpatient services, residential services, case management services, housing assistance, and prescription cost assistance.

Developmental Disabled

The developmental disabled population need increased residential care, day habilitation programs, supported employment, and housing subsidy.

Alcohol/Drug Abuse

Alcohol/drug abuse population need residential treatment services and increased counseling services.

HIV/AIDS

The HIV/AIDS population to needs patient-centered medical, testing and case management services. The entire community needs prevention and education to end the rate of newly diagnosed cases.

Public Housing Residents

THA described the supportive housing needs of their residents to be education, employment training, housing counseling, crime prevention, drug elimination, improved living environments, and safety.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Tuscaloosa Mental Health Alliance, Indian Rivers Mental Health Center, Druid City Hospitals, and North Harbor Pavilion all work diligently to coordinate plans to discharge mental and physical health patients to the level of care the patient requires.

The Salvation Army accepts patients if their prescriptions are filled and they can care for themselves physically.

The Tuscaloosa Housing Authority expedites shelter plus care to families identified through Indian Rivers Mental Health and Five Horizons does the same for HIV/AIDS patients.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

CNS plans to affect the needs of persons who are not homeless but have other special needs with CDBG, HOME, and ESG funds.

CDBG and HOME funds will provide improvements to public facilities and develop affordable housing units. Public services will include health services, transportation services, food services, legal services, childcare services, housing counseling, and rental assistance.

CNS will provide an Analysis of Impediments to Fair Housing study.

CNS will continue to affirmatively further fair housing with advocacy and education.

CNS will promote voter registration and increased access to local policy making processes and elected - officials.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

CNS plans to affect the needs of persons who are not homeless but have other special needs with CDBG, HOME, and ESG funds.

CDBG and HOME funds will provide improvements to public facilities and develop affordable housing units. Public services will include health services, transportation services, food services, legal services, childcare services, housing counseling, and rental assistance.

CNS will provide an Analysis of Impediments to Fair Housing study.

CNS will continue to affirmatively further fair housing with advocacy and education.

CNS will promote voter registration and increased access to local policymaking processes and elected-officials.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

The Analysis of Impediments to Fair Housing Choice (AI) was adopted by the City Council on August 4, 2020. The AI summarize actions to help eliminate the impediments to fair housing. In addition, resources, individuals, and other entities will be identified and timetables proposed for implementing actions. This will be updated, the impediments to fair housing choice will be identified, and actions taken or proposed to help eliminate the following impediments/fair housing issues:

- Impediment: Segregation (high priority)
- Impediment: Disparities in Access to Opportunity (medium priority)
- Impediment: Disproportionate Housing Need (high priority)
- Impediment: Racially or Ethnically Concentrated Areas of Poverty (R/ECAPs) (high priority)
- Impediment: Publicly Supported Housing (high priority)
- Impediment: Disability and Access (high priority)
- Impediment: Fair Housing Enforcement and Outreach (high priority)

Additional Information MA-40

AI Continuation

- Impediment: Segregation Moderate to high levels of segregation.Recommended Actions: Review zoning for areas with restrictions to housing development, including minimum lot requirements; make appropriate amendments every year for the next five years.Impediment: Disparities in Access to OpportunityAccess to low poverty areasAccess to proficient schoolsAccess to labor market engagement Recommended Actions:Review opportunities annually to increase funding sources for additional low-income housing in high opportunity areas.Continue to use CDBG funds to provide transportation services to low income and elderly households; review need for transportation annually.Continue to promote homeownership opportunities in high opportunity areas with financial assistance to homebuyers using HOME funds: 40 households over five (5) years. Access to labor market engagementExplore opportunities annually for redevelopment or rehabilitation of residential properties in high opportunity areas. Continue to use CDBG funds to rehabilitate housing units in high opportunity areas: 30 households over five (5) years.Impediment: Disproportionate Housing NeedInsufficient affordable housing in a range of unit sizesRecommended Actions:Review zoning for areas with restrictions to housing development, including minimum lot requirements; make appropriate amendments every year for the next five (5) years.Impediment: Racially or Ethnically Concentrated Areas of Poverty (R/ECAPs) (high priority)Moderate to high levels of segregationRecommended Actions: Review zoning for areas

with restrictions to housing development, including minimum lot requirements; make appropriate amendments every year for the next five years. Impediment: Publicly Supported Housing Insufficient affordable housing in a range of unit sizes Recommended Actions: Review zoning for areas with restrictions to housing development, including minimum lot requirements; make appropriate amendments every year for the next five (5) years. Review opportunities annually to increase funding sources for additional low-income housing in high opportunity areas. Impediment: Disability and Access Insufficient accessible affordable housing Impediment: Fair Housing Enforcement and Outreach Insufficient fair housing education Insufficient understanding of credit Insufficient fair housing infrastructure Discriminatory patterns in lending Recommended Actions: Promote fair housing education through annual or biannual workshops. Insufficient understanding of credit Promote annual outreach and education related to credit for prospective homebuyers. Partner with agency to provide financial literacy classes for prospective homebuyers on an annual basis. Add fair housing information to the City's website, review information annually.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	307	102	1	0	-1
Arts, Entertainment, Accommodations	4,838	8,559	20	22	2
Construction	1,155	1,760	5	4	-1
Education and Health Care Services	3,499	5,240	14	13	-1
Finance, Insurance, and Real Estate	1,627	2,624	7	7	0
Information	383	692	2	2	0
Manufacturing	3,879	5,633	16	14	-2
Other Services	804	1,450	3	4	1
Professional, Scientific, Management Services	1,706	2,919	7	7	0
Public Administration	0	0	0	0	0
Retail Trade	3,972	7,159	16	18	2
Transportation and Warehousing	1,103	2,126	5	5	0
Wholesale Trade	868	1,362	4	3	-1
Total	24,141	39,626	--	--	--

Table 40 - Business Activity

Data Source: 2011-2015 ACS (Workers), 2015 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	42,998
Civilian Employed Population 16 years and over	39,320
Unemployment Rate	8.58
Unemployment Rate for Ages 16-24	20.75
Unemployment Rate for Ages 25-65	3.33

Table 41 - Labor Force

Data Source: 2011-2015 ACS

Occupations by Sector	Number of People
Management, business and financial	8,470
Farming, fisheries and forestry occupations	990
Service	4,760
Sales and office	8,495
Construction, extraction, maintenance and repair	2,090
Production, transportation and material moving	2,410

Table 42 – Occupations by Sector

Data Source: 2011-2015 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	32,675	87%
30-59 Minutes	3,105	8%
60 or More Minutes	1,795	5%
Total	37,575	100%

Table 43 - Travel Time

Data Source: 2011-2015 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	1,670	280	2,985
High school graduate (includes equivalency)	6,735	290	3,590
Some college or Associate's degree	7,645	590	3,270

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Bachelor's degree or higher	11,910	240	2,815

Table 44 - Educational Attainment by Employment Status

Data Source: 2011-2015 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	335	505	175	450	545
9th to 12th grade, no diploma	1,225	1,115	885	1,805	1,115
High school graduate, GED, or alternative	4,609	3,490	2,550	4,601	3,225
Some college, no degree	16,680	2,770	2,260	3,955	1,805
Associate's degree	540	840	470	1,215	305
Bachelor's degree	1,785	3,320	1,980	3,645	1,480
Graduate or professional degree	215	1,545	1,440	3,040	1,565

Table 45 - Educational Attainment by Age

Data Source: 2011-2015 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,743
High school graduate (includes equivalency)	55,825
Some college or Associate's degree	85,117
Bachelor's degree	40,601
Graduate or professional degree	53,208

Table 46 – Median Earnings in the Past 12 Months

Data Source: 2011-2015 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

According to the included Business Activity table, the City of Tuscaloosa has four major employment sectors: Arts, Entertainment and Accommodations (AEA), Retail Trade, Manufacturing and Education and Healthcare Services. AEA represents 20 percent of all workers within our jurisdiction. Secondly, Retail Trade and Manufacturing each garner 16 percent of total workers, while Education and Healthcare Services has 14 percent, respectively. Combined these four sectors represent 66 percent of of workers and 67 percent of jobs within Tuscaloosa City.

Specifically, these percentages represent the large population of Tuscaloosa residents employed by larger, regional, national, and international brands and companies. For instance, the only manufacturing plant for Mercedes-Benz U.S. International (MBUSI) in the United States is located in Tuscaloosa. In addition to MBUSI, BFGoodrich/Michelin, Warrior Met Coal, Hunt Oil, Nucor Steel, Phifer Incorporated, and Coral Industries operate manufacturing facilities within Tuscaloosa's city limits. As a result, a proliferation of smaller independent components and systems companies have developed to support these manufacturing operations. Within the educational sector, Tuscaloosa is home to two public school systems as well as a cluster of colleges: Stillman College, a Historically Black College/ University, Shelton State Community College, one of the largest two-year colleges within the Western Alabama region, and the University of Alabama, the largest public research university within the state of Alabama. For Healthcare Services, Druid City Regional Medical Center, which serves seven counties in Western Alabama and a Veterans Administration Medical Center, is located within our jurisdiction. The bulk of employment in AEA and Retail are also dominated by local operations of national/ international chains, such as Target, Walmart, Barnes and Noble, Home Depot, Lowe's, Embassy Suites, Hotel Indigo, Holiday Inn Express, and Best Western.

Describe the workforce and infrastructure needs of the business community:

During stakeholder consultations with the Chamber of Commerce of West Alabama, West Alabama Regional Planning Commission, the Industrial Development Authority, as well as diverse private sector owners and community assessments, Tuscaloosa city as a significant and evolving workforce and infrastructure needs.

According to the consultations, the needs are in the five following industries: Healthcare; Retail Trade; Education Services; Manufacturing; and Accommodations/Food Services. Additionally, the five high-demand occupations within our jurisdiction and region are Team Assemblers; Laborers and Freight, Stock and Material Movers, Hand; Heavy and Tractor-Trailer Truck Drivers; Registered Nurses; and Customer Service Representatives.

Similarly, the five fastest growing occupations are Extruding and Drawing Machine Setters, Operators, and Tenders, Metal and Plastic; Industrial Engineering Technicians; Industrial Engineers; Molding, Coremaking, and Casting Machine Setters, Operators, and Tenders, Metal and Plastic; and Fiberglass Laminators and Fabricators.

Comparatively, the business community is in search of experienced, skilled workers that have basic, resource management, social, systems, and technical skills to be successful employees. The acquisition of these skills are consistent with educational and vocational attainment. Top employers in these industries typically require a college degree or certification for employment. Though Tuscaloosa is home to several colleges, only 15% of residents have some college or earned an associates and/or bachelor's degree or above. 3% of Tuscaloosa residents do not have a high-school diploma, suggesting the need for increased education and employment training. Further, as Arts, Entertainment, and Accommodations is a leading industry in Tuscaloosa, hourly rates must be increased for affordable living. Generally, persons

with higher educational levels utilize housing options and supportive services somewhat more effectively and efficiently than their counterparts with lower levels of educational attainment. In addition, research suggests that educational level has a bearing on acquiring or maintaining affordable permanent housing settings.

In terms of Infrastructure needs, the business and employee communities have consistently emphasized the need for expanded public transportation. Currently the City is home to seven bus routes that run only Monday through Friday from 5 am to 6pm. One route only runs Monday- Friday from 7 am to 2 pm. For four largest employment sectors, especially AEA, Retail Trade, and Manufacturing, the lack of 24 hour and weekend services are an impediment to employment access, especially for low to moderate-income persons and lower wage earners.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

Potential major economic impact changes include COVID-19 and the ELEVATE Tuscaloosa plan. COVID-19 continues to disrupt long standing economic and social structures and every part of life both economically and medically. Locally, 15% of Tuscaloosa residents have filed for unemployment and several small businesses—especially retail/restaurants have closed. In addition, COVID-19 may force persons re-entering the workforce to gain new skills to be able to compete in a significantly different job market. COVID-19 may also reduce student enrollment at the University of Alabama, which accounts for a significant portion of the tax base. With possibly losing over 100,000 football visitors each weekend, Tuscaloosa faces a significant negative economic impact to local businesses. Furthermore, sales tax directly influences the City’s operating budget and affect the provision of essential services such as Police, Fire, and garbage collection. In response to COVID-19, we anticipate the need for workforce development will grow with the following needs: Creation of remote/virtual learning programs for persons looking to re-enter the workforce; a greater focus on technology-based careers, such as cybersecurity, online marketing; Increased emphasis on professional “soft skills” to support a digital economy;

Emphasis on continuing education in digital products and technology (as digital products expire and update on average every two years); Emphasis on higher educational attainment, (the market may see an influx of advanced degrees re-entering the workforce due to lay-offs).

COVID-19 anticipates additional business support. The Chamber of Commerce of W. AL recently created a Small Business Relief Fund to offer assistance to business affected by COVID-19. To date, 260 small businesses (2-50 employees) have received a total of \$1,167,471 in direct financial assistance. This trend may continue and business support needs of the Tuscaloosa community will continue to expand. Anticipated support needs will be direct financial assistance to offset the operation of the business,

purchase of inventory, etc. Businesses may also need assistance bringing their services online and/or adapting their work model to accommodate different delivery models/modes.

In terms of infrastructure, businesses may have to restructure to accommodate reduced occupancy of buildings, the redevelopment of vacant buildings as businesses close and the opening of new businesses slows. There may also be a need for increased broadband bandwidth to support greater online activity. COVID-19 may also affect the provision of public transportation. Social distancing requirements have limited the number of persons allowed on buses causing a need to increase number of trips/buses.

The next major economic impact to Tuscaloosa is the adoption of the ELEVATE Tuscaloosa plan, adopted April 2019, is a simultaneous 1% sales tax increase for a series of approved projects and programs to improve education and boost the economy with recreational, cultural arts, parks, and connectivity offerings. The plan estimates revenues at \$500 Million over the next 30 years. With this plan, the educational investment of allowing high school seniors to earn up to 6 hours of college credit can begin to offset the need of 5,000 additional skilled workers by 2021 and the anticipated need for approximately 23,000 skilled workers by 2030. The plan anticipates an increased need for workers in the Arts, Entertainment and Accommodation and Retail Trade sectors. Infrastructure needs from ELEVATE could be increase in road reconstruction, including sidewalks, gutters, curb cuts, as the volume of traffic on the roadways and within the city will increase. Additionally, broadband expansion may be need created by these investments.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

With Manufacturing and Education and Healthcare Services being in the employer types for the Tuscaloosa community, attaining a certain level of education is imperative to obtaining sustainable employment in this area. Top employers in these industries typically require a college degree or certification for employment. Though Tuscaloosa is home to several colleges, only 15% of residents have some college or earned an associates and/or bachelor's degree or above. 3% of Tuscaloosa residents do not have a high-school diploma, suggesting the need for increased education and employment training. Further, as Arts, Entertainment, and Accommodations is a leading industry in Tuscaloosa, hourly rates must be increased for affordable living. Generally, persons with higher educational levels utilize housing options and supportive services somewhat more effectively and efficiently than their counterparts with lower levels of educational attainment. In addition, research suggests that educational level has a bearing on acquiring or maintaining affordable permanent housing settings.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

Alabama Industrial Development Training Institute (AIDT), recognized as one of the nation's most effective training programs, is a post-secondary education program that encourages economic

development through job-specific training. AIDT's Total Workforce Delivery System has provided thousands of skilled, motivated employees to Alabama industries since 1971.

Shelton State Community College-training/services to new/existing industries with a focus on workforce development. Programs include:

Commercial Carpentry- Classes will help students gain knowledge in safety, terminology, materials, and tools used daily in the field. Upon course completion, students will receive the NCCER national credential

Corporate Partnerships and Apprenticeships- Custom Designed training programs in partnership with manufacturing companies in Tuscaloosa city; MBUSI; Nucor Steel; Hunt Oil; and BF Goodrich.

Customized Training- Offers W. AL employers certified training in computer courses, Microsoft applications, industrial maintenance technology, customer service, leadership and supervision, and quality training. Training for Existing Business and Industry offers organizational development consultation, and development of customized training courses for specific business needs.

Ed2Go- Non-credit online courses are informative, convenient, and highly interactive. Can be utilized for professional development or to pursue a new career.

Forklift Operator Safety Training- Workforce Solutions offers short term, non-credit courses to meet the changing needs of the people in the West Alabama area.

Hospitality- Offers certifications as a Front Desk Representative, Guestroom Attendant and Restaurant Server.

Injection Molding- Offers injection molding courses designed to train qualified workers in the injection molding field and provide a training path to employment. Also available for mold setters.

Medical Technician Programs- Offers classroom instruction and laboratory work to meet the demands of the healthcare community.

MSSC Training- The Manufacturing Skill Standards Council (MSSC) offers both entry-level and incumbent workers the opportunity to demonstrate that they have acquired the skills increasingly needed in the technology-intensive jobs of the 21st century.

Ready to Work- The Ready to Work program provides a career pathway for individuals with limited education and employment experience. Training is provided at no cost to participants.

ServSafe Food Safety Training Program-Provides instruction on best practices in the food service industries.

Truck Driving- Upon successful completion of the program's course and passing the Department of Transportation (DOT) Road Test, the student will receive an operator's license from the Alabama Department of Public Safety and a certificate of completion from Shelton State.

WorkKeys - Through WorkKeys® profiling and assessments, employers are able to hire and retain the high-performance workforce

Alabama Technology Network (ATN) links Alabama manufacturers with technological resources from a network of universities, colleges, businesses, and government to deliver training that helps companies be more efficient, more productive, and more competitive.

Bill Taylor Institute offers training opportunities through its High School Apprenticeship and Community Apprenticeship programs.

AlabamaWorks -prepares ready workers to enter and/or transition into high demand occupations.

Each of these programs will support Tuscaloosa city's Consolidated Plan by offering the instructional expertise for connecting low-to-moderate income persons, persons with disabilities, survivors of domestic violence, and other job seekers to sustainable, living wage employment opportunities.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

No

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Discussion

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

Concentration is defined by a census tract where a minority group's population is ten percentage points higher in that census tract than its proportion in the City's population. Various outreach programs have performed several housing condition surveys, and have found that substandard housing is usually found in lower income neighborhoods with older housing stock. Majority of the housing in Tuscaloosa was built prior to 1980, indicating the need for housing rehabilitation and community revitalization throughout the City. Low-income census tracts that are considered to experience multiple housing problems include census tracts 116, 117, 118, and 119. Areas where households with multiple housing problems are concentrated include West Tuscaloosa and Alberta.

A site visit of West Tuscaloosa and Alberta revealed a number of currently vacant units as well as vacant lots that likely contained residential properties before demolition. It is clear that a high percentage of the residential properties in these areas are in sub-standard condition. This is most likely due to the age of the property and the amount of vacancy in the area.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

Census tracts 116-119 have above average levels of minorities and/or low income residents and have been determined areas of concentrations. The aforementioned census tracts will be target areas that the City will focus on for the 2020-2024 Consolidated Plan includes West Tuscaloosa and Alberta.

HUD defines areas of racial or ethnic concentration as geographic areas where the percentage of a specific minority or ethnic group is 10 percentage points higher than the City's overall percentage. The definition of a low-income concentration is that the Area Median Income of a Block Group must be below 50% of the Area Median Income for the Metropolitan Statistical Area (MSA).

Maps attached to this Consolidated Plan demonstrate areas of low-income, racial, and ethnic concentrations.

What are the characteristics of the market in these areas/neighborhoods?

Typically, distressed neighborhoods have an older housing stock, and areas of low and moderate-income concentration, as well as minority concentration. According to the Affordable Housing Study, property code and crime violations are clustered in core older neighborhoods.

Issues such as lack of public transit, access to jobs, housing problems, cost-burdened households exist in in these areas as well. There have also been some decline in commercial activity.

Are there any community assets in these areas/neighborhoods?

There are a number of community assets in these neighborhoods, including parks, community centers, recreational facilities, trails, community gardens, and libraries. In addition, several social service providers are located in the area or directly serve that area and provide shelter, food assistance, transportation, youth services, and senior services.

Are there other strategic opportunities in any of these areas?

Strategic opportunities for these areas include economic development initiatives to encourage economic expansion in the area: attracting business enterprises and opportunities, increasing job training and employability of area residents. The City will also maintain and improve affordable housing opportunities in the target areas by: demolishing/stabilizing vacant buildings (eliminating blighting conditions); utilizing vacant/dilapidated lots for in-fill housing; implementing a vacant building registry; providing housing rehabilitation services to low-income households; and providing homeownership down-payment assistance. The City will also pursue community cleanup programs as well as other neighborhood initiatives to strengthen these areas.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

The City of Tuscaloosa has four major providers of internet services who cover 95.12% of the city. There are two additional residential providers that provide coverage in 14% of the city, which is covered by the major four. The overall average speed of the internet provided in the city is 67.0 Mbps while the average statewide speed is 60.7 Mbps. Figure 1.1 shows providers in the area and certain selected statistics. All of this data is sourced from broadbandnow.com.

The City offers a variety of options for citizens that may lack broadband internet access. The Gateway Technology & Innovation Center in the Alberta area offers a variety of resources to residents including, Free public Wi-Fi inside and outside the building, tablets and laptops to loan out, 3D printers and many other technology resources. The Tuscaloosa Public Library has computer stations with access and free Wi-Fi. Unique to West End Tuscaloosa, a portion of Dr. Martin Luther King, Jr Drive has been fitted with open access Wi-Fi for residents to access free of charge. A map showing approximate coverage of Wi-Fi is shown in Figure 1.2.

Most households have the amenities required to connect to the internet. The main impediment for those who do not have internet are pricing of plans, previous delinquent accounts, and proper wiring from the switchboxes to their homes. This is to be expected and is supported by data that discusses the proportion of the population that is either cost burdened or severely cost burdened as this additional expense on top of higher rents serves as a barrier.

In addition, consultation with Tuscaloosa City Schools (TCS) provided an additional evaluation of the City's need regarding internet. According data collected by TCS, they estimate that approximately 10% of their student population (over 1,100 students) does not have access to reliable internet for virtual learning. Connectivity for learning requires higher network throughput and higher speeds are not available in all neighborhoods. TCS has attempted to combat this by providing approximately 580 hotspots before the start of the 2020-2021 school year. Figure 1.3 includes a TCS student density map to provide a snapshot of where students live. TCS has expressed a need for partnerships with the City and Tuscaloosa Housing Authority (THA) to provide wired and/or wireless infrastructure on THA properties and public neighborhood facilities and parks. In addition, establishing dedicated funding to ensure maintenance and expansion/improvement of this network.

A map of the city (figure 1.4) showing coverage indicates where coverage for AT&T and Xfinity (Comcast) internet is provided. Areas in red are Xfinity provided only. Areas in blue are AT&T only. Both companies service all purple areas. Black areas indicate that no service is provided. Upon a close up

review of this map, the areas in black are either outside of the City of Tuscaloosa limits or in uninhabited areas.

The internet over the past decade has become increasingly important to all persons. Students require internet access to complete schoolwork and adults require internet to work from home, pay bills, or search for jobs. In addition, with the advent of COVID-19, even medical care has become dependent on needing reliable internet access.

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

According to Broadbandnow.com, 6.7% or 7000 people have only one form of broadband internet available to them. More competition could result in reduced monthly costs and possibly faster services offered. AT&T and Xfinity (Comcast) are the two most prevalent providers in the area. AT&T does offer reduced cost plans for basic internet services. These services are sufficient for minimal usage; however, with more and more things such as healthcare, education, and employment going virtual, the need for higher speed and reliable and cost attainable internet will only grow.

Furthermore, there is a new communications company, CSpire, which is looking to expand in the Tuscaloosa area. This company has partnership with AL Power, which will provide their infrastructure access for fiber optics and the attachment of fiber optic cable. Based on their operations in Mississippi, their monthly cost of services for high-speed internet and cable is well below the cost Tuscaloosa residents currently pay for Comcast and AT&T. In consultation with CSpire, services will begin in the next 12-18 months, but this is not a definite timeline.

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

Climate change is not listed as an identified hazard on the Tuscaloosa County Multi-Hazard Mitigation Plan (2014). However, the following likely natural hazard risks to the City of Tuscaloosa would be associated with climate and weather patterns.

- Floods
- High Winds (tornados, hurricanes, severe storms)
- Winter/ Ice Storms
- Landslides
- Sink Holes and Land Subsidence
- Droughts
- Hail
- Extreme Temperatures
- Lightning
- Dam/ Levee Failures

Of these, high winds and extreme temperatures would be the most extensive. According to climatologist, the effect of climate change on tornadic activity is inconclusive. It is unclear how the intensity or frequency of tornados will increase, there may be more days featuring conditions that could be favorable for severe thunderstorm and tornado formation.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

Data that identify vulnerability to these risks unique to low-and moderate-income households are not readily available. The risks are in general not localized within the City; rather the population faces a similar risk.

The impact of high winds on residential areas can be presumed to have a disproportionate impact on lower income households given that the loss of residential structures would further constrain the supply of already scarce housing units. Furthermore, the Affordable Housing Study referenced that a significant portion of Tuscaloosa's housing stock is over 40 years old and that these homes were typically more affordable than newer homes. In addition, it was identified that Tuscaloosa residents attempting to make repairs to their homes through home improvement loans were denied at an 88% rate. It should also be considered that older affordable housing units without a mortgage may not present the appropriate homeowner insurance coverage to make the necessary repairs due it no longer being a requirement. Also, understanding that homeowner insurance pricing takes into account things like

credit score, house condition, and size of deductible to determine the premium, which, could drive the cost up for low-income households. In addition, with understanding that according to AI data, homeowners with a mortgage had a 17.3% cost burden rate and 12.9% severe cost burden rate. In addition, of the severe cost burdened homeowners, the very low-to-low income households made up 66% of those households demonstrating a greater vulnerability.

The City can also reference the April 27, 2011 tornadoes that damages destroyed 4,289 homes in the City limits with a large percentage of these homes identified as rental homes in low-income areas. The HUD Alabama Housing Needs Assessment release in October 2011 identifying rental-housing units with unmet needs totaled 1,066 in the City. The City would ultimately develop various programs within CDBG-DR and regular CPD funds to address the loss of affordable housing rental and homeownership units.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The City of Tuscaloosa's Strategic Plan will serve as a guide for addressing needs throughout the community for 2020-2024. Utilizing data gathered from the Housing and Homeless Needs Assessment, Housing Market Analysis, citizen participation process, and agency consultation, the City has identified its priorities for allocating funds for the next five years. The Strategic Plan outlines goals and objectives for addressing need and indicates proposed accomplishments expected during the Consolidated Plan period.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 47 - Geographic Priority Areas

1	Area Name:	City of Tuscaloosa L/M areas
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Housing
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The locations of housing units or families to be assisted normally vary with the type and purpose of the program under which assistance is provided. Rehabilitation assistance under the City's CDBG funded Housing Rehabilitation Program has been targeted to census tract 118 since 1978. The HOME funded program for the rehabilitation of owner occupied units is available to any eligible low-income owner household anywhere in the City. The HOME funded program to help in the rehabilitation of rental units is available to the owners of qualified units in any areas of the City. Obviously, such housing rehabilitation programs will provide assistance to older housing units where such units are found primarily in the central and western areas of the City and in some areas of the Alberta community. The rehabilitation of units in any of these areas should promote further neighborhood revitalization.

These older, developed areas of the City also already contain most necessary services and facilities. The general locations where the construction of new units for low-income persons would be recommended include every census tract in the City. The recommended tracts contain many different locations that have the services, facilities and environmental conditions necessary to satisfy the site criteria or standards of many Federal programs. The diversity of the potential locations covering much of the City will allow for increased housing and locational choices for lower income persons. Potential locations include newly developed areas of the City where new employment opportunities, new shopping facilities, and schools are found.

City of Tuscaloosa projects will benefit low-income persons who may reside in any area of the City and thus the project location will be said to be "community wide." Several projects are targeted to specific areas (census tracts or block groups) where the residents are primarily of low-income status. Other projects will be undertaken at a specific street location or the street address of the agency carrying out the project will be shown to be the project location.

An area of low-income concentration is a census tract (or block group within a tract) in which 51 percent or more of the persons were low-income in 2010. Because the emphasis of the Community Development Block Grant and HOME programs is to provide assistance to low-income persons, there are direct correlations between the project locations and low-income areas. Because many of the City's minority residents are also low-income, the project locations also strongly correlate with areas of minority concentration. In the City's 2020-2024 Consolidated Plan, about 50% of projects are considered "community wide" where entitlement assistance is based upon L/M income status and other programmatic eligibility. The other 50% are site specific (area benefit) and all meet the national objective of benefiting low to moderate-income persons. The site specific (area benefit) sites include Census Tracts 123.05, 124.05, 117.03, 118, 128, and 116. All these census tracts have concentrations of low-income and minority concentration as demonstrated in Map. No. 1 and No. 2.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 48 – Priority Needs Summary

1	Priority Need Name	Increase and/or Maintain Affordable Housing Units
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	City of Tuscaloosa L/M areas
	Associated Goals	Quality Affordable Housing Units
	Description	New construction and preservation of safe and decent affordable housing.

	Basis for Relative Priority	The 2018 Affordable Housing Study identified that a significant portion of Tuscaloosa's households are cost burdened. Housing prices are increasing above the pre-cession levels. The study also found that the large number of students has influenced the local rental market by distorting prices. In addition, developers have focused more on "student oriented" housing because of the higher return that is received. This has caused a need to add affordable housing units as low to moderate income individuals are paying more for housing than recommended affecting stability. It was also identified that a significant portion of Tuscaloosa's housing stock is over 40 years old with many requiring significant updates. Understanding that these homes are more than likely more affordable than new homes, it becomes necessary to address the need to preserve affordable units in addition increasing affordable units.
2	Priority Need Name	Increase Access/Maintain Affordable Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	City of Tuscaloosa L/M areas

	Associated Goals	Quality Affordable Housing Units Poverty Reduction and Self-Sufficiency
	Description	Provides services or programs to low to moderate-income community who is at risk of gaining access to affordable housing or being to maintain affordable housing. This will include tools like pre-purchase/post purchase counseling, foreclosure counseling, homeless prevention to include legal services for eviction, down payment assistance, and all other tools available to keep open access to affordable housing.
	Basis for Relative Priority	Understanding that with a significant portion of Tuscaloosa's population being cost burdened, households are over extended and live within a delicate balance of being able to pay their bills. Any emergency, sickness, or crisis could cause a decrease in pay and therefore affect their ability to maintain housing. The purpose of this priority is to identify that these tools are needed to help protect families that live in this delicate balance and need help with accessing or maintaining affordable housing.
3	Priority Need Name	Development & Stabilization of Communities
	Priority Level	High

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	City of Tuscaloosa L/M areas
	Associated Goals	Neighborhood Revitalization and Livability Poverty Reduction and Self-Sufficiency Public Services for L/M Income Individuals Economic Development/Workforce Development
	Description	Addresses the various needs of individuals and families to include youth, seniors, and other vulnerable populations to provide stabilization services.
	Basis for Relative Priority	The community assessments completed by citizens as a part of the citizen participation process identified a great need for youth services, food assistance, medical assistance, and mental health services.
	4 Priority Need Name	Public Infrastructure & Facility Investment
	Priority Level	Low

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents
	Geographic Areas Affected	City of Tuscaloosa L/M areas
	Associated Goals	Neighborhood Revitalization and Livability
	Description	Provides equitable access for underserved populations to roads, water/sewer, sidewalks, youth centers, senior centers, etc.
	Basis for Relative Priority	Citizens and stakeholders expressed their interest in infrastructure and facilities with community planning and development funds. While this was not identified as high of a priority as others, this has been one of the constant areas of need city wide to include low to moderate-income areas.
5	Priority Need Name	Employment Training & Educational Opportunities
	Priority Level	Low
	Population	Extremely Low Low Moderate Non-housing Community Development
	Geographic Areas Affected	City of Tuscaloosa L/M areas
	Associated Goals	Poverty Reduction and Self-Sufficiency Economic Development/Workforce Development
	Description	Employment Training and education opportunities to prepare for higher paying jobs.

	<p>Basis for Relative Priority</p>	<p>Citizens and stakeholders have expressed the importance of workforce development in the community assessment. Providing the necessary job skills and education will prepare Tuscaloosa's workforce for better job opportunities. Employment training and education opportunities are important especially to assist those that are underemployed to help stabilize individuals and families.</p>
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Narrative (Optional)

Community needs were determined through the Community Assessment completed by citizens and community stakeholders, housing providers, and service providers and through consultation with City staff and attendees at public hearings.

Key factors affecting the determination of the five-year priorities included: 1) the types households with greatest need for assistance; 2) those activities that will best address their needs; and 3) the limited amount of funding available to meet those needs.

The Community Assessment and consultation with City staff and local service providers identified the following needs with medium to high priority levels, not in any priority order:

- Development of affordable housing to include land acquisition for future development
- Rehabilitation of homes to include disabled senior citizens and alternate financing opportunities
- Housing counseling to include credit counseling, pre-purchase counseling, eviction counseling, etc.
- Remove zoning code barriers
- Incubator to include opportunities for trade industry
- Health education and access
- Youth services to include nutrition and mentoring services
- Neighborhood Revitalization
- Senior services, transportation services, crime prevention, sidewalks for connectivity, broadband connection, workforce development, public facility improvements, assistance for renters to include rent and utilities, childcare assistance, services, improve access by removing language barriers, legal assistance, family/partner/child abuse prevention, and water sewer improvements

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	As demonstrated in the Needs Assessment and Market Assessment, the City is has a high level of cost burdened renters with most significant impact being amongst very low-to-low income households. The AI and Affordable Housing Study supports these findings. With “student oriented” rental housing driving the market and limited availability of affordable housing rental units, the intervention of TBRA is deemed necessary.
TBRA for Non-Homeless Special Needs	According to the AI, approximately 11% of the City’s population has a disability. In addition, special needs populations, including those who have HIV/AIDS, experienced domestic violence, and the elderly may require TBRA due to the increased barriers faced in accessing adequate supportive services as well as maintaining stable income for housing costs. As such, these populations may require TBRA. Tuscaloosa will continue to consult with the CoC, stakeholders, and partners working with these populations throughout this Consolidated Plan cycle to understand their needs.
New Unit Production	The AI, Affordable Housing Study, and CHAS data supports the need for additional affordable housing units with multiple bedroom type configurations. The City considers this priority and the Community Assessment supports this as well.
Rehabilitation	The Affordable housing study determined that a significant portion of the City’s housing stock is over 40 years old. In addition, there was 88% denial rate for home improvement loan applications. This data supports homeowner rehabilitation as a priority of the City.
Acquisition, including preservation	The Affordable Housing Study supports acquisition of land to support affordable housing. Rising cost of land often drives up housing costs, which leads to affordability issues. Land acquisition of identified property for affordable housing development especially in areas that have not seen drastic land price increases could be a valuable tool for future development.

Table 49 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

This section outlines CDBG and HOME funds the City of Tuscaloosa anticipates receiving on an annual basis for the 2020-2024 period covered by this Consolidated Plan.

The City of Tuscaloosa's anticipated annual allocations include:

- CDBG - \$823,209.00 with \$3,292,836.00 available for the remainder of the Consolidated Plan.
- HOME - \$456,439.00 with \$1,825,756.00 available for the remainder of the Consolidated Plan.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	823,209	65,503	0	888,712	3,292,836	The Community Development Block Grant (CDBG) program is a program that provides communities with resources to address a wide range of community revitalization needs

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	456,439	335,943	0	792,382	1,825,756	HOME funds are designed to address affordable housing needs.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - federal	Acquisition Admin and Planning Economic Development Homebuyer assistance Housing Multifamily rental new construction New construction for ownership Public Improvements	0	0	0	0	7,654,689	Block Grant (CDBG-DR-1 and CDBG-DR-2) from the US Department of Housing and Urban Development to address disaster related issues and start the recovery process as a result of the April 27, 2011 tornadoes Presidential declared disaster (FEMA DR-1971).
Other	public - federal	Admin and Planning Other	0	0	0	0	2,999,871	The City was awarded a Lead Hazard Reduction grant to address approximately 200 units with lead hazard abatement.

Table 50 - Anticipated Resources

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

Community Development Block Grant:

The Community Development Block Grant Program regulations do not require that local funds or resources be expended as a match for the program grant. However, on many Community Development Block Grant funded activities, local agency or government funds are also expended but these are not shown as matching funds.

HOME Investment Partnerships Program:

The City of Tuscaloosa's match liability for the HOME Program equals 12.5% of funds drawn down for project costs during the program year from April 1st through March 31st. However, according to the waiver provided in the CARES Act, the 2020 HOME program will have a 0% matching liability.

Future match to be provided for 2021-2024 HOME grant will come from any excess match carried over and from thousands of volunteer hours provided by volunteers working on houses constructed by Habitat for Humanity of Tuscaloosa, Inc. on projects funded under the City's HOME Program.

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

There currently no new identified publically owned land or property that being considered in the implementation of this plan. It should be mentioned that in the 2015-2019 Consolidated Plan, the City donated the "Springer Property" located on 29th Street in West Tuscaloosa to the Tuscaloosa Housing Authority (THA) for the development of affordable housing. THA is still developing this project and it is included in this Consolidate Plan with phase V identified for funding in the 2020 Action Plan.

Discussion

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
COMMUNITY SERVICE PROGRAM OF WEST ALABAMA, INC	Non-profit organizations	Non-homeless special needs Ownership Rental public services	Region
Big Brothers Big Sisters of W Alabama	Non-profit organizations	Non-homeless special needs public services	Jurisdiction
HABITAT FOR HUMANITY OF TUSCALOOSA	CHDO	Ownership	Jurisdiction
THE SALVATION ARMY	Community/Faith-based organization	Homelessness public services	Jurisdiction
Tuscaloosa Housing Authority	PHA	Ownership Public Housing Rental	Jurisdiction
Legal Services of Alabama, Inc	Non-profit organizations	Homelessness Non-homeless special needs public services	Jurisdiction
West Alabama AIDS Outreach	Non-profit organizations	Homelessness Non-homeless special needs public services	Jurisdiction
TUSCALOOSA PARKING & TRANSIT AUTHORITY	Public institution	Non-homeless special needs public services	

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
CITY OF TUSCALOOSA	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
Family Counseling Service of Tuscaloosa County	Non-profit organizations	Non-homeless special needs public services	Jurisdiction
Indian Rivers Mental Health Center	Public institution	Homelessness Non-homeless special needs public services	Jurisdiction
West Alabama Coalition for the Homeless	Continuum of care	Homelessness Non-homeless special needs public services	Jurisdiction

Table 51 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The City of Tuscaloosa's participation and direct relationship with the Continuum of Care allows for a coordinated system for the delivery of services to meet the homeless needs. Additionally, providing ESG funding to agencies that provide shelter services, homeless prevention, and rapid rehousing activities ensures that the homeless and special needs populations are receiving the services needed through a structured delivery system.

United Way of West Alabama works with numerous area service providers, counties, state, and local government to provide 2-1-1 services to the region. Collaborating with the 2-1-1 service engages local government, agencies, business leaders, information and referral specialists, and community volunteers to create a venue that connects a caller's needs(s) with the correct agency to assist. This coordination effort not only reduces costs, but also allows the City of Tuscaloosa to provide a much greater level of service to consumers.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	X
Mortgage Assistance			
Rental Assistance	X	X	X
Utilities Assistance	X	X	X
Street Outreach Services			
Law Enforcement	X		
Mobile Clinics	X	X	X
Other Street Outreach Services	X	X	X
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X	X	X
Education	X	X	X
Employment and Employment Training	X	X	X
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	X
Other			
	X	X	X

Table 52 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

Tuscaloosa County Department of Human Resources administers food, family, and childcare assistance, which are essential to shortening a household length of time homeless and increasing their self-sufficiency. **Community Service Programs of West Alabama** provides LIHEAP services that often prevent residents from losing their housing due to an inability to keep utilities connected. They also operate Head Start/Early Head Start providing free childcare/case management to families. **Indian Rivers Mental Health Center** serve homeless and chronically homeless persons with mental illness and assists in identify temporary and permanent shelter, permanent supportive housing, and crisis services. **Whatley Health Center** provides primary health services to the medically underserved in West Alabama. Whatley also has outreach programs like Healthcare for the Homeless. **Five Horizons** provides comprehensive medical and non-medical case management services for individuals living with HIV/AIDS. Services include, but are not limited to, housing assistance, medication payment assistance, transportation assistance, food/personal hygiene items, support groups, and referrals. This agency also provides free

testing. **Tuscaloosa County Health Department** offers clinical and home health services to the public to include enrollment into health care, dental procedures, family planning, essential women's health, STD treatments, WIC, vaccinations, Medicaid Assistance Programs, Tuberculosis Testing/Treatment, and clinical laboratory testing. **Tuscaloosa County Comprehensive Career Center** provides supportive services for job placement/training and filing unemployment claims. **Tuscaloosa Housing Authority** provides housing placement for low-income residents. They also operate public housing, Section-8, affordable housing development, VASH, and Shelter Plus Care programs. **City of Tuscaloosa** provides housing counseling, affordable housing development, social service referrals, and funding to social services agencies. **Tuscaloosa Fire and Rescue** provide case management to residents who misuse 911 due to a lack of insurance. **Tuscaloosa Police Department** identifies/facilitates the escape of any individual suspected of being a victim of sex trafficking. **The Salvation Army** provides emergency shelter, homeless prevention, rapid rehousing, street outreach programs, and veteran transitional housing opportunities. **Turning Point** provides emergency shelter, homeless prevention, and rapid rehousing for families/individuals fleeing domestic violence. **Phoenix House** is a state certified and supported residential rehab facility for substance abuse treatment that serves 16 females and 24 males. Residents stay for a minimum of 90 days to a maximum of one year and may move into 1 of 5 transitional homes adjacent to the primary facility for up to 18 months. **Shelton State Community College** provides GED and Workforce Development services to increase employment potential. **Tuscaloosa City and County Schools** provide education, transportation, financial assistance, food, and referral services to children identified as homeless according the McKinney-Vento Act.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

Because of the increased demand for assistance and decreasing grant and donor contributions, the cost burden placed on service providers to help with financial, rent, mortgage, and utility assistance has created a gap in available funds for assistance. Faith based organizations are also attempting to fill in the gap in services as local churches serve this at risk population with food, clothing, prescription assistance, transportation, life skills classes, and counseling.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

Through efforts to assure capable staffing, organization, and agency coordination, the City of Tuscaloosa and the Continuum of Care are working toward a fluid delivery system that functions in an efficient manner. Potential gaps in service through the institutional delivery system include:

- Lack of informational outreach to the public; and
- Lack of knowledge of available resources

The City and its partners are working to eliminate these gaps through the citizen participation process and by providing information and referrals to the public regarding its programs and services.

The Continuum of Care and the City continue to work with key stakeholders to ensure that CoC, ESG, private and other funds are most effectively utilized in order to prevent and end homelessness. Through efficiency, this coordination created additional financial assistance, legal assistance, and case management opportunities for those at risk of homelessness and those in need of rapid re-housing.

The CoC has also set the following goals to address priority needs:

- Develop and secure resources to address unique needs of chronic homeless persons; and
- Coordinate efforts within the community to address the needs of persons who are chronically homeless; and
- Create additional units of permanent housing for homeless individuals and families.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Quality Affordable Housing Units	2020	2024	Affordable Housing Homeless	City of Tuscaloosa L/M areas	Increase and/or Maintain Affordable Housing Units Increase Access/Maintain Affordable Housing	CDBG: \$1,966,098 HOME: \$2,618,138	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 60 Households Assisted Homeowner Housing Added: 40 Household Housing Unit Homeowner Housing Rehabilitated: 75 Household Housing Unit Direct Financial Assistance to Homebuyers: 20 Households Assisted Tenant-based rental assistance / Rapid Rehousing: 35 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Neighborhood Revitalization and Livability	2020	2024	Non-Housing Community Development	City of Tuscaloosa L/M areas	Development & Stabilization of Communities Public Infrastructure & Facility Investment	CDBG: \$1,548,701 HOME: \$0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3500 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 250 Households Assisted Housing Code Enforcement/Foreclosed Property Care: 250 Household Housing Unit
3	Poverty Reduction and Self-Sufficiency	2020	2024	Homeless Non-Housing Community Development	City of Tuscaloosa L/M areas	Increase Access/Maintain Affordable Housing Development & Stabilization of Communities Employment Training & Educational Opportunities	CDBG: \$175,000 HOME: \$0	Public service activities for Low/Moderate Income Housing Benefit: 2500 Households Assisted Homelessness Prevention: 450 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Public Services for L/M Income Individuals	2020	2024	Non-Housing Community Development	City of Tuscaloosa L/M areas	Development & Stabilization of Communities	CDBG: \$351,246	Public service activities other than Low/Moderate Income Housing Benefit: 2500 Persons Assisted
5	Economic Development/Workforce Development	2020	2024	Non-Housing Community Development	City of Tuscaloosa L/M areas	Development & Stabilization of Communities Employment Training & Educational Opportunities	CDBG: \$75,000	Public service activities other than Low/Moderate Income Housing Benefit: 230 Persons Assisted

Table 53 – Goals Summary

Goal Descriptions

1	Goal Name	Quality Affordable Housing Units
	Goal Description	Support the national objective of providing decent and affordable housing through rehabilitation of substandard housing and construction of new units, purchase assistance, homeless prevention assistance, housing counseling, and tenant-based rental assistance.
2	Goal Name	Neighborhood Revitalization and Livability
	Goal Description	Support the national objective of providing a suitable living environment through a variety of activities to include public facilities (youth centers, parks, etc.), transportation infrastructure (streets, sidewalks, lighting, etc.), community cleanup programs/code enforcement, and neighborhood-based public service programs serving a targeted clientele, or related programs or activities. This project also includes repayment of Section 108 Loan related to renovations at the former Jemison Hardware Building now the Dinah Washington Cultural Arts Center.

3	Goal Name	Poverty Reduction and Self-Sufficiency
	Goal Description	Poverty-reduction programs that support self-sufficiency including homeless prevention activities, housing counseling activities that promote, and other programs that provide services to stabilize a family.
4	Goal Name	Public Services for L/M Income Individuals
	Goal Description	An extended network of public agencies in Tuscaloosa provides free or low cost services to low-income persons, including senior citizens, youth, adults with severe disabilities, persons with mental illness, etc. Because only 15% of the City's annual Community Development Block Grant (and the amount of prior year program income, factored together) can be allocated for public service activities, the CDBG Program cannot possibly address all public service needs in the City.
5	Goal Name	Economic Development/Workforce Development
	Goal Description	Support the national objective by promoting economic development through job training, educational opportunities, and other activity that supports the maintaining or creation of jobs.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

The City of Tuscaloosa will provide affordable housing opportunities utilizing HOME funds to approximately 95 households through new construction (40), purchase assistance (20), and TBRA activities (35). The City is providing this conservative estimate of 95, but anticipates an even greater number depending on program income/recaptured funds. Of the 95 households, 22 will be extremely low-income (22-TBRA), 49 will be low-income (13-TBRA, 11-purchase assistance, 25-new construction) and 24 will be moderate income (9-purchase assistance and 15-new construction).

The remainder of affordable housing activities will be further supported with the use of CDBG funds.

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

The City of Tuscaloosa has a large number of people with mental and/or physical disabilities. Therefore, the need for accessible units is high. Currently, the City of Tuscaloosa does not have vouchers designated for the disabled, however, tenants have the right to ask for reasonable accommodation according to federal regulations and THA is available to help locate accessible units if requested. In addition, based on the AI, it was identified that 21.9% of publicly supported housing units are accessible. This percentage exceeds the rate of disability for the general population of the City.

The THA will make reasonable accommodations for individuals with disabilities, consistent with Section 504 of the Rehabilitation Act of 1973, and the Fair Housing Amendments Act of 1988. The THA shall make its accessible units available to persons who have mobility impairments. In the event that no mobility-impaired applicants are available, those units shall be assigned to other applicants. However, applicants receiving accessible apartments shall be required to sign an agreement with the THA that shall state that “in the event a mobility impaired applicant becomes available and requires their unit, they shall be reassigned to another suitable unit within the THA”.

Activities to Increase Resident Involvements

The City of Tuscaloosa will continue to expand and enforce our Section 3 plan, which encourages utilizing low income public housing residents or community members to fill vacancies within the Tuscaloosa Housing Authority. In addition, the Tuscaloosa Housing Authority administers the THA Homeownership Program, which promotes homeownership among low to moderate income persons. THA also has a Public Housing Family Self- Sufficiency Program that provides coordination and access to job training and other services for residents of public housing who are making an effort to become self-sufficient. Participants are required to seek and maintain employment or attend school or job training. As participants increase their earned income, THA matches the rent increase with money in an escrow account which is then awarded to participants who successfully complete the program. Escrow monies are often used as a down payment on a home; however additional activities are also eligible.

THA has implemented the additional activities to increase resident involvement

- Encourage residents to organize a Resident Council in their respective developments.
- THA scheduled a meeting with residents to receive input on the their 5-Year Plan.
- THA and residents are collaborating to work with law enforcement to promote safety, crime prevention, and decrease drugs in the developments.
- The Resident Opportunities and Self-Sufficiency (ROSS) Coordinator developing vertical training for adults and children

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the 'troubled' designation

The PHA is not troubled.

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

The Analysis of Impediments to Fair Housing Choice (AI) was adopted by the City Council on August 4, 2020. The AI summarize actions to help eliminate the impediments to fair housing. In addition, resources, individuals, and other entities will be identified and timetables proposed for implementing actions. This will be updated, the impediments to fair housing choice will be identified, and actions taken or proposed to help eliminate the following impediments/fair housing issues:

- Impediment: Segregation (high priority)
- Impediment: Disparities in Access to Opportunity (medium priority)
- Impediment: Disproportionate Housing Need (high priority)
- Impediment: Racially or Ethnically Concentrated Areas of Poverty (R/ECAPs) (high priority)
- Impediment: Publicly Supported Housing (high priority)
- Impediment: Disability and Access (high priority)
- Impediment: Fair Housing Enforcement and Outreach (high priority)

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

Strategies for Impediments: Publicly Supported Housing, Disability and Access, Disproportionate Housing Need, Disparities in Access to Opportunity, Segregation, Racially or Ethnically Concentrated Areas of Poverty

The City of Tuscaloosa has used CDBG and HOME funds to address affordable housing and the need to increase and or maintain affordable units. The 2020-2024 Consolidated Plan will utilize CDBG funds to accomplish rehabilitation of affordable units. To address publicly supported housing, the City will continue to use tenant based rental assistance (TBRA) to stabilize families and their household budgets by providing housing subsidies to cover rent, utility costs, security deposits, and the utility deposits. This program is typically administered by the Tuscaloosa Housing Authority (THA) and operated very similar to the Section 8 Program. TBRA programs have supported almost 40 individuals/families over the last five years.

Construction of affordable housing will also continue over the next five years. The City has identified two single-family affordable housing projects in the 2020 Action Plan to include Habitat for Humanity, a CHDO, and THA's 29th Street Development Phase V. Since 2012, Habitat has developed over 20 affordable homeownership units using HOME funds and will develop two additional affordable homes. THA has completed 18 of the 57 planned homes at the 29th street development and Phase V will add an additional 5-7 affordable homeownership units using HOME funds. The 2020 CDBG allocation will support affordable housing at the 29th Street Development by providing funds to finish out the infrastructure to allow for the remainder of the homes to be built. The City will also continue to utilize down payment assistance as tool to provide low to moderate income individuals

assistance with down payment and closing costs. This program will be citywide thus promoting opportunities to choose other areas in the City to live.

The Tuscaloosa Housing Counseling Program (THCP) provided comprehensive housing counseling assistance to 527 low-income households in the 2019 program year with 95% of clients identifying as Black or African American. THCP will be one of the central tools utilized in addressing impediments by assisting individuals with access to affordable housing to include pre/post purchase counseling, credit counseling, foreclosure counseling, renters counseling, etc. CNS will also promote various initiatives over the next five years promoting neighborhood preservation to include clean up initiatives and paint programs. The City was awarded a 2019 Lead Hazard Abatement grant totaling \$2,999,871.00 that will remediate qualified dwellings containing hazardous levels of lead-based paint and provide outreach education. This program plans to address 200 owner-occupied single-family units and/or landlord owned units with lead hazard abatement.

In 2020, THA plans to utilize \$1,495,541.52 in Public Housing Capital Funds to complete renovations, reconfigurations, and security features at Branscomb and Crescent East Apartments to preserve affordable housing units. THA recently completed \$1,367,225.94 in renovations and repairs. In 2020, the THA will have 2,567 affordable housing units available through public housing units, Section 8 Program vouchers, VASH, and Shelter Plus for low-income households. THA was awarded 2020 tax credits for Pine Cone Apartments, which will provide for acquisition and renovation of 48 elderly-only affordable housing units. THA recently completed Jackson I and II Apartments, with an overall investment of \$36.2 million, providing 170 affordable housing units that were lost with the sale of Delaware Jackson.

Impediment Strategies Continued

Strategies for Impediment: Disparities in Access to Opportunity

The City provides General Fund dollars to the Tuscaloosa County Parking & Transit Authority (TCPTA) for operating the public bus service. The TCPTA received a grant to implement a system of coordinated van service to clients of three local social service agencies as well as agencies in nearby counties. TCPTA is currently in the process of completing a transit study that will provide analysis and recommendations for public transit improvement over the next five years. The Study has 7 objectives with the 5th objective seeking to determine the best strategy or most efficient, cost effective service or method to provide public transit service for low income residential areas of TCPTA service area to jobs on west side of Tuscaloosa, the region, and along West Tuscaloosa corridor. The study is anticipated to be completed October 2020.

CDBG will continue to be an opportunity to support accessibility through public transportation as funding allows. Easter Seals of West Alabama provides transportation services for persons with disabilities who need help getting to/from their place of employment. Focus on Senior Citizens provides transportation of seniors to medical appointments, social services offices, and grocery stores. United

Way 2-1-1 serves as a support resource for seniors and persons with disabilities by connecting callers to transportation services.

Strategies for Impediment: Fair Housing Enforcement and Outreach

THCP will continue to survey the offices of local mortgage lenders to verify the display and use of posters and other information concerning fair housing on loan applications. Annually, a fair housing proclamation will be issued April in honor of Fair Housing Month to bring awareness as well maintain the current AI on the City's website. THCP will provide fair housing education/outreach in housing counseling classes and planned community initiatives.

Strategies to Help Eliminate Impediment: Disparities in Access to Opportunity, Segregation, Racially or Ethnically Concentrated Areas of Poverty

The City is currently in the public process of completing Comprehensive Plan referred to as Framework. One of the features of this plan has been to specifically look at housing and various needs of Tuscaloosa. A Housing subcommittee was created to help develop the plan with the 2018 Affordable Housing Study being one of the tools to evaluate and plan for Tuscaloosa. One of the strategies identified to consider is the promotion of housing diversity. In particular, looking at adjustments to Tuscaloosa zoning and development standards to address housing supply issue of limited inventory of owner-occupied starter homes. The strategy considers the potential of removing regulatory barriers to build smaller format housing products.

In 2019, the City developed a strategic community plan designed to enhance the City in economy, experience, and education known as Elevate Tuscaloosa (ET). In conjunction with ET, the City passed a one-cent sales tax increase earmarked specifically for projects under this plan. In the education feature, access to opportunity is addressed through education with the expansion of the Pre-K Initiative and Summer Learning Academies. ET also created Career and College Ready Dual Enrollment Scholarships, which allows City School Seniors to take up to six fully funded hours (includes books and fees) of college credit at either The University of Alabama, Shelton State Community College, or Stillman College.

SP-60 Homelessness Strategy – 91.215(d)

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

CNS participates in the AL-506 Continuum of Care West Alabama Coalition for the Homeless (WACH). Previously, WACH developed a 10-year Strategy to End Homelessness. The plan continues to govern the strategies for the 2020-2024 Consolidated Plan.

In keeping with the written strategy of the plan, CNS has committed to increasing the outreach services and prevention strategies and improving their long-term effectiveness. WACH has developed a coordinated entry plan for the community. In the plan, Salvation Army is the central access point.

CNS has allocated ESG funds to facilitate Street Outreach services to increase the visibility of the access point to the unsheltered homeless population, agencies providing social services, and community members who might encounter homeless individuals.

The efforts of the Salvation Army ESG Outreach program compliment the PATH, HOPWA, and SSVF programs that already conduct outreach activities within the community's special needs populations.

CNS plans to continue to strengthen its partnerships with agencies who serve populations who are unlikely to seek assistance, including our growing Spanish-speaking population. The participation in the VA Stand Down event continues to grow for housing and supportive service agencies through the coordination of WACH.

Annually, WACH implements the Point and Time Count that provides new leads on unsheltered homeless. CNS plans to continue to lead the efforts as a member of WACH and the HMIS lead for the area.

A carefully guarded list of locations for unsheltered homeless populations is kept with PIT training materials under lock and key in the CNS office. These records help coordinate outreach efforts regularly.

CNS plans to continue to evaluate and assess the information provided by the coordinated entry plan. The plan includes an assessment tool that uniformly assesses the needs of families and individuals. The assessment helps to identify the needs of homeless and facilitates referrals to appropriate supportive services. Every individual entering the Street Outreach program should receive an assessment.

Addressing the emergency and transitional housing needs of homeless persons

CNS collaborated with the Salvation Army to reconstruct its facility lost in the 2011 tornado. Since its reopening, SA has served as the sole general population emergency shelter and a veteran transitional housing facility. As described in the earlier sections, the facility provides 8 transitional beds and 94 year-round beds for the homeless.

CNS allocates funds to SA to continue to follow the coordinated entry plan by providing holistic services that facilitate assessment of needs, access to support services, and housing placements to agencies that have adopted a housing first philosophy.

CNS allocates ESG funds to SA to operate a Rapid Rehousing program that prioritizes families and individuals who participate in programs at the shelter.

CNS provides ESG allocation parallel to the SA program for families and individuals fleeing domestic violence.

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.

CNS supports the implementation of the Coordinated Entry plan through funding provided to SA. The funds have facilitated the establishment of a highly visible access point for homeless services and as a result shortened the amount of time homeless households search for resources.

Additionally, the better assessment of needs and screening for program eligibility provided by the coordinated entry makes referrals to supportive services, permanent housing, and other independent living opportunities more efficient.

CNS continues to positively influence property owners and other housing opportunities by promoting fair housing, housing-first placement policies, providing oversight and evaluation the implementation of the Coordinated Entry plan.

ESG programs, housing counseling, and other supportive services are funded to provide extended services to individuals achieving an exit to homelessness and preventing a return to homelessness.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving

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

CNS administers homelessness preventions services through the ESG program. The program allows participants to received payments of arrears in rent and utilities, utility reconnect fees, and on-going subsidy to help the tenant avoid entering the homeless service system. This keeps low-income families with permanent housing avoid evictions.

CNS administers housing counseling to help improve rental tenancy, avoid evictions, and foreclosures for low-income families with permanent housing by providing intermediary services with landlords and mortgage companies.

CNS provides referral assistance for agencies looking for discharge plans for patients in our area. Tuscaloosa Mental Health Alliance, Indian Rivers Mental Health Center, Druid City Hospitals, and North Harbor Pavilion all work diligently to coordinate plans to discharge mental and physical health patients to the level of care the patient requires. The Salvation Army accepts patients from these institutions and linkage to have their prescriptions filled.

The Tuscaloosa Housing Authority expedites shelter plus care to families identified through Indian Rivers Mental Health and Five Horizons does the same for HIV/AIDS patients.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

On September 15, 1999, The U.S. Department of Housing and Urban Development (HUD) endorsed 64 FR 50140, (known as the Lead Safe Housing Regulation) which established uniform requirements for the notification, evaluation, and abatement of lead –based paint hazards in Federally owned or assisted residential property. The Lead Safe Housing Regulation, located at 25 CFR Part 35 took effect on September 15, 2000.

On April 22, 2008, Environmental Protection Agency (EPA) issued a rule requiring the use of lead-safe practices and other actions aimed at preventing lead poisoning. Under the rule, beginning in April 2010, contractors performing renovation, repair and painting projects that disturb lead-based paint in homes, childcare facilities, and schools built before 1978 must be certified and must follow specific work practices to prevent lead contamination. While the City of Tuscaloosa does incorporate EPA guidelines into its Lead Based Paint Hazards Control Strategy, it strictly adheres to the more stringent requirements for Lead Hazard the LSHR, including clearance examinations, lower “de minimis” requirements, etc.

Currently, the City is a grantee under the Lead Based Paint Hazard Reduction Grant program. As a grantee, the City has on-boarded a Community Development Program Manager dedicated to the removal of lead based paint hazards within eligible households in our jurisdiction. Currently, the Community Development Program Manager is seeking enrollment in the lead-based paint training courses with the Alabama Lead-Based Paint Activities Accreditation Program (Safe State Program) at the University of Alabama. It is expected that upon the completion of the certification program, the Community Development Program Manager will provide guidance to the City on maintaining compliance with the LSHR. Under the Lead Based Paint Hazard Reduction program, the City anticipates removing LBP hazards within approximately 150 houses.

However, even with this individual certification, the City of Tuscaloosa is not registered under the Alabama Lead-Based Paint Activities Accreditation Program. As a result, the City of Tuscaloosa must utilize certified contractors to comply with Federal regulations. Therefore, the City of Tuscaloosa follows its established procurement policies to secure lead assessment services on homes being considered for rehabilitation assistance. To eligible for consideration, the prospective consulting company must employ staff members that are State of Alabama or Environmental Protection Agency certified as Lead- Based Paint Inspectors, Risk Assessors, and/or Lead Sampling Technicians. These companies complete lead inspections and reports on home being considered for rehabilitation assistance. In addition to the rehabilitation program meeting the notice, evaluation, and abatement requirements under LSHR, the Office of Community and Neighborhood requires that prospective homeowners include a certified lead inspection (on homes built prior to 1978) in their applications to the City of Tuscaloosa Down Payment Assistance Program.

How are the actions listed above related to the extent of lead poisoning and hazards?

In 1978, a law was passed to restrict the use of lead in most commercially available paints helping to eliminate the problem in houses constructed after that year. The age of the housing unit is the only factor, which is significant in the incidence of lead-based paint. There are no significant differences in the incidence of lead-based paint by the income of the household, the value of the home or the rent. Prosperous households are as likely to be occupying homes with lead-based paint as low-income households. However, the higher income households can afford to remove or otherwise eliminate the hazards to their homes whereas low-income households usually cannot. Applying these percentages to the numbers of housing units built during these time periods in Tuscaloosa and subtracting units in which lead abatement activities have been completed and substandard units that have been repaired or demolished since 2015, it is estimated that as many as 13,437 housing units in Tuscaloosa still have lead-based paint unless the owners or occupants of these units have taken actions to remove or cover up the hazardous surfaces or debris. This is an alarmingly high number, which makes it even more important to educate the public about this potential hazard and to emphasize the abatement of lead-based paint in all rehabilitation projects in which the City is a participant.

How are the actions listed above integrated into housing policies and procedures?

All of our housing related programs are required to adhere to the laws and statutes that govern Lead Based Paint Hazards. Each beneficiary receives an educational brochure that details the effects of lead based paint exposure. Each beneficiary is required to, at minimum; certify his or her receipt of the EPA's most current copy of "RENOVATE RIGHT". Within our Housing Counseling's Pre-Purchase Counseling course, participants are taught a module about the dangers of lead based paint, the required lead based paint disclosures (during the home-buying process) and how to protect themselves and their families from exposure. In our Down Payment Assistance Program, each home either must be built after 1978 or is required to undergo a lead based paint assessment. If lead is present, the lead in home must be abated prior to granting assistance. The same approach is reflected in all of our rehabilitation projects policies and procedures. In rehab, any project exceeding the LBP threshold is required to be assessed and, if needed, abated.

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

Based on the 2014-2018 American Community Survey, 24.2% of all Tuscaloosa city households had incomes below the poverty level. In addition, 25.8% of all Black persons had incomes below the poverty level. As such, there is certainly a need for a strategy to assist persons who are trying to survive on incomes below the poverty level.

One immediate and short-term strategy to alleviate the problem is simply to utilize all of the federal, state and local government assistance programs and other assistance efforts provided by non-profit organizations, churches and individuals to provide supplemental income, food, clothing, shelter and utility assistance to persons below the poverty level. These programs and assistance efforts can be used as temporary solutions to assist low-income persons. While receiving temporary assistance, physically able persons can focus on long-term stability provided through training, educational attainment and job acquisition. Improving access to and attainment of living wage employment is central to reducing the number of poverty level families. These persons are not removed from poverty unless they can find a permanent source of income such as that provided by employment.

Millions of other public and private dollars are expended each year by the City of Tuscaloosa, by other institutions such as the University of Alabama, Stillman College, the VA Medical Center, Bryce Hospital, and Shelton State College as well as by businesses and industries, in constructing new facilities, expanding existing ones and/or adding additional programs or services. All of these activities act to either create new jobs or to retain existing ones and thus can help alleviate poverty in Tuscaloosa. Assisting in the creation of new job opportunities is probably the most important activity the City can assist with to help persons below the poverty level to achieve a long-term, and hopefully permanent, solution out of poverty. Thus, the City believes that the most important activity it will undertake as part of its anti-poverty strategy in 2020 is to continue to provide assistance in the creation of new jobs.

The City's goals for poverty reduction are as follows:

Ensure that 100% of poverty level families assisted through City funded and/or CPD funded programs receive a referral to a workforce development service. One of the main barriers to increasing wages and/or participating in training is a lack of awareness/knowledge of available services.

Promote an 85% completion and placement rate for all referred families. Essentially, families must complete the necessary coursework and secure employment in order to effectively reduce the number of poverty level families.

Increase access to affordable housing through reducing economic and institutional barriers. This goal is achieved through providing comprehensive housing counseling and legal assistance to low to moderate income persons. Maintaining and increasing LMI families' access to affordable housing is a critical

component of Tuscaloosa's anti-poverty strategy. Housing, on average, is the largest expenditure for most persons. When persons spend 50 percent or more of their net income towards housing, they are considered cost-burdened. For poverty level families, being cost burdened is major factor in being destabilized and continuing within the poverty cycle. It is imperative to reduce housing costs to a manageable level to permanently stabilize our poverty level families.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

It was estimated that 50 percent of the jobs created in new or existing businesses and industries would be available for unemployed persons with limited skills. Thus, the goal for the number of poverty level households receiving these jobs includes only 50 percent of the total jobs projected to be created.

The Tuscaloosa Housing Counseling Program each year assists about 500 low-income persons with credit counseling, housing maintenance counseling, finding employment and obtaining financial assistance, food, shelter or other necessities and in preventing foreclosure or the loss of rental housing. The following additional agencies provide assistance to unemployed persons in obtaining training or employment but information was not available concerning the number of poverty level persons who might obtain employment through their programs or referrals during 2020: The Salvation Army, Job Training Partnership Act Program, Vocational Rehabilitation Program, and the Alabama State Employment Service.

City of Tuscaloosa Policies for Reducing the Number of Households with Incomes below Poverty Level

1. It shall be the City's policy to encourage the creation of new jobs and training programs to promote better job opportunities for very low income persons by encouraging the expansion of existing businesses, industries and institutions and the establishment of new businesses, industries and institutions and thus, to reduce the number of persons with incomes below the poverty level.
2. It shall be the City's policy to provide counseling and referrals to training and available job opportunities to unemployed or underemployed persons through the Tuscaloosa Housing Counseling Program to enable these persons to obtain employment and thus, to reduce the number of persons with incomes below the poverty level.

SP-80 Monitoring – 91.230

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

The Office of the Mayor and the Office of Community and Neighborhood Services will be responsible for ensuring that the programs and the activities are carried out in a timely manner and in accordance with the goals and objectives prescribed by HUD. Since the staff of the CNS has a close working relationship with the general public, the staff will continue to communicate with the public, whether it is a citizen, agency, and/or entity involving grant fund applications and program activities' execution and completion. In addition, the staff will evaluate the activities on a monthly basis for progress of activities under the CDBG Program and HOME Program. The City conducts desk monitoring when reviewing documentation submitted from any sub-recipient such as quarterly reports. On-site monitoring is also conducted. The City conducts all monitoring in accordance with HUD regulations for the CDBG and HOME program.

During the staff's evaluation, if a funded activity has not started within three months of funding, the feasibility of the activity will be evaluated. Reasons for delay will be documented. If the activity is deemed to be infeasible; meaning that the project cannot be completed in a timely manner, organization capacity has drastically changed, or the project unexpected gaps in financing, funds will be evaluated to be reprogrammed. The CNS staff will advise the City Council of the same and recommend that funds be reprogrammed by amendments to the Consolidated Plan or the Action Plan. Overall, the City will evaluate each funded activity to assure that it addresses a need or needs and one or more objectives outlined in the applicable Consolidated Plan. In addition, the City will monthly evaluate its drawdown rates for CDBG funds to assure that funds are being spent in a timely manner and that no more than 1.5 of its most recent letter of credit is unexpended 60 days before the end of its CDBG Program Year.

Expected Resources

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

Introduction

This section outlines CDBG and HOME funds the City of Tuscaloosa anticipates receiving on an annual basis for the 2020-2024 period covered by this Consolidated Plan.

The City of Tuscaloosa's anticipated annual allocations include:

- CDBG - \$823,209.00 with \$3,292,836.00 available for the remainder of the Consolidated Plan.
- HOME - \$456,439.00 with \$1,825,756.00 available for the remainder of the Consolidated Plan.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	823,209	65,503	0	888,712	3,292,836	The Community Development Block Grant (CDBG) program is a program that provides communities with resources to address a wide range of community revitalization needs
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	456,439	335,943	0	792,382	1,825,756	HOME funds are designed to address affordable housing needs.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - federal	Acquisition Admin and Planning Economic Development Homebuyer assistance Housing Multifamily rental new construction New construction for ownership Public Improvements	0	0	0	0	7,654,689	Block Grant (CDBG-DR-1 and CDBG-DR-2) from the US Department of Housing and Urban Development to address disaster related issues and start the recovery process as a result of the April 27, 2011 tornadoes Presidential declared disaster (FEMA DR-1971).
Other	public - federal	Admin and Planning Other	0	0	0	0	2,999,871	The City was awarded a Lead Hazard Reduction grant to address approximately 200 units with lead hazard abatement.

Table 54 - Expected Resources – Priority Table

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

Community Development Block Grant:

The Community Development Block Grant Program regulations do not require that local funds or resources be expended as a match for the program grant. However, on many Community Development Block Grant funded activities, local agency or government funds are also expended but these are not shown as matching funds.

HOME Investment Partnerships Program:

The City of Tuscaloosa's match liability for the HOME Program equals 12.5% of funds drawn down for project costs during the program year from April 1st through March 31st. However, according to the waiver provided in the CARES Act, the 2020 HOME program will have a 0% matching liability.

Future match to be provided for 2021-2024 HOME grant will come from any excess match carried over and from thousands of volunteer hours provided by volunteers working on houses constructed by Habitat for Humanity of Tuscaloosa, Inc. on projects funded under the City's HOME Program.

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

There currently no new identified publically owned land or property that being considered in the implementation of this plan. It should be mentioned that in the 2015-2019 Consolidated Plan, the City donated the "Springer Property" located on 29th Street in West Tuscaloosa to the Tuscaloosa Housing Authority (THA) for the development of affordable housing. THA is still developing this project and it is included in this Consolidate Plan with phase V identified for funding in the 2020 Action Plan.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Quality Affordable Housing Units	2020	2024	Affordable Housing Homeless	City of Tuscaloosa L/M areas	Increase and/or Maintain Affordable Housing Units	CDBG: \$400,000 HOME: \$792,382	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 39 Households Assisted Homeowner Housing Added: 9 Household Housing Unit Homeowner Housing Rehabilitated: 15 Household Housing Unit
2	Neighborhood Revitalization and Livability	2020	2024	Non-Housing Community Development	City of Tuscaloosa L/M areas	Increase Access/Maintain Affordable Housing Development & Stabilization of Communities Public Infrastructure & Facility Investment	CDBG: \$153,318	Public service activities for Low/Moderate Income Housing Benefit: 50 Households Assisted Housing Code Enforcement/Foreclosed Property Care: 50 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Poverty Reduction and Self-Sufficiency	2020	2024	Homeless Non-Housing Community Development	City of Tuscaloosa L/M areas	Increase Access/Maintain Affordable Housing Development & Stabilization of Communities	CDBG: \$35,000	Public service activities for Low/Moderate Income Housing Benefit: 500 Households Assisted Homelessness Prevention: 42 Persons Assisted
4	Public Services for L/M Income Individuals	2020	2024	Non-Housing Community Development	City of Tuscaloosa L/M areas	Development & Stabilization of Communities	CDBG: \$70,249	Public service activities other than Low/Moderate Income Housing Benefit: 202 Persons Assisted

Table 55 – Goals Summary

Goal Descriptions

1	Goal Name	Quality Affordable Housing Units
	Goal Description	Increase/maintain affordable housing units
2	Goal Name	Neighborhood Revitalization and Livability
	Goal Description	Revitalize neighborhoods
3	Goal Name	Poverty Reduction and Self-Sufficiency
	Goal Description	reduce poverty
4	Goal Name	Public Services for L/M Income Individuals
	Goal Description	public services for l/m individuals

Projects

AP-35 Projects – 91.220(d)

Introduction

The City has developed priorities for the CDBG-DR funds that addressed housing, public facilities and infrastructure, and economic revitalization. More information concerning the City's CDBG-DR Action Plans can be found at <https://www.tuscaloosa.com/business/disaster-recovery/action-plans>.

The following details projects to be undertaken by the City of Tuscaloosa in Program Year 2020. These projects will serve areas, persons and families of low-moderate income.

Projects

#	Project Name
1	CDBG Program Administration
2	Comprehensive Planning
3	Section 108 Repayment P&I - Renovation to Allen Jemison Building
4	EMS Prevention (Tuscaloosa Fire & Rescue)
5	Adolescent Intervention Program - Family Counseling Services
6	Meals on Wheels - Community Service Programs of West Alabama
7	Community Mentoring Program - Big Brothers Big Sisters
8	Tuscaloosa Homeless Prevention Program - Legal Services of Alabama
9	Comprehensive Housing Counseling - City of Tuscaloosa
10	Tuscaloosa Wins, A Neighborhood Initiative - City of Tuscaloosa
11	Home Renovation and Repair - Habitat for Humanity
12	Springer Estates Infrastructure - Tuscaloosa Housing Authority
13	Neighborhoods United - City of Tuscaloosa
14	City HOME Program Administration Costs
15	CHDO Operating expenses for Habitat for Humanity
16	Habitat for Humanity of Tuscaloosa, Inc. Affordable Housing CHDO Set Aside and Entitlement Funding
17	Tuscaloosa Housing Authority - Affordable Housing

Table 56 – Project Information

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

The reasons for the City's allocation priorities are based on citizen input through the Community Assessment; broad goals established by the Community Development Committee and City Council, stakeholders comments, Analysis of Impediments to Fair Housing Choice, 2018 Affordable Housing

Study, and demonstrated need for activities such as affordable housing, neighborhood revitalization and public services.

The results aforementioned information contributed to the development of priorities and goals to include identifying the most critical needs of Tuscaloosa. Based on this review our goals and priorities are listed in order of rank.

Priority Needs:

1. Increase and/or Maintain Affordable Housing
2. Increase Access/Maintain Affordable Housing
3. Development & Stabilization of Communities
4. Public Infrastructure & Facility Investment
5. Employment Training & Educational Opportunities

Goals:

1. Quality Affordable Housing
2. Neighborhood Revitalization and Livability
3. Poverty Reduction and Self-Sufficiency
4. Public Services for L/M Income Individuals
5. Economic Development Workforce Development

Submitting applications for the 2020 Action Plan for CDBG and HOME funding was a two-part process. Phase I involved submitting a pre-application to determine if the proposed activity met local and federal standards and priorities. CNS reviewed pre-applications and those meeting the minimum qualifications were invited to submit a full application in Phase II. The full applications were evaluated and scored by staff and funding recommendations, based on aforementioned priority needs and goals, were presented to the Community Development Committee and the entire City Council for final review and approval. Notice of the availability of the pre-application was advertised in the Tuscaloosa News as well as in public council committee meetings. The pre-application was made available in the Office of CNS and on the City's website www.tuscaloosa.com. Pre-applications receiving an invitation for Phase II final application received the information via e-mail.

The primary obstacle to meeting underserved needs is limited availability of local, state, and federal funding, particularly for affordable housing, social services and neighborhood revitalization. The key obstacles for meeting underserved needs for affordable housing, in addition to lack of resources, are rising housing costs, land costs, and private market prioritization of student oriented housing.

AP-38 Project Summary
Project Summary Information

1	Project Name	CDBG Program Administration
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units Neighborhood Revitalization and Livability Poverty Reduction and Self-Sufficiency Public Services for L/M Income Individuals
	Needs Addressed	Increase and/or Maintain Affordable Housing Units Increase Access/Maintain Affordable Housing Development & Stabilization of Communities Public Infrastructure & Facility Investment
	Funding	CDBG: \$114,642
	Description	General Program Administration
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	The number of families will vary and all services rendered will benefit L/M income persons and/or families and areas where necessary.
	Location Description	2201 University Blvd. Tuscaloosa, AL 35401
	Planned Activities	Administration cost for the operation of the CDBG PY 2020.
2	Project Name	Comprehensive Planning
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units Neighborhood Revitalization and Livability Poverty Reduction and Self-Sufficiency Public Services for L/M Income Individuals
	Needs Addressed	Increase and/or Maintain Affordable Housing Units Increase Access/Maintain Affordable Housing Development & Stabilization of Communities Public Infrastructure & Facility Investment Employment Training & Educational Opportunities
	Funding	CDBG: \$50,000
	Description	Funds will be utilized to conduct studies of comprehensive planning to include affordable housing studies and/or environmental study reviews.
	Target Date	3/31/2021

	Estimate the number and type of families that will benefit from the proposed activities	The number of families and persons and the area will vary.
	Location Description	2201 University Blvd. Tuscaloosa, AL 35401
	Planned Activities	Environmental Reviews Comprehensive Planning Neighborhood Studies Technical Assistance on CDBG Program
3	Project Name	Section 108 Repayment P&I - Renovation to Allen Jemison Building
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Neighborhood Revitalization and Livability
	Needs Addressed	Public Infrastructure & Facility Investment
	Funding	CDBG: \$107,321
	Description	Funds will be utilized to repay a Section 108 loan (principal and interest) for the Renovation of the Allen Jemison Building located on the northwest corner of Greensboro Avenue and 7th Street in the Downtown Historic District.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Not Applicable
	Location Description	2201 University Blvd. Tuscaloosa, AL 35401
	Planned Activities	Payment of the principal & interest of the Section 108 Loan.
4	Project Name	EMS Prevention (Tuscaloosa Fire & Rescue)
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Public Services for L/M Income Individuals
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$21,249

	Description	The EMS Prevention Program will provide case management services to patients identified and referred by Tuscaloosa Fire & Rescue as having unmet medical, mental health or social needs and/or frequently utilizes emergency services for non-emergency causes. The EMS Prevention Program will provide patient intake and follow up. The program will provide referrals for food, clothing, transportation, prescription assistance, utility assistance to meet the unique needs of each participant.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	This activity will support l/m families and serve approximately 30 people.
	Location Description	Citywide 2201 University Blvd, Tuscaloosa, AL 35401
	Planned Activities	The EMS Prevention Program will provide patient intake and follow up. The program will provide referrals for food, clothing, transportation, prescription assistance, utility assistance to meet the unique needs of each participant.
5	Project Name	Adolescent Intervention Program - Family Counseling Services
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Public Services for L/M Income Individuals
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$12,000
	Description	Funds will be utilized for a variety of persons and group counseling services involving at-risk teens and children and their parents. School counselors, juvenile courts, and/or DHR refer children and their families to the program.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is anticipated that 120 unduplicated L/M income individuals will be served.
	Location Description	2020 Paul W. Bryant Drive Tuscaloosa, AL or 3801 Trevor S Phillips Ave Tuscaloosa, AL

	Planned Activities	Funds will be utilized for two-hour group sessions and one-hour individual/family counseling sessions.
6	Project Name	Meals on Wheels - Community Service Programs of West Alabama
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Public Services for L/M Income Individuals
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$25,000
	Description	This program will increase the Agency's capacity in providing hot meals to elderly and disabled residents of the city 5 days a week.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 28 seniors and disabled individuals will be provided hot meals.
	Location Description	Citywide Physical Office: 601 Black Bears Way, Tuscaloosa, AL
	Planned Activities	This program will increase the Agency's capacity in providing hot meals to elderly and disabled residents of the city 5 days a week.
7	Project Name	Community Mentoring Program - Big Brothers Big Sisters
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Public Services for L/M Income Individuals
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$12,000
	Description	This program will increase the Agency's capacity to provide mentoring services to lower income children to increase the child's confidence, relationships, avoidance of risky behavior and educational achievement.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	Citywide Office Address: 2721 6th Street, Tuscaloosa, AL 35401

	Planned Activities	Operation of a Community Based Program and subsidizing the salary of a case manager who matches the low-income children with adult mentors.
8	Project Name	Tuscaloosa Homeless Prevention Program - Legal Services of Alabama
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Poverty Reduction and Self-Sufficiency
	Needs Addressed	Increase Access/Maintain Affordable Housing
	Funding	CDBG: \$25,000
	Description	Program will assist those facing homelessness due to evictions, fleeing domestic violence, elderly, mentally disabled and other economic reasons. Assistance will involve representation in evictions, ejections, foreclosures or looking for additional income to remain housed.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	42 Low/Moderate income persons and/or families
	Location Description	Citywide 2315 9th Street Suite 3A Tuscaloosa, AL 35401
	Planned Activities	Homeless Prevention project. Assistance will involve representation in evictions, ejections, foreclosures or looking for additional income to remain housed.
9	Project Name	Comprehensive Housing Counseling - City of Tuscaloosa
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Poverty Reduction and Self-Sufficiency
	Needs Addressed	Increase Access/Maintain Affordable Housing Development & Stabilization of Communities
	Funding	CDBG: \$10,000
	Description	This program will assist city residents experiencing housing issues such as eviction, credit issues, or other impediments to housing. The program will also promote fair housing.
	Target Date	3/31/2021

	Estimate the number and type of families that will benefit from the proposed activities	500 Low/Moderate income persons and/or families
	Location Description	2201 University Blvd. Tuscaloosa, AL 35401
	Planned Activities	Activities will include assisting city residents with housing related issues to pre-purchase/post-purchase counseling, eviction, credit counseling, and other impediments. Activities will also include fair housing outreach and education.
10	Project Name	Tuscaloosa Wins, A Neighborhood Initiative - City of Tuscaloosa
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Neighborhood Revitalization and Livability
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$10,000
	Description	A community action program to positively impact neighborhood quality of life through education, civic engagement and effective residential and community partnerships.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	50 Low/Moderate income persons and/or families
	Location Description	Citywide
	Planned Activities	Neighborhoods will be provided with trainings and technical assistance to promote structure for neighborhood livability.
11	Project Name	Home Renovation and Repair - Habitat for Humanity
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	CDBG: \$100,000
	Description	Agency will perform critical home repairs for homeowners in the City of Tuscaloosa whose income falls at or below the 80th percentile of AMI.
	Target Date	3/31/2021

	Estimate the number and type of families that will benefit from the proposed activities	15 L/M income families will benefit.
	Location Description	Citywide
	Planned Activities	Home renovation and Repair
12	Project Name	Springer Estates Infrastructure - Tuscaloosa Housing Authority
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	CDBG: \$300,000
	Description	Provide additional funding to build infrastructure for the Tuscaloosa Housing Authority's Homeownership program.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	38 L/M income families will benefit.
	Location Description	29th Street Development Tuscaloosa, AL 35401
	Planned Activities	The project will include extension of streets, curb and gutter and all utilities to the interior of the 20-acre Springer Estates property Phase V.
13	Project Name	Neighborhoods United - City of Tuscaloosa
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Neighborhood Revitalization and Livability
	Needs Addressed	Development & Stabilization of Communities
	Funding	CDBG: \$35,997
	Description	A community maintenance program to improve quality of life and reduce residential blight by providing micro-grants to neighborhood associations to clean, restore and/or maintain neighborhoods.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	50 L/M income individuals/families will benefit.

	Location Description	Citywide
	Planned Activities	Planned activities include providing materials and resources to clean, restore, and/or maintain neighborhoods.
14	Project Name	City HOME Program Administration Costs
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	HOME: \$114,110
	Description	Administration cost for the operation of HOME Program.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	2201 University Blvd. Tuscaloosa, AL 35401
	Planned Activities	Administration cost for the operation of HOME.
15	Project Name	CHDO Operating expenses for Habitat for Humanity
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	HOME: \$22,822
	Description	Funds will be utilized for the administration expenses associated with constructing affordable housing.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	2 families will benefit from the construction of 2 houses.
	Location Description	1120 35th Street, Suite B Tuscaloosa, AL
	Planned Activities	Construction of two houses.
16	Project Name	Habitat for Humanity of Tuscaloosa, Inc. Affordable Housing CHDO Set Aside and Entitlement Funding
	Target Area	City of Tuscaloosa L/M areas

	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	HOME: \$100,000
	Description	Two families will benefit from the construction of two homes. This project will contain \$68,465.85 in CHDO Set Aside funds and \$31,534.15 in Entitlement funds.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	Two families will benefit from the construction of two homes.
	Location Description	Citywide
	Planned Activities	Construction of two homes.
17	Project Name	Tuscaloosa Housing Authority - Affordable Housing
	Target Area	City of Tuscaloosa L/M areas
	Goals Supported	Quality Affordable Housing Units
	Needs Addressed	Increase and/or Maintain Affordable Housing Units
	Funding	HOME: \$555,449
	Description	Tuscaloosa Housing Authority will complete the construction of a number of single-family homes. The homes constructed in the project will be new homes for qualifying first-time homebuyers for eligible households in accordance with HUD regulations.
	Target Date	3/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	7 Low to Moderate Income Families
	Location Description	29th Street Development Tuscaloosa, AL 35401
	Planned Activities	Construction of seven affordable homes.

AP-50 Geographic Distribution – 91.220(f)

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

The projects proposed in the City's 2020 Action Plan are denoted by either the street address where the project will be located or the area that it will benefit. Other projects will benefit low-income persons who may reside in any area of the City and thus the project location will be said to be "community wide." Several projects are targeted to specific areas (census tracts or block groups) where the residents are primarily of low-income status. Other projects will be undertaken at a specific street location or the street address of the agency carrying out the project will be shown to be the project location. The locations of 2020 projects that have specific street addresses are shown on Map No. 3

An area of low-income concentration is a census tract (or block group within a tract) in which 51 percent or more of the persons were low-income in 2010. Because the emphasis of the Community Development Block Grant and HOME programs is to assist low-income persons, there are direct correlations between the project locations and low-income areas. Because many of the City's minority residents are also low-income, the project locations also strongly correlate with areas of minority concentration. In 2020, ten projects are considered "community wide" where entitlement assistance is based upon L/M income status and other programmatic eligibility. Two of the projects are site specific (area benefit) and all meet the national objective of benefiting low to moderate-income persons. Of the site specific (area benefit) sites, most projects are within Census Tracts 117.03 and 117.01. This census tract has low-income and minority concentration as demonstrated in Map. No. 1 and No. 2.

Geographic Distribution

Target Area	Percentage of Funds
City of Tuscaloosa L/M areas	100

Table 57 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City of Tuscaloosa primarily funded activities benefitting census tracts 116-120 which have above average levels of minorities and/or low-income residents.

The rationale for the priorities for allocating investments geographically is grounded in the National Objective of providing a benefit to low to moderate-income persons. The investments are based on the demographics. Only those areas that have a significant population of LMI persons will receive investments from the CDBG and HOME programs.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

In FY2020, the City of Tuscaloosa will continue to support affordable housing using its CDBG and HOME funds by providing housing rehabilitation/new construction, Downpayment assistance, and homeless prevention, to attain sustainability for very low and low-income persons.

One Year Goals for the Number of Households to be Supported	
Homeless	42
Non-Homeless	29
Special-Needs	0
Total	71

Table 58 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	9
Rehab of Existing Units	15
Acquisition of Existing Units	5
Total	29

Table 59 - One Year Goals for Affordable Housing by Support Type

Discussion

Affordable Housing is a priority of the City in 2020. The following discusses allocations to increase affordable units and/or maintain access to affordable units.

Habitat for Humanity - \$100,000 (CDBG) to rehab 15 homeownership units and \$100,000 (HOME) for the construction of 2 single-family units.

Legal Service of Alabama - \$25,000 (CDBG) for homeless prevention by providing legal assistance for foreclosures, evictions, etc.

Tuscaloosa Housing Authority - \$300,000 (CDBG) for infrastructure to support the development of affordable housing and \$555,449.94 for the development of 7 single-family affordable units.

The City has remaining funds in the 2019 program year allocated to provide downpayment assistance.

AP-60 Public Housing – 91.220(h)

Introduction

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

In 2020, THA plans to utilize \$1,495,541.52 in Public Housing Capital Funds to complete renovations, reconfigurations, and security features at Branscomb (19 units) and Crescent East Apartments (180 units) to preserve affordable housing units. THA recently completed \$1,367,225.94 in renovations and repairs.). In addition, THA plans to apply for \$10,338,262 in Section 8 Housing Choice Vouchers, VASH, and Shelter Plus to provide rental assistance for 1,740 low to moderate-income households. THA was awarded 2020 tax credits for Pine Cone Apartments, which will provide for acquisition and renovation of 48 elderly-only affordable housing units. THA recently completed Jackson I and II Apartments, with an overall investment of \$36.2 million, providing 170 affordable housing units that were lost with the sale of Delaware Jackson.

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

THA administers a Homeownership Program, which promotes homeownership among low to moderate-income persons. THA also has a Public Housing Family Self-Sufficiency Program that provides coordination and access to job training and other services for residents of public housing who are making an effort to become self-sufficient. Participants are required to seek and maintain employment or attend school or job training. As participants increase their earned income, THA matches the rent increase with money in an escrow account, which is then awarded to participants who successfully complete the program. Escrow monies are often used as a down payment on a home; however, additional activities are also eligible.

THA has implemented the following activities to increase resident involvement in management

- Encourage residents to organize a Resident Council in their respective developments.
- THA scheduled a meeting with residents to receive input on THA's 5-Year Plan.
- THA and residents are collaborating to work with law enforcement to promote safety, crime prevention, and decrease drugs in the developments.
- The Resident Opportunities and Self-Sufficiency (ROSS) Coordinator developing vertical training for adults and children

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

The Tuscaloosa Housing Authority is not designated as a troubled organization.

Discussion

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

Introduction

Previously, WACH developed a 10-year Strategy to End Homelessness. The plan continues to govern the strategies for the 2020-2024 Consolidated Plan. For 2020, CNS has three-objectives for its efforts to end homelessness in the Tuscaloosa Community.

CNS will continue to play a prominent role in the coordination of services to the homeless populations in o designated knowledgeable staff to participate in Continuum of Care leadership.

Our role will be to allocate funds to effectively prevent homelessness, and when homelessness is unavoidable to end it as quickly as possible.

We will continue to provide comprehensive housing counseling services that include homelessness counseling and referral services to mainstream resources for individuals experiencing housing instability.

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

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

In keeping with the written strategy of the plan, CNS has committed to increasing the outreach services and prevention strategies and improving their long-term effectiveness.

WACH has developed a coordinated entry plan for the community. In the plan, Salvation Army is the central access point. CNS has allocated ESG funds to facilitate Street Outreach services to increase the visibility of the access point to the unsheltered homeless population, agencies providing social services, and community members who might encounter homeless individuals.

The efforts of the Salvation Army ESG Outreach program compliment the PATH, HOPWA, and SSVF programs that already conduct outreach activities within the community's special needs populations.

CNS plans to continue to strengthen its partnerships with agencies who serve populations who are unlikely to seek assistance, including our growing Spanish-speaking population.

Participation in the VA Stand Down event continues to grow for housing and supportive service agencies through the coordination of WACH.

Implement the Point and Time Count that provides new leads on unsheltered homeless.

Carefully guard the list of locations for unsheltered homeless populations to use with PIT training to help

coordinate outreach efforts regularly.

CNS plans to continue to evaluate and assess the information provided by the coordinated entry plan. The plan includes an assessment tool that uniformly assesses the needs of families and individuals. The assessment helps to identify the needs of homeless and facilitates referrals to appropriate supportive services. Every individual entering the Street Outreach program should receive an assessment.

Addressing the emergency shelter and transitional housing needs of homeless persons

CNS collaborated with the Salvation Army to reconstruct its facility lost in the 2011 tornado. Since its reopening, SA has served as the sole general population emergency shelter and a veteran transitional housing facility. As described in the earlier sections, the facility provides 8 transitional beds and 94 year-round beds for the homeless.

CNS allocates funds to SA to continue to follow the coordinated entry plan by providing holistic services that facilitate assessment of needs, access to support services, and housing placements to agencies that have adopted a housing first philosophy.

CNS allocates ESG funds to SA to operate a Rapid Rehousing program that prioritizes families and individuals who participate in programs at the shelter.

CNS provides ESG allocation parallel to the SA program for families and individuals fleeing domestic violence.

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

CNS will support the implementation of the Coordinated Entry plan through funding provided to SA. The funds have facilitated the establishment of a highly visible access point for homeless services and as a result shortened the amount of time homeless households search for resources.

Additionally, use the better assessment of needs and screening for program eligibility provided by the coordinated entry to make referrals to supportive services, permanent housing, and other independent living opportunities more efficient.

CNS continues to positively influence property owners and other housing opportunities by promoting

fair housing, housing-first placement policies, providing oversight and evaluation of the implementation of the Coordinated Entry plan.

ESG programs, housing counseling, and other supportive services are funded to provide extended services to individuals achieving an exit to homelessness and preventing a return to homelessness.

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

CNS administers homelessness preventions services through the ESG program. The program allows participants to received payments of arrears in rent and utilities, utility reconnect fees, and on-going subsidy to help the tenant avoid entering the homeless service system. This keeps low-income families with permanent housing avoid evictions.

CNS administers housing counseling to help improve rental tenancy, avoid evictions, and foreclosures for low-income families with permanent housing by providing intermediary services with landlords and mortgage companies.

CNS provides referral assistance for agencies looking for discharge plans for patients in our area. Tuscaloosa Mental Health Alliance, Indian Rivers Mental Health Center, Druid City Hospitals, and North Harbor Pavilion all work diligently to coordinate plans to discharge mental and physical health patients to the level of care the patient requires. The Salvation Army accepts patients from these institutions and linkage to permanent housing opportunities and supportive services.

Discussion

The City of Tuscaloosa completed its initial plans to address homeless and other special needs by reconstructing the Salvation Army Center of Hope. Now we are in a position to continue to reach homeless, identify unmet community needs, and institute data-driven policies that effectively end homelessness in this community.

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

Introduction:

Various elements can create barriers to affordable housing including negative effects of public policy as well as national, regional, and local housing market conditions. The City of Tuscaloosa has established sufficient approach regarding affordable housing however, the City will continue to re-evaluate policies to ensure they do not interfere with affordable housing efforts. The City will also update their Analysis of Impediments to Fair Housing Choice which will include a complete evaluation and analysis of administrative policies and zoning codes.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

Strategies for Impediments: Publicly Supported Housing, Disability and Access, Disproportionate Housing Need, Disparities in Access to Opportunity, Segregation, Racially or Ethnically Concentrated Areas of Poverty

The City of Tuscaloosa has used CDBG and HOME funds to address affordable housing and the need to increase and or maintain affordable units. The 2020-2024 Consolidated Plan will utilize CDBG funds to accomplish rehabilitation of affordable units. To address publicly supported housing, the City will continue to use tenant based rental assistance (TBRA) to stabilize families and their household budgets by providing housing subsidies to cover rent, utility costs, security deposits, and the utility deposits. This program is typically administered by the Tuscaloosa Housing Authority (THA) and operated very similar to the Section 8 Program. TBRA programs have supported almost 40 individuals/families over the last five years.

Construction of affordable housing will also continue over the next five years. The City has identified two single-family affordable housing projects in the 2020 Action Plan to include Habitat for Humanity, a CHDO, and THA's 29th Street Development Phase V. Since 2012, Habitat has developed over 20 affordable homeownership units using HOME funds and will develop two additional affordable homes. THA has completed 18 of the 57 planned homes at the 29th street development and Phase V will add an additional 5-7 affordable homeownership units using HOME funds. The 2020 CDBG allocation will support affordable housing at the 29th Street Development by providing funds to finish out the infrastructure to allow for the remainder of the homes to be built. The City will also continue to utilize down payment assistance as tool to provide low to moderate-income individuals assistance with down payment and closing costs. This program will be citywide thus promoting opportunities to choose other areas in the City to live.

The Tuscaloosa Housing Counseling Program (THCP) provided comprehensive housing counseling

assistance to 527 low-income households in the 2019 program year with 95% of clients identifying as Black or African American. THCP will be one of the central tools utilized in addressing impediments by assisting individuals with access to affordable housing to include pre/post purchase counseling, credit counseling, foreclosure counseling, renters counseling, etc. CNS will also promote various initiatives over the next five years promoting neighborhood preservation to include clean up initiatives and paint programs. The City was awarded a 2019 Lead Hazard Abatement grant totaling \$2,999,871.00 that will remediate qualified dwellings containing hazardous levels of lead-based paint and provide outreach education. This program plans to address 200 owner-occupied single-family units and/or landlord owned units with lead hazard abatement.

In 2020, THA plans to utilize \$1,495,541.52 in Public Housing Capital Funds to complete renovations, reconfigurations, and security features at Branscomb and Crescent East Apartments to preserve affordable housing units. THA recently completed \$1,367,225.94 in renovations and repairs. In 2020, the THA will have 2,567 affordable housing units available through public housing units, Section 8 Program vouchers, VASH, and Shelter Plus for low-income households. THA was awarded 2020 tax credits for Pine Cone Apartments, which will provide for acquisition and renovation of 48 elderly-only affordable housing units. THA recently completed Jackson I and II Apartments, with an overall investment of \$36.2 million, providing 170 affordable housing units that were lost with the sale of Delaware Jackson.

Discussion:

Strategies for Impediment: Disparities in Access to Opportunity

The City provides General Fund dollars to the Tuscaloosa County Parking & Transit Authority (TCPTA) for operating the public bus service. The TCPTA received a grant to implement a system of coordinated van service to clients of three local social service agencies as well as agencies in nearby counties. TCPTA is currently in the process of completing a transit study that will provide analysis and recommendations for public transit improvement over the next five years. The Study has 7 objectives with the 5th objective seeking to determine the best strategy or most efficient, cost effective service or method to provide public transit service for low income residential areas of TCPTA service area to jobs on west side of Tuscaloosa, the region, and along West Tuscaloosa corridor. The study is anticipated to be completed October 2020.

CDBG will continue to be an opportunity to support accessibility through public transportation as funding allows. Easter Seals of West Alabama provides transportation services for persons with disabilities who need help getting to/from their place of employment. Focus on Senior Citizens provides transportation of seniors to medical appointments, social services offices, and grocery stores. United Way 2-1-1 serves as a support resource for seniors and persons with disabilities by connecting callers to transportation services.

Strategies for Impediment: Fair Housing Enforcement and Outreach

THCP will continue to survey the offices of local mortgage lenders to verify the display and use of posters and other information concerning fair housing on loan applications. Annually, a fair housing proclamation will be issued April in honor of Fair Housing Month to bring awareness as well maintain the current AI on the City's website. THCP will provide fair housing education/outreach in housing counseling classes and planned community initiatives.

Strategies to Help Eliminate Impediment: Disparities in Access to Opportunity, Segregation, Racially or Ethnically Concentrated Areas of Poverty

The City is currently in the public process of completing Comprehensive Plan referred to as Framework. One of the features of this plan has been to specifically look at housing and various needs of Tuscaloosa. A Housing subcommittee was created to help develop the plan with the 2018 Affordable Housing Study being one of the tools to evaluate and plan for Tuscaloosa. One of the strategies identified to consider is the promotion of housing diversity. In particular, looking at adjustments to Tuscaloosa zoning and development standards to address housing supply issue of limited inventory of owner-occupied starter homes. The strategy considers the potential of removing regulatory barriers to build smaller format housing products.

In 2019, the City developed a strategic community plan designed to enhance the City in economy, experience, and education known as Elevate Tuscaloosa (ET). In conjunction with ET, the City passed a one-cent sales tax increase earmarked specifically for projects under this plan. In the education feature, access to opportunity is addressed through education with the expansion of the Pre-K Initiative and Summer Learning Academies. ET also created Career and College Ready Dual Enrollment Scholarships, which allows City School Seniors to take up to six fully funded hours (includes books and fees) of college credit at either The University of Alabama, Shelton State Community College, or Stillman College.

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

The primary impediment to the City's ability to meet underserved needs is the limited amount of funding to address the large amount of need with the identified priorities. The City will continue to seek public and private resources to leverage its entitlement funds in assisting with implementation of policies and programs.

Actions planned to foster and maintain affordable housing

The City of Tuscaloosa has used CDBG and HOME funds to assist low-income persons with TBRA, down payment assistance, homeowner rehabilitation, and construction of affordable housing. In the City's 2020 program year, the City will allocate \$855,449.94 in HOME and CDBG funds to the Tuscaloosa Housing Authority (THA) and \$100,000 in HOME funds to Habitat for Humanity of Tuscaloosa to provide for the construction of new houses for low-income homebuyers. In addition, there are remaining funds in PY 2018 for Down Payment Assistance to aid in the purchase of home for first-time homebuyers. The City has also chose allocate available 2019 HOME to TBRA to address the effects of COVID-19 and its effects on housing. The Tuscaloosa Housing Counseling Program provided comprehensive housing counseling assistance to 527 low-income households in the 2019 program year. For PY 2020, the City of Tuscaloosa anticipates maintaining the number of people assisted and/or counseled. In 2020, THA plans to utilize \$1,495,541.52 in Public Housing Capital Funds to complete renovations, reconfigurations, and security features at Branscomb (19 units) and Crescent East Apartments (180 units) to preserve affordable housing units. THA recently completed \$1,367,225.94 in renovations and repairs.). In addition, THA plans to apply for \$10,338,262 in Section 8 Housing Choice Vouchers, VASH, and Shelter Plus to provide rental assistance for 1,740 low to moderate-income households. THA was awarded 2020 tax credits for Pine Cone Apartments, which will provide for acquisition and renovation of 48 elderly-only affordable housing units.

Actions planned to reduce lead-based paint hazards

Primarily, the City plans to reduce lead based paint hazards by providing and supporting staff with appropriate training on LBP hazards and implementing the recently awarded Lead Hazard Abatement Program gran. The increase in oversight capacity is critical to ensuring compliance from third party

contractors. Currently, staff is receiving multiple certifications to address lead as a part of the lead program. In addition, the Community Development Program Manager and Construction, and Rehabilitation Specialist is seeking enrollment in the lead-based paint training courses with the Alabama Lead-Based Paint Activities Accreditation Program (Safe State Program) at the University of Alabama. It is expected that upon the completion of the certification program, the Community Development Program Manager and Construction, and Rehabilitation Specialist will provide guidance to the City on maintaining compliance with the LSHR.

However, even with this individual certification, the City of Tuscaloosa is not registered under the Alabama Lead-Based Paint Activities Accreditation Program. As a result, the City of Tuscaloosa must utilize certified contractors to comply with Federal regulations. Therefore, the City of Tuscaloosa follows its established procurement policies to secure lead assessment services on homes being considered for rehabilitation assistance and Tenant Based Rental Assistance (TBRA). To eligible for consideration, the prospective consulting company must employ staff members that are State of Alabama or Environmental Protection Agency certified as Lead- Based Paint Inspectors, Risk Assessors, and/or Lead Sampling Technicians. These companies complete lead inspections and reports on home being considered for rehabilitation assistance and units to be occupied by TBRA recipients. In addition to the rehabilitation program meeting the notice, evaluation, and abatement requirements under LSHR, the Office of Federal Programs requires that prospective homeowners include a certified lead inspection (on homes built prior to 1978) in their applications to the City of Tuscaloosa Down Payment Assistance Program.

The City of Tuscaloosa utilizes a three pronged approach to reduce lead based paint Hazards (LBP Hazards) First, the City educates homeowners on the risks and hazards of LBP in the home by providing literature, and one-on-one sessions with approved applicants for home rehabilitation. In addition, the Housing Counseling program incorporates LBP reduction strategies and the risks of LBP as a part of the curriculum. Each educational component encourages homeowners to take responsibility and be proactive in ensuring they and their families are thoroughly protected from LBP. Secondly, the City evaluates all residential construction and/rehabilitation projects for the presence of LBP. Again, clients are notified of the presence or absence of LBP and the correct abatement process that should be taken by contractors. Finally, the City eradicates LBP. If LBP is going to be disturbed in the interior, the contractors must strictly adhere to the abatement strategy for LBP in federally funded projects including but not limited to: 25 CFR Part 35, EPA 40 CFR Part 745 Lead-Based Paint Activities Rule and Lead Disclosure Rule , 64 FR 50140 and implementing local and state best practices. The City anticipates that this three-part approach will continue to significantly reduce LBP hazards.

Actions planned to reduce the number of poverty-level families

In the City of Tuscaloosa with the Census estimated in 2019 that 24.2% of all households had incomes below the poverty level, there is certainly a need for a strategy to assist persons who are trying to survive on incomes below the poverty level. 29% of all Black persons had incomes below the poverty level. One strategy to alleviate the problem is simply to utilize all of the federal, state and local

government assistance programs and other assistance efforts provided by non-profit organizations, churches and individuals to provide supplemental income, food, clothing, shelter and utility assistance to persons below the poverty level. One problem with using this strategy as the sole solution is that there are never enough dollars of assistance under any of the programs and not enough individuals trying to help others to begin to eliminate all of the financial problems of those with incomes below the poverty level. These programs and assistance efforts can be used as temporary solutions and to temporarily assist low-income persons but a better long-term solution is to provide training and jobs so that persons who are physically able can work to improve their financial situation and thus can then afford to support themselves and to provide their own necessities of life. These persons are not really removed from poverty unless they can find a permanent source of income such as that provided by employment.

City of Tuscaloosa Policies for Reducing the Number of Households With Incomes Below the Poverty Level

1. It shall be the City's policy to encourage the creation of new jobs and training programs to promote better job opportunities for very low income persons by encouraging the expansion of existing businesses, industries and institutions and the establishment of new businesses, industries and institutions and thus, to reduce the number of persons with incomes below the poverty level.
2. It shall be the City's policy to provide counseling and referrals to training and available job opportunities to unemployed or underemployed persons through the Tuscaloosa Housing Counseling Program to enable these persons to obtain employment and thus, to reduce the number of persons with incomes below the poverty level.

Actions planned to develop institutional structure

Many public, private and non-profit agencies, organizations and businesses are part of the overall institutional structure necessary to successfully implement the City's 2020 Action Plan.

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

The City and CNS will continue to coordinate with public and private housing organizations and social service agencies by utilizing organizations like THA, Habitat for Humanity, and West Alabama Coalition for the Homeless to facilitate intra-organizational collaboration to address homeless and housing needs. For non-housing community needs, the City will continue to foster coordination through citizen participation, including annual proposal submissions and community assessments, West Alabama Chamber of Commerce Non-Profit Council membership, and United Way of West Alabama . Additionally, CNS will continue to enhance coordination by offering technical assistance (programmatic and financial) to all public, private and social service agencies that receive federal funding.

Discussion:

Program Specific Requirements

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

Introduction:

Submitting applications for the 2020 Action Plan for CDBG and HOME funding was a two-part process. Phase I involved submitting a pre-application to determine if the proposed activity met local and federal standards and priorities. The Office of Community and Neighborhood Services (CNS) reviewed pre-applications and those meeting the minimum qualifications were invited to submit a full application in Phase II. The full applications were evaluated and scored by staff and funding recommendations, based on aforementioned priority needs and goals, were presented to the Community Development Committee and the entire City Council for final review and approval. Notice of the availability of the pre-application was advertised in the Tuscaloosa News as well as in public council committee meetings. The pre-application was made available in the Office of CNS and on the City's website at www.tuscaloosa.com. Pre-applications receiving an invitation for Phase II final application received the information via e-mail as participation in this phase was by invitation only.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	65,503
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	65,503

Other CDBG Requirements

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

87.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

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

The City of Tuscaloosa does not provide any investment that is not identified in 92.205. Our current investment includes acquisition and construction of houses.

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

Please see attached resale/recapture policy. The resale provision under the City of Tuscaloosa HOME funded program ensures that the HOME-assisted units remain affordable over the entire affordability period. The Resale method is used in cases where HOME funding is provided directly to a developer to reduce development costs, thereby, making the price of the home affordable to the buyer. Under HOME recapture provisions; financial assistance must be repaid if it is provided directly to the buyer or the homeowner. Upon resale, the seller may sell to any willing buyer at any price. The written agreement and promissory note will disclose the net proceeds percentage, if any, that will be allotted to the homebuyer and what proceeds will return to the PJ. Once the HOME funds are repaid to the PJ, the property is no longer subject to any HOME restrictions. The funds returned to the PJ may then be used for other HOME-eligible activities.

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

Please see attached resale/recapture policy. The resale policy is enforced through the use of a Restrictive Covenant signed by the homebuyer at closing. The Restrictive Covenant will specify:

- The length of the affordability period (based on the dollar amount of HOME funds invested in the unit; either 5, 10, or 15 years)
- That the home remain the Buyer's principal residence throughout the affordability period; and period; and
- The conditions and obligations of the Owner should the Owner wish to sell before the end of the

affordability period, including:

a. The Owner must contact the City of Tuscaloosa Office of Federal Programs in writing if intending to sell the home prior to the end of the affordability period;

b. The subsequent purchaser must be low income as defined by HOME, and occupy the home as his/her new purchaser's primary residence for the remaining years of the affordability period. (However, if the new purchaser receives direct assistance through a HOME-funded program, the affordability period will be reset according to the amount of assistance provided); and

c. The sales price must be affordable to the subsequent purchaser; affordable is defined as limiting the Principal, Interest, Taxes, and Insurance (PITI) amount to no more than 30% of the new purchaser's monthly income.

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

The City of Tuscaloosa's HOME program does not participate in the construction of multi-family housing projects.

The City will receive \$456,439 in 2020 HOME funds. In addition, the City has received \$335,942.64 in 2020 HOME Program Income funds that are programmed into the 2020 Action Plan providing for a total of \$792,381.64 for eligible HOME activities. The City anticipates repayments of home purchase loans to

total approximately \$60,000. In program year 2020, the City does not anticipate recapturing funds into the local accounts from ongoing HOME activities.

Attachments

Citizen Participation Comments

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.
No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?
Yes

Please select the category that best describes your organization.
Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance : Including grocery delivery and pick-up)
Child Care
Community Clean-ups
Affordable Multifamily (Apartment)
ADA Compliance
Internet/ Wi-Fi Availability through out City
Employment Training
Home Rehabilitation
Eviction Prevention
Transportation
Utility Assistance
Rental Assistance

Recommendation 1
Food Assistance

Recommendation 2
Utility Assistance

Recommendation 3

Transportation

Recommendation 4

Eviction

Recommendation 5

Rental Assistance

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Rental Assistance

Mental Health Counseling

Utility Assistance

Mortgage Assistance

Job Placement Assistance

Child Care Payment Assistance

Family/Partner/ Child Abuse Prevention

Financial Assistance to Small Business

Language Barriers

Medical Care

Child Care

Foreclosure Prevention

Financial Assistance to Non-profit Organization

Transportation

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Eviction Prevention

Emergency Shelter

Legal Assistance

Recommendation 1

Food Assistance

Recommendation 2

Rental Assistance

Recommendation 3

Mental Health

Recommendation 4

Utility Assistance

Recommendation 5

Abuse

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CDP grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Educational Support Services

Employment Training

Community Clean-ups

Financial Assistance to Non-profit Organization

Youth Services (enrichment and/or recreational activities for 12+)

Home Spring-Cleaning (exterior painting, yard beautification)

Senior Support Services

Family/Partner/ Child Abuse Prevention

Language Barriers

Medical Care

Recommendation 1

Our major focus is youth during the summer while they are less likely to be engaged in structured activities that address training and development that limits the potential of engaging in juvenile activities. The activities should also be designed to address summer slide which is very common among students attending low performing schools across this city. These program should be comprehensive and include goal setting, self-discipline, time management, dressing/appearance, interviewing, communication etc.

Recommendation 2

Multigenerational activities should be a primary focus of the department that focus on providing comprehensive services to families. That includes education, housing, training, medical assistance, transportation, etc.

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (including grocery delivery and pick-up)
Educational Support Services
Employment Training
Mental Health Counseling
Youth Services (enrichment and/or recreational activities)
Adopting Social Distancing Measures
Job Placement Assistance
Language Barriers
Medical Care

Recommendation 1

COVID 19 has affected individuals and families in ways that will take years to recover from. Food issues are very critical during this time for families whose jobs have been affected by the virus. Making ends meet even with food assistance programs is still a challenge. If families have food, it allows the provider to focus on taking care of other needs such as utilities.

Recommendation 2

Educational support services is critical for children and more so for those who performing below grade level. Having access to technology including internet and computers is a must. Instructors must engage struggling students during the summer to prevent further learning decline and resources must be made available for this to occur.

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Faith-based organization

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Affordable Multifamily (Apartment)

Eviction Prevention

Foreclosure Prevention

Family/Partner/ Child Abuse Prevention

Financial Assistance to Non-profit Organization

Housing Placement Assistance

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Legal Assistance

Rental Assistance

Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Eviction Prevention

Foreclosure Prevention

Financial Assistance to Non-profit Organization

Financial Assistance to Small Business

Housing Placement Assistance

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Legal Assistance

Mortgage Assistance

Rental Assistance

Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Rental Assistance

Internet/ Wi-Fi Availability through out City

Financial Assistance to Small Business

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Financial Assistance to Small Business

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Faith-based organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Affordable Single Family Homes

Senior Support Services

Housing Placement Assistance

Recommendation 1

affordable housing

Recommendation 2

landlords who are concerned about their tenants

Recommendation 3

better housing choices (low income)

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (Including grocery delivery and pick-up)
Access to Testing Services
Educational Support Services
Employment Training
Mental Health Counseling
Adopting Social Distancing Measures
Eviction Prevention
Financial Assistance to Small Business
Housing Placement Assistance
Job Placement Assistance
Medical Care
Mortgage Assistance
Substance Abuse Treatment
Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is **OPTIONAL**.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Affordable Single Family Homes

Utility Assistance

Youth Services (enrichment and/or recreational activities for 12+)

Crime Awareness and Prevention

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Utility Assistance

Child Care Payment Assistance

Youth Services (enrichment and/or recreational activities)

Housing Placement Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Community Clean-ups

Public Facility Improvement

Internet/ Wi-Fi Availability throughout City

Educational Support Services

Employment Training

Legal Assistance

Mental Health Counseling

Transportation

Medical Care

Job Placement Assistance

Crime Awareness and Prevention

Senior Support Services

Water and Sewer Improvements

Home Spring-Cleaning (exterior painting, yard beautification)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Educational Support Services

Foreclosure Prevention

Mental Health Counseling

Legal Assistance

Rental Assistance

Adopting Social Distancing Measures

Eviction Prevention

Family/Partner/ Child Abuse Prevention

Financial Assistance to Small Business

Job Placement Assistance

Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.
Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?
Yes

Please select the category that best describes your organization.
Governmental agency

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)
Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Recommendation 1
I would recommend that CPD funds be made available for the development of homeownership opportunities. Thank you!

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Governmental agency

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Foreclosure Prevention

Youth Services (enrichment and/or recreational activities for 12+)

ADA Compliance

Affordable Single Family Homes

Home Rehabilitation

Job Placement Assistance

Housing Placement Assistance

Family/Partner/ Child Abuse Prevention

Crime Awareness and Prevention

Mortgage Assistance

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Language Barriers

Eviction Prevention

Substance Abuse Treatment

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)
Mortgage Assistance
Job Placement Assistance
Eviction Prevention
Child Care Payment Assistance
Adopting Social Distancing Measures
Access to Testing Services
Foreclosure Prevention
Legal Assistance
Mental Health Counseling
Youth Services (enrichment and/or recreational activities)
Employment Training
Child Care

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Home Rehabilitation

Home Spring-Cleaning (exterior painting, yard beautification)

Sidewalks

Utility Assistance

Recommendation 1

Outreach initiatives in low income areas that provide financial literacy training—saving, budgeting, banking, etc—a much needed and could probably combine civic volunteers with public funds to provide such services.

Recommendation 2

Investing in low-moderate income neighborhoods where there are high rates of crime in the form of dedicated pedestrian lighting, sidewalk completion/implementation, dedicated bus stops with seating, landscaping—all of these expenditures can enhance and beautify while reducing existing threats to public safety.

Recommendation 3

Home repair and renovation—investments like this can ameliorate the slide into blight of some structures and should be prioritized especially in historic neighborhoods. From structural and interior rehab to exterior painting and repairs—these investments preserve the character of a neighborhood while also improving quality of life for the individuals who benefit directly from it.

Recommendation 4

I do not recommend investing in home ownership assistance for people who do not have the means to maintain a home after purchase, something that happens all too often. This is why financial literacy classes are so desperately needed—discipline and budgeting, and anticipating future expenses and being able to pay for them are vital for home owners, but many recipients of new homes through assistance programs are not prepared for these aspects of home ownership. Financial literacy is really a vital part of reversing trends in low income areas and creating more financial security for residents.

Recommendation 5

Connections—in areas of town where many people do not drive or own a car, pedestrian-friendly roadways improve safety and access, as do dedicated bicycle lanes. Where neighborhoods and geographical areas have become isolated through development that works as geographical racism (highways, railroads, industrial sites), providing avenues of connection to the greater city and more thriving commercial areas can do much to reverse the damages inflicted by past city leaders.

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Child Care
Child Care Payment Assistance
Foreclosure Prevention
Family/Partner/ Child Abuse Prevention
Job Placement Assistance
Legal Assistance

Recommendation 1

In order to work, parents must be able to have their children cared for—assistance with that can relieve the burden.

Recommendation 2

Foreclosure prevention assistance at a time when many people in the service industry (which accounts for a lot of low-income households) merits public investments.

Recommendation 3

Legal assistance for residents who have difficulty navigating the world of unlawful job termination, unemployment claims, foreclosures, and other COVID - related roadblocks can provide security and confidence to residents who are not well-versed in how to navigate such systems.

Recommendation 4**Recommendation 5**

Community Assessment- Office of Community and Neighborhood Services

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Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Transportation

Substance Abuse Treatment

Mortgage Assistance

Mental Health Counseling

Medical Care

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Housing Placement Assistance

Family/Partner/ Child Abuse Prevention

Eviction Prevention

Emergency Shelter

Internet/ Wi-Fi Availability through out City

Senior Support Services

Affordable Single Family Homes

Sidewalks

Water and Sewer Improvements

Public Facility Improvement

Community Clean-ups

Home Rehabilitation

Child Care

Home Spring-Cleaning (exterior painting, yard beautification)

Recommendation 1

Revitalize older neighborhoods like Skyland Park, Woodland Forest, etc. to accommodate affordable family housing.

Recommendation 2

Provide green spaces in neighborhoods such as parks for family use, sidewalks/walking trails dog spaces, plant fruit trees and herbs to deter insects like mosquitoes

Recommendation 3

Tornado shelters to accommodate each neighborhood

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Youth Services (enrichment and/or recreational activities)

Substance Abuse Treatment

Mental Health Counseling

Job Placement Assistance

Family/Partner/ Child Abuse Prevention

Employment Training

Educational Support Services

Adopting Social Distancing Measures

Child Care

Access to Testing Services

Recommendation 1

There are programs such as tinkergarden that need to be utilized with our kids. Teaching them to explore and become self sufficient

Recommendation 2

Outdoor classes are essential

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Water and Sewer Improvements
Affordable Single Family Homes
Senior Support Services
ADA Compliance
Eviction Prevention
Foreclosure Prevention
Mental Health Counseling
Mortgage Assistance
Rental Assistance
Transportation

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Access to Testing Services
Adopting Social Distancing Measures
Child Care Payment Assistance
Eviction Prevention
Foreclosure Prevention
Family/Partner/ Child Abuse Prevention
Financial Assistance to Small Business
Medical Care
Mental Health Counseling
Mortgage Assistance
Rental Assistance
Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Legal Assistance
Senior Support Services
Affordable Single Family Homes
Other (please specify)
Sidewalks

Recommendation 1

Senior Citizen Housing specifically low income senior garden home apartments.

Recommendation 2

Improve public transportation. Running buses 1 time per hour is not enough. Further, routes need to be improved and expanded.

Recommendation 3

I checked sidewalks above.

To further explain.. side walks are needed since many seniors and families walk to grocery stores and other necessary locations

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Access to Testing Services

Legal Assistance

Adopting Social Distancing Measures

Medical Care

Other (please specify)

Other

I feel the City of Tuscaloosa should initiate steps to have our own health department like Birmingham and Montgomery . We should not be under the thumb of the State when making decisions for what is best for us. Prime example is how our Mayor and City Council hands have been tied such as ordering masks be worn in businesses. What's the Governor wants is not always what's best for Tuscaloosa.

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Home Rehabilitation

Sidewalks

Community Clean-ups

Home Spring-Cleaning (exterior painting, yard beautification)

Educational Support Services

Youth Services (enrichment and/or recreational activities for 12+)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)
Child Care
Child Care Payment Assistance
Foreclosure Prevention
Job Placement Assistance
Mortgage Assistance
Transportation
Youth Services (enrichment and/or recreational activities)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Job Placement Assistance

Youth Services (enrichment and/or recreational activities for 12+)

Internet/ Wi-Fi Availability through out City

Medical Care

Housing Placement Assistance

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Employment Training

Child Care Payment Assistance

Affordable Single Family Homes

Recommendation 1

The development of a hub where young men ages 14 to 21, especially the most vulnerable to alternative, illegal ways of earning income can come apply and have job openings readily available. Maybe it could even be an extension of the local career center. The vision is to have the hub housed in a location adjacent to or within one of the most underserved areas for that age demographic. Somewhere like Stillman College or the McDonald Hughes Center.

Recommendation 2

Investment of resources, restoration and/or development towards youth baseball, football and basketball specifically in District 1 where there is a virtual absence of organized recreational activities relative to the the communities of that district. While there are willing participants available to help organize and manage

the activities, there is a lack of start-up funding by most accounts.

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Access to Testing Services

Financial Assistance to Small Business

Recommendation 1

Strong consideration should be given to canceling Fall high school sporting events also. I'm a former college student-athlete from the area so I understand the dilemma of no football locally but we must continue to err on the side of caution in my opinion.

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Affordable Single Family Homes
Affordable Multifamily (Apartment)
Internet/ Wi-Fi Availability through out City
Crime Awareness and Prevention
Housing Counseling (Pre-purchase counseling, Post-purchase counseling)
Job Placement Assistance
Mental Health Counseling
Rental Assistance
Mortgage Assistance
Utility Assistance
Transportation

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Adopting Social Distancing Measures
Educational Support Services
Employment Training
Housing Counseling (Pre purchase counseling, Post-purchase counseling)
Medical Care
Legal Assistance
Mental Health Counseling
Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Home Rehabilitation

Home Spring-Cleaning (exterior painting, yard beautification)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

☐ Food Assistance (including grocery delivery and pick-up)

☐ Home Rehabilitation

☐ Community Clean-ups

☐ Sidewalks

☐ Affordable Single Family Homes

☐ Educational Support Services

☐ Foreclosure Prevention

☐ Eviction Prevention

☐ Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

☐ Mortgage Assistance

Recommendation 1

We need more sidewalks, lighting and landscaping in west Tuscaloosa

Recommendation 2

More assistance to help homeowners with maintenance, repairs, etc. There have been too many demolitions of older, well built homes in my neighborhood. Lets keep our historic houses and make them look nice instead of building "new" houses on the cheap with shoddy materials.

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Child Care

Child Care Payment Assistance

Educational Support Services

Employment Training

Eviction Prevention

Family/Partner/Child Abuse Prevention

Foreclosure Prevention

Financial Assistance to Small Business

Job Placement Assistance

Mortgage Assistance

Rent Assistance

Mental Health Counseling

Substance Abuse Treatment

Transportation

Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Community Clean-ups

Home Spring-Cleaning (exterior painting, yard beautification;

Sidewalks

Senior Support Services

Crime Awareness and Prevention

Internet/ Wi-Fi Availability through out City

Emergency Shelter

Financial Assistance to Small Business

Medical Care

Recommendation 1

Small businesses

Recommendation 2

Restaurants

Recommendation 3

Business and private property up keep

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Access to Testing Services

Adopting Social Distancing Measures

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Child Care

Affordable Single Family Homes

Child Care Payment Assistance

Eviction Prevention

Family/Partner/ Child Abuse Prevention

Housing Placement Assistance

Job Placement Assistance

Medical Care

Employment Training

Affordable Multifamily (Apartment)

Substance Abuse Treatment

Youth Services (enrichment and/or recreational activities for 12+)

Mental Health Counseling

Educational Support Services

Utility Assistance

Rental Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 6

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Financial Assistance to Non-profit Organization
Access to Testing Services
Child Care
Child Care Payment Assistance
Financial Assistance to Small Business
Rental Assistance
Transportation
Utility Assistance
Job Placement Assistance
Housing Placement Assistance
Eviction Prevention
Adopting Social Distancing Measures
Food Assistance (Including grocery delivery and pick-up)
Mental Health Counseling

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Home Rehabilitation

Community Clean-ups

Sidewalks

Senior Support Services

Crime Awareness and Prevention

Internet/ Wi-Fi Availability through out City

Educational Support Services

Foreclosure Prevention

Family/Partner/ Child Abuse Prevention

Financial Assistance to Non-profit Organization

Legal Assistance

Substance Abuse Treatment

Youth Services (enrichment and/or recreational activities for 12+)

Recommendation 1

Public Safety

Recommendation 2

Economic Development

Recommendation 3

Recreational Facilities for youth and families

Recommendation 4

Affordable Housing

Recommendation 5

Neighborhood Revitalization

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (including grocery delivery and pick-up)

Educational Support Services

Mental Health Counseling

Rental Assistance

Housing Counseling (Pre-purchase counseling, Post purchase counseling)

Youth Services (enrichment and/or recreational activities)

Recommendation 1

Youth Services

Recommendation 2

Mental Health Counseling

Recommendation 3

Child Care

Recommendation 4

Financial Literacy

Recommendation 5

Public Safety

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)
Youth Services (enrichment and/or recreational activities for 12+)
Educational Support Services
Home Spring-Cleaning (exterior painting, yard beautification)
Public Facility Improvement
Child Care
Affordable Single Family Homes
Affordable Multifamily (Apartment)

Recommendation 1

We need a multi purpose building for all sports so these kids don't have to travel all across town for sports. Basketball and Basetball was big at the Benjamin Barnes YMCA. Can we get a building full of computers to learn coding and other business ventures the School Board doesn't teach. We need more resources and I can only do so much. We need land and a building to build something for us. They got the Satan Center why can't we have the a building for our youth in the West of Tuscaloosa. Knock down the old country club.

Recommendation 2

We need Vector 90 hub for entrepreneurs of West Tuscaloosa. A place where you can come and create and have night events for the youth. Poetry nights something different for the kids to experience. But this building is for experience. A hub to feel we have Silicon Valley right on the West of Tuscaloosa. How can we get this done for our youth + 12 and our elders who are registered to vote. Also more access to

learning financial literacy is which my people lack.

Recommendation 3

Can we get a hub or apartments for single men like myself. It's nothing for the black man we just have to figure it out and I'm tired. A single 1 bedroom accommodations for single men or single women. Better looking apartments.

Recommendation 4

More businesses on the West of Tuscaloosa instead of liquor and Arab stores. How can we get access to those grants and land and 10 and 20 year development grants they have. We have nothing over here and I just wanna learn how to get it?

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Job Placement Assistance

Utility Assistance

Financial Assistance to Small Business

Child Care

Employment Training

Educational Support Services

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Home Rehabilitation

Public Facility Improvement

Sidewalks

Eviction Prevention

Job Placement Assistance

Home Spring-Cleaning (exterior painting, yard beautification)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Access to Testing Services

Adopting Social Distancing Measures

Job Placement Assistance

Medical Care

Rental Assistance

Mortgage Assistance

Utility Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

Denise Downs

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Email

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?
No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Child Care

Home Rehabilitation

Water and Sewer Improvements

Sidewalks

Affordable Single Family Homes

Affordable Multifamily (Apartment)

Senior Support Services

ADA Compliance

Internet/ Wi Fi Availability through out City

Educational Support Services

Emergency Shelter

Employment Training

Eviction Prevention

Foreclosure Prevention

Job Placement Assistance

Medical Care

Mental Health Counseling

Substance Abuse Treatment

Transportation

Youth Services (enrichment and/or recreational activities for 12+)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Child Care

Access to Testing Services

Employment Training

Medical Care

Mental Health Counseling

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)
Financial Assistance to Non-profit Organization

Recommendation 1

Tuscaloosa Tourism & Sports is the Destination Marketing Organization for the City of Tuscaloosa & Tuscaloosa County. Funding through the Community Development Block Grant would allow TTS to create a marketing campaign to help return tourists to our community which helps generate economic impact through lodging, restaurants, retail, gas, etc. Specific visitors targeted markets are: leisure, corporate, association, faith, conferences, sports and the SMERF (social, military, education, religious and fraternal) market.

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)
Public Facility Improvement
Affordable Single Family Homes
Affordable Multifamily (Apartment)
Eviction Prevention
Foreclosure Prevention
Financial Assistance to Small Business
Housing Counseling (Pre-purchase counseling, Post-purchase counseling)
Housing Placement Assistance
Legal Assistance
Mortgage Assistance
Rental Assistance
Utility Assistance
Youth Services (enrichment and/or recreational activities for 12+)
Financial Assistance to Non-profit Organization
Child Care

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (Including grocery delivery and pick-up)
Eviction Prevention
Foreclosure Prevention
Financial Assistance to Non-profit Organization
Financial Assistance to Small Business
Mortgage Assistance
Rental Assistance
Youth Services (enrichment and/or recreational activities;
Child Care
Child Care Payment Assistance
Emergency Shelter

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Community Clean-ups

Sidewalks

Affordable Multifamily (Apartment)

Foreclosure Prevention

Mental Health Counseling

Transportation

Senior Support Services

Eviction Prevention

Family/Partner/ Child Abuse Prevention

Mortgage Assistance

Substance Abuse Treatment

Utility Assistance

Youth Services (enrichment and/or recreational activities for 12+)

Employment Training

Child Care

Child Care Payment Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (including grocery delivery and pick-up)
Access to Testing Services
Child Care Payment Assistance
Job Placement Assistance
Youth Services (enrichment and/or recreational activities)
Mental Health Counseling
Foreclosure Prevention
Eviction Prevention

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Community Clean-ups
Public Facility Improvement
Sidewalks
Educational Support Services
Employment Training
Food Assistance (including grocery delivery and pick-up)
Legal Assistance
Mental Health Counseling
Youth Services (enrichment and/or recreational activities for 12+)
Crime Awareness and Prevention
Family/Partner/ Child Abuse Prevention
Job Placement Assistance
Medical Care
Substance Abuse Treatment

Recommendation 1

Crime awareness and Prevention

Recommendation 2

Mental Health counseling
assist young peoples, especially young black males

Recommendation 3

Substance Abuse Treatment
assist young peoples, especially black males

Recommendation 4

Job Placement Assistance / Employment Training
assist young peoples, especially black males. Assist black males for job placement once they have gotten in trouble with the law.

Recommendation 5

Educational Support Service
Assist young peoples, especially black males

Youth Service (enrichment and/or recreation activities)
YMCA on Westside of Tuscaloosa is in need of a new facility, a new facility on the West side of Tuscaloosa. Maybe build a facility off/intersection of Highway 11. With a baseball field.

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Educational Support Services
Employment Training
Mental Health Counseling
Youth Services (enrichment and/or recreational activities)
Job Placement Assistance
Substance Abuse Treatment
Family/Partner/ Child Abuse Prevention

Recommendation 1

Medical Care and Family/Partner/ Child Abuse Prevention

Recommendation 2

Educational Support Services and Employment Training/ Job Placement Assistance
(assist young peoples, especially young black males)

Recommendation 3

Mental Health Counseling
assist young peoples, especially black males

Recommendation 4

Youth Service (enrichment and/or recreation activities)
YMCA on Westside of Tuscaloosa is in need of a new facility, a new facility on the West side of Tuscaloosa. Maybe build a facility off/intersection of Highway 11. With a baseball field.

Recommendation 5

Substance Abuse Treatment and Job Placement Assistant
assist young peoples (especially black males)

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Child Care

Home Rehabilitation

Community Clean-ups

Internet/ Wi-Fi Availability through out City

Child Care Payment Assistance

Educational Support Services

Employment Training

Emergency Shelter

Family/Partner/ Child Abuse Prevention

Financial Assistance to Small Business

Job Placement Assistance

Medical Care

Legal Assistance

Mental Health Counseling

Transportation

Youth Services (enrichment and/or recreational activities for 12+)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (Including grocery delivery and pick-up)

Adopting Social Distancing Measures

Child Care

Access to Testing Services

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CDP grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Senior Support Services

Affordable Single Family Homes

Crime Awareness and Prevention

Emergency Shelter

Foreclosure Prevention

Eviction Prevention

Sidewalks

Community Clean-ups

Housing Counseling (Pre-purchase counseling, Post-purchase counseling)

Language Barriers

Other (please specify):

Recommendation 1

Provide a matching program for established neighborhoods of predominately homeownership by the elderly to achieve moderate home repair and/or maintenance with stipulations that property cannot be sold for a period of time after the investment.

Recommendation 2

Partner with Alabama Power to provide a senior discount during the hottest and coldest months of the year to offset the extreme costs for seniors.

Recommendation 3

Partner with Alabama Power Company to cut problem trees in areas heavily populated by seniors to remove the possible loss of homeowners insurance or the inflated rates of insurance due to the threat of damage to property by the trees.

Recommendation 4

Provide sidewalks in neighborhoods heavily populated by seniors to increase the likelihood of walking for health, retrieving their mail from curbside receptacles, placing or retrieving garbage and recycling receptacles. Sidewalks remove the dangers of being struck by cars, falling in the streets. Many seniors are caretakers of grandchildren or great grandchildren. They can walk or stroller-ride the children more safely on sidewalks. Sidewalks also encourage others to walk clear of the property of others.

Recommendation 5**COVID-19 Recommendations**

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Language Barriers

Other (please specify)

Eviction Prevention

Other

Pre-rental and Post Rental Counseling

Recommendation 1

in situations such as COVID-19, Filling Stations can be manned to provide hand sanitizer refills for seniors who are less likely to afford hand sanitizer.

Recommendation 2**Recommendation 3****Recommendation 4****Recommendation 5**

Community Assessment- Office of Community and Neighborhood Services

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Name

Nicole Richardson

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Email

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?
No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Affordable Single Family Homes

Sidewalks

Transportation

Substance Abuse Treatment

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Access to Testing Services
Adopting Social Distancing Measures
Medical Care
Transportation

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

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Name

Paul Connolly

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Business

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Community Clean-ups

Sidewalks

Home Rehabilitation

Home Spring-Cleaning (exterior painting, yard beautification)

Crime Awareness and Prevention

Internet/ Wi-Fi Availability through out City

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Access to Testing Services
Educational Support Services
Financial Assistance to Non-profit Organization
Adopting Social Distancing Measures
Medical Care
Job Placement Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Business

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Financial Assistance to Non-profit Organization

Financial Assistance to Small Business

Legal Assistance

Youth Services (enrichment and/or recreational activities for 12+)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Financial Assistance to Non-profit Organization

Financial Assistance to Small Business

Youth Services (enrichment and/or recreational activities)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant - CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Mental Health Counseling

Transportation

Youth Services (enrichment and/or recreational activities for 12+)

Food Assistance (Including grocery delivery and pick-up)

Child Care

Family/Partner/Child Abuse Prevention

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (including grocery delivery and pick-up)
Access to Testing Services
Mental Health Counseling
Youth Services (enrichment and/or recreational activities)
Transportation
Utility Assistance
Financial Assistance to Small Business
Child Care
Financial Assistance to Non-profit Organization

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

Cathy Humphries

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Phone

Email

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?
No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Community Clean-ups
Sidewalks
Crime Awareness and Prevention
Emergency Shelter
Employment Training
Family/Partner/ Child Abuse Prevention
Job Placement Assistance
Mental Health Counseling

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Adopting Social Distancing Measures

Family/Partner/Child Abuse Prevention

Mental Health Counseling

Youth Services (enrichment and/or recreational activities)

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)
Affordable Single Family Homes
Senior Support Services
Crime Awareness and Prevention
Internet/ Wi-Fi Availability through out City
Educational Support Services
Employment Training
Financial Assistance to Small Business
Job Placement Assistance
Medical Care
Mental Health Counseling
Mortgage Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Food Assistance (including grocery delivery and pick-up)
Employment Training
Job Placement Assistance
Mental Health Counseling
Medical Care

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)
Affordable Single Family Homes
Senior Support Services
Crime Awareness and Prevention
Internet/ Wi-Fi Availability through out City
Educational Support Services
Employment Training
Financial Assistance to Small Business
Job Placement Assistance
Medical Care
Mental Health Counseling
Mortgage Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

**Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)**

Food Assistance (including grocery delivery and pick-up)

Employment Training

Job Placement Assistance

Mental Health Counseling

Medical Care

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Child Care

Sidewalks

Employment Training

Educational Support Services

Mental Health Counseling

Youth Services (enrichment and/or recreational activities for 12+)

Substance Abuse Treatment

Child Care Payment Assistance

Crime Awareness and Prevention

Affordable Single Family Homes

Language Barriers

Family/Partner/ Child Abuse Prevention

Eviction Prevention

Internet/ Wi-Fi Availability through out City

Recommendation 1

I think that Tuscaloosa needs a Acute faculty for children that struggle with mental illness. In addition, I think the city of Tuscaloosa needs more access to mental health services. Indian Rivers Mental Health

Center shouldn't be the only place an individual or family can go to receive mental health services.

Recommendation 2

I think the city of Tuscaloosa needs more resources for the homeless community. Tuscaloosa doesn't have enough homeless shelters. Also, we should have more resources to help the homeless community become more stable in the community.

Recommendation 3

The city of Tuscaloosa should have more crime awareness and prevention education that starts in the schools. There has been an increase in juvenile crimes. Also, the gun violence in Tuscaloosa has increased. We have to find a solution to prevent gun violence.

Recommendation 4

I think there should be more programs that cater to the youth in Tuscaloosa. There's not enough free after school programs.

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?

(Check all that apply)

Access to Testing Services

Mental Health Counseling

Adopting Social Distancing Measures

Family/Partner/ Child Abuse Prevention

Medical Care

Financial Assistance to Non-profit Organization

Food Assistance (including grocery delivery and pick-up)

Recommendation 1

Tuscaloosa will need to have more access to testing services for COVID-19.

Recommendation 2

I think the more at risk populations will need additional services such as grocery delivery.

Recommendation 3

The city of Tuscaloosa should provide additional services to help individual secure jobs post covid-19.

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

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Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Governmental agency

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Community Clean-ups

Sidewalks

Senior Support Services

ADA Compliance

Crime Awareness and Prevention

Internet/ Wi-Fi Availability through out City

Financial Assistance to Non-profit Organization

Mental Health Counseling

Substance Abuse Treatment

Financial Assistance to Small Business

Recommendation 1

Recommendation 2

Recommendation 3

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Access to Testing Services
Adopting Social Distancing Measures
Financial Assistance to Small Business
Mental Health Counseling
Financial Assistance to Non-profit Organization

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Recommendation 5

Recommendation 4

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

Walt Maddox

Address

2201 University BLVD, Tuscaloosa, Alabama 35406

Phone

(205) 248-5006

Email

Mayor@tuscaloosa.com

Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

No

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

No

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Affordable Single Family Homes

Housing Placement Assistance

Youth Services (enrichment and/or recreational activities for 12+)

Mental Health Counseling

Recommendation 1

The bottom line for me is that we need to invest where we can move the needle. We are a mile-wide an inch deep.

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Mortgage Assistance

Financial Assistance to Small Business

Rental Assistance

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

JEAN RYKACZEWSKI

Address

PO Box 18607, Huntsville, Alabama 35804

Phone

(205) 333-6343

Email

JEAN@WESTALABAMAFOODBANK.ORG

Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Food Assistance (including grocery delivery and pick-up)

Employment Training

Transportation

Mental Health Counseling

Job Placement Assistance

Family/Partner/ Child Abuse Prevention

Crime Awareness and Prevention

Home Spring-Cleaning (exterior painting, yard beautification)

Medical Care

Recommendation 1

With so many usual available jobs, provide training to unemployed to be able to take the job and be a good employee.

Recommendation 2

Help families, especially seniors who own their homes repair their homes to be able to stay in them.. Pest prevention, minor repairs for safety and yard clean up. Many do not have extra available funds to complete these and the house falls down around them, which adds to a depressed and hopeless state of

mind.

Recommendation 3
Transportation!!!

Recommendation 4
juvenile crime prevention/gang issues.

Recommendation 5

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Food Assistance (Including grocery delivery and pick-up)

Access to Testing Services

Medical Care

Job Placement Assistance

Educational Support Services

Mental Health Counseling

Recommendation 1

Recommendation 2

Recommendation 3

Recommendation 4

Recommendation 5

Community Assessment- Office of Community and Neighborhood Services

This is a public assessment to collect recommendations to develop activities and priorities for the use of Community Planning and Development Grant funds by the City of Tuscaloosa. These grants include the Community Development Block Grant, HOME Investment Partnerships Program, Homeless Management Information Systems as well as Community Development Block Grant- CV.

Name

Ellen Potts

Address

1120 35th St. Suite B, Tuscaloosa, Alabama 35401

Phone

(205) 349-4625 x108

Email

ellen@habitattuscaloosa.org

Would you like to receive periodic updates from the Office of Community and Neighborhood Services? Participation is OPTIONAL.

Yes

Are you completing this form on behalf of an organization, business, faith based organization, unit of government, etc?

Yes

Please select the category that best describes your organization.

Non-profit organization

Recommendations

Our CPD grants are to primarily benefit low to moderate income persons. Which of the following areas should the City of Tuscaloosa focus on to improve the quality of life for low to moderate income persons? (Check all that apply)

Home Rehabilitation
Affordable Single Family Homes
ADA Compliance
Foreclosure Prevention
Food Assistance (including grocery delivery and pick-up)
Mortgage Assistance
Internet/ Wi-Fi Availability through out City
Educational Support Services
Employment Training
Mental Health Counseling

Recommendation 1

Food Assistance

Recommendation 2

Internet / wifi throughout the City

Recommendation 3

Housing Rehabilitation

Recommendation 4
Employment Training

Recommendation 5
Mortgage Assistance

COVID-19 Recommendations

Which of the following areas do you believe will be most needed in the recovery from COVID-19?
(Check all that apply)

Food Assistance (including grocery delivery and pick-up)
Adopting Social Distancing Measures
Employment Training
Financial Assistance to Non-profit Organization
Rental Assistance
Youth Services (enrichment and/or recreational activities)
Eviction Prevention
Medical Care
Mortgage Assistance

Recommendation 1
Food Assistance

Recommendation 2
Mortgage and Rental Assistance, Eviction prevention - To me these are differing aspects of the same problem.

Recommendation 3
Adopting social distancing measures (and requiring the use of masks in public)

Recommendation 4
Medical Care

Recommendation 5
Youth services

LaParry T. Howell

From: Phyllis Odom
Sent: Friday, March 6, 2020 4:37 PM
To: LaParry T. Howell
Subject: Re: COMMENTS AND RECOMMENDATIONS 2020-2024 CONSOLIDATED PLAN

My recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds:

1. Recommend the city partner with the owners of the wooded property (pecan orchid) across the street from Stillman College to develop nice affordable or moderately priced homes with access to a sidewalk/walking trail along 38th Avenue that leads to the Tuscaloosa Country Club property.
2. Develop senior citizen homes that have the appearance of a single residence but is occupied by 2-3 seniors. Not sure of the right location for this yet.
3. Recommend rehab of disabled senior citizens homes to make them handicap accessible, safe, and attractive.
4. Develop residential homes or some other suitable development across from Palmore Park on Fosters Ferry Road, if space is available, after the road widening (ATRIP Project) is completed.

Let me know if you have any questions.
Thanks,

Phyllis W. Odom
District 1 City Councilor
(205) 394-6460
podom@tuscaloosa.com

Sent from my iPhone

On Feb 7, 2020, at 9:40 AM, LaParry T. Howell <lhowell@tuscaloosa.com> wrote:

Good Morning Councilors,

The City of Tuscaloosa is in the process of preparing the Five Year Consolidated Plan. In preparing the plan, the Office of Federal Programs would like to request your input as vital stakeholders in the community. Please read the attached document and identify housing and community needs to be undertaken in the plan. Please provide your comments and recommendations to the Office of Federal Programs no later than March 27th. Thank you for your participation.

Respectfully,

LaParry Howell, MPA

Director, Office of Federal Programs

2201 University Blvd.
Tuscaloosa, AL 35401
Phone: 205-248-5080
Fax: 205-349-0135
www.tuscaloosa.com
#WeAreTuscaloosa
<image001.jpg>

The opinions expressed here are my own and do not necessarily represent those of the City of Tuscaloosa. This message may contain confidential and/or proprietary information and is intended for the person/entity to whom it was originally addressed. Any use by others is strictly prohibited.

<COMMENTS AND RECOMMENDATIONS-2020-2024 Consolidated Plan.pdf>

COMMENTS AND RECOMMENDATIONS
**FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
PROGRAM YEARS 2020-2024 AND THE ACTION PLAN FOR THE
COMMUNITY DEVELOPMENT BLOCK GRANT & HOME PROGRAMS**

The City of Tuscaloosa is preparing a Five-Year Consolidated Plan to identify and prioritize housing and community needs for low and moderate-income residents and the neighborhoods where they live. The Plan will guide the City in its expenditure of Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) funds from the U. S. Department of Housing & Urban Development during Program Years 2020-2024.

Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1. Provide educational & informational program to combat predatory lending & unscrupulous contracts
2. Provide incentives such as rehab grants/loans or tax abatements to landlords in return for maintaining affordability.
3. Provide assistance and alternative sources of financing for home repair and refinancing.
4. Subsidize salaries of low-wage earners for ~~the~~ minority business owners bringing them to a living wage.

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or lhowell@tuscaloosa.com. Responses are not limited to the space provided.

3-9-2020
KLH

**COMMENTS AND RECOMMENDATIONS
FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
PROGRAM YEARS 2020-2024 AND THE ACTION PLAN FOR THE
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Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1.

Remove barriers in the zoning code to duplexes, triplexes, and other forms of "missing middle" housing.

2.

Establish regulatory incentives for affordable/workforce housing, e.g. fee reductions, expedited permitting.

3.

Continue to implement collaborative affordable housing plans with THA.

4.

Assist with rehabilitation of older homes to maintain housing stock, e.g. housing upkeep education, technical assistance.

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or howell@tuscaloosa.com. Responses are not limited to the space provided.

COMMENTS AND RECOMMENDATIONS
**FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
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Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1. Creation of a "trade incubator" for caterers, carpenters, HVAC/plumbing, etc. - WM have commercial kitchens, carpentry workspaces, etc that business owners can rent for a small monthly or annual fee
2. Increase accessibility of Offices for persons w/ disabilities, incorporate more literature and resources to accommodate Tuscaloosa's large populations of Spanish speaking and German speaking residents - Ensure subrecipients are incorporating these measures as well.
3. Create a program that actively engages youth 6th-12th grade in social, economic, and civic endeavors. Typically students just go to school and go home. Some do work. How create opportunity for vulnerable ages to positively invest in themselves and their community
4. Partner with DCH, Health Department, DHE to increase health, education, employment outcomes for LMI mothers. By creating a program to provide coaching and mentorship and referrals for entrepreneurship to improve outcomes.

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or howell@tuscaloosa.com. Responses are not limited to the space provided.

COMMENTS AND RECOMMENDATIONS
**FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
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Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1. The development of a land bank, trust, for property and or land that can be used as an incentive for developers to create affordable housing in Tuscaloosa City.
- Rehabilitation program targeting neighborhoods identified in Housing Study/Frame work.
2. Share-rides/shuttles that can be used by workers or employees just starting at plants. It will run for every shift and pick up at a centralized location - maybe even @ home for a higher cost. The cost will be used to create more shuttles/share-rides maybe cost offset by plant employers(?).
3. Creation of Low Daycare, where 50% of enrolled students are low-income, but a sliding scale for parents based on income outside of HUD income limits - reducing barriers to entry for employees and reducing cost burden for other families.
4. Increase citizen participation in the development of CDBG programs and also governmental operations/ planning. Invest in Liaisons and fortify Community Engagement efforts through increasing technology investment staff.
5. Refrain efforts to install wifi in all areas of Tuscaloosa. Incorporate Technology function into Public Service programs.

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or lhowell@tuscaloosa.com. Responses are not limited to the space provided.

COMMENTS AND RECOMMENDATIONS
**FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
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Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1. Revitalize existing neighborhoods ^(homeless & home owner only)
Home owner invests 60% of needed repairs (costs + labor)
CDBG/HOME invests 40% of needed repairs (costs + labor)
2. 1 month mortgage assistance (not to exceed \$500 PM) for elderly, physically impaired due to temporary detriments such as loss of income - excessive utility costs - extended illness - etc.
- 3.
- 4.

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or lhowell@tuscaloosa.com. Responses are not limited to the space provided.

**COMMENTS AND RECOMMENDATIONS
FOR THE CITY OF TUSCALOOSA'S FIVE YEAR CONSOLIDATED PLAN,
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COMMUNITY DEVELOPMENT BLOCK GRANT & HOME PROGRAMS**

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Please list below your recommendations for housing and community needs and/or requests for projects to be undertaken with 2020-2024 CDBG and/or HOME Funds.

1.

Nutrition for children

2.

Transportation to receive services

3.

Programs for at-risk teens and reducing youth crime

4.

Mentoring services for children and teens

Please provide your comments and recommendations to the Office of Federal Programs no later than March 27, 2020. Should you have any questions or concerns, contact LaParry Howell at 205-248-5080 or lhowell@tuscaloosa.com. Responses are not limited to the space provided.



Citizen Participation Plan

Last Amended: November 24, 2015

Re-Amended: September 27, 2016

Re-Amended: April 28, 2020



1

Citizen Participation Plan for the City of Tuscaloosa

Revised on April 29, 2020 to:

- Include virtual hearings as an allowed method for citizen participation;
- Update the types of declared disasters or emergency events to include terrorism and infectious diseases, such as the recent coronavirus 19 (COVID 19) pandemic, that may necessitate expedited substantial amendments;
- Provide details on possible actions, including reprogramming of funding and types of possible activities, that may be undertaken in response to the COVID 19 pandemic;
- Includes provisions relative to Consolidated Plan citizen participation, Community Development Block Grant, and Emergency Solutions Grant waivers made available under the Coronavirus Aid, Relief, and Economic Security (CARES) Act;
- Make minor edits that do not change current citizen participation policies. Please be advised that if virtual hearings are used, real-time responses and accommodations for persons with disabilities and/or with limited English proficiency will be made available to the greatest extent possible.

Please visit this webpage for future revisions to this plan.

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INTRODUCTION

The City of Tuscaloosa adopted its first Citizen Participation Plan in 1974 to formalize procedures for the involvement of city residents in the CDBG Program. The Plan has been revised several times as circumstances and regulations have changed.

The U.S. Department of Housing and Urban Development (HUD) previously consolidated the planning and application aspects of the CDBG, HOME, HMIS, and ESG programs and the requirements for the Comprehensive Housing Affordability Strategy.

Most recently, HUD completed its planning and reporting standards for the Assessment of Fair Housing. Since it is an entitlement city under the CDBG, HOME, HMIS, and ESG programs, the City of Tuscaloosa has now revised the Citizen Participation Plan to address the requirements for the Consolidated Plan, Action Plans, and the Assessment of Fair Housing (AFH).

This Citizen Participation Plan will outline the interventions the City of Tuscaloosa will use to overcome traditional barriers to participation to fully engage all populations during the planning and implementation of programs, projects, and activities of the Community Development Block Grant (CDBG), Home Investment Partnerships (HOME), Homeless Management Information System (HMIS), and Emergency Solutions Grant (ESG) programs.

APPLICABILITY

The City of Tuscaloosa Citizen Participation Plan is applicable to all activities, projects and programs funded wholly or in part by grants and loans administered by the U.S. Department of Housing and Urban Development, including but not limited to: The Community Development Block Grant (CDBG), Home Investment Partnerships (HOME), Homeless Information System (HMIS) and the Emergency Solutions Grant (ESG). It is also applicable to the Assessment of Fair Housing (AFH) and the Consolidated Plan, which occurs every five years.

ADOPTION

Prior to the implementation of any portion of the Citizen Participation Plan, the original plan and any revisions and/or amendments must receive initial approval from the Community Development Committee of the City of Tuscaloosa. After the approval of the Community Development Committee, the City Council of the City of Tuscaloosa must provide final approval of the plan, revisions, and/or amendments. After the close of the requisite citizen comment period and the appropriate response of the City of Tuscaloosa, the Citizen Participation Plan as amended/revised shall be adopted for implementation.

ADMINISTRATION AND MANAGEMENT OF THE CITIZEN PARTICIPATION PLAN

The Office of Federal Programs (OFP) shall be responsible for the administrative oversight of the execution of procedures described within the Citizen Participation Plan. The Office of Federal Programs is responsible for ensuring that all HUD funded projects sponsored by the City of Tuscaloosa adheres to the Citizen Participation Plan. The Office of Federal will oversee any revisions and/amendments to the Citizen Participation Plan.

CITY OF TUSCALOOSA CITIZEN PARTICIPATION PLAN PURPOSE

The purpose of the Citizen Participation Plan is to formalize policy and procedure and articulate the city's commitment to the involvement of all city residents in all phases of implementation of Community Planning and Development Programs.

The Plan is intended to be responsive to changing community factors, federal regulations and to be utilized by program staff to help ensure City-wide program and project compliance.

The primary goal of the City's Citizen Participation Plan is to empower historically disadvantaged citizens (especially very low, low and moderate-income persons, minorities, persons with disabilities, senior, and non-English speaking persons) to actively participate in the development of their neighborhoods and community at large.

CITIZEN COMMENT PERIOD ON THE CITIZEN PARTICIPATION PLAN AND AMENDMENTS

The City of Tuscaloosa will provide 30 consecutive calendar days to receive comments from residents of the Tuscaloosa community on the Citizen Participation Plan and any subsequent amendments and/or revisions. **For CDBG Funding under FY 2019-2020, FY 2020-2021, and the Coronavirus Aid, Relief, and Economic Security Act or CARES Act, the City of Tuscaloosa may provide a 5-day notice/comment period of a proposed substantial amendment beginning April 9, 2020 as allowed under a HUD waiver.**

The City of Tuscaloosa will consider all comments received in writing via email, fax, and mail or received orally (as transcribed by an OFP staff person) in preparation of the final Citizen Participation Plan.

Any comments and/or view received during the 30-day citizen comment period shall be attached to the Citizen Participation Plan prior to its submission to HUD.

The City of Tuscaloosa shall also attach a summary of any comments or views not accepted and the reasons why to the final Citizen Participation Plan.

CRITERIA FOR SUBSTANTIAL AMENDMENTS/REVISIONS TO THE CITIZEN PARTICIPATION PLAN

The following criteria will be deemed to constitute a substantial change and will require an amendment to the Citizen Participation Plan:

1. Changes in the length of citizen comment period
2. Inclusion of additional grants, reports, plans in subsequent Federal regulations and guidelines

3. Disaster/Emergency events that may require expedited substantial amendments

It may be necessary to expedite substantial amendments to the Consolidated Plan in the event of a declared disaster or emergency. There are three types of disasters/emergency events that may necessitate an expedited substantial amendment including (1) Man-Made-disasters, (2) Natural disasters, and (3) Terrorism. Man-made disasters can include chemical spills, mass rioting, power outages, dam failure, plant explosions, etc. Natural disasters can include earthquakes, tsunamis, hurricanes, tornadoes, wild fires, flooding and public health issues such as wide-spread disease

such as the recent coronavirus disease 2019 (COVID-19). Terrorism events include bomb threats, biochemical attacks like the spread of anthrax, or cyber-attacks like hacking, phishing, and virus distribution, etc.

These expedited substantial amendments may include funding new activities and/or the reprogramming of funds including canceling activities to meet needs resulting from a declared disaster or emergency. Therefore, the City of Tuscaloosa may utilize CDBG, HOME, or ESG funds to meet these needs with a 5-day public comment period instead of a 30-day public comment period, which is otherwise required for substantial amendments. For CDBG funding under FY 2019-2020, FY 2020-2021, and the Coronavirus Aid, Relief, and Economic Security Act or CARES Act, the City of Tuscaloosa may provide a 5-day notice of a proposed substantial amendment beginning April 9, 2020 as allowed under a HUD waiver. Special ESG funding under the CARES Act referred to as ESG-CV to address the COVID-19 pandemic do not apply to citizen participation requirements that would otherwise apply to ESG funds; however, the City will publish how the ESG-CV funding has or will be used.

With respect to a declared disaster, the City of Tuscaloosa may elect to use CDBG, HOME, or ESG funds to address needs not provided for by the Federal Emergency Management Agency (FEMA) and the Small Business Administration (SBA), or other disaster relief efforts. Funding for disaster relief may not duplicate other efforts undertaken by federal or local sources unless allowed by the federal government. Potential eligible uses of funds are those that are included in this Citizen Participation Plan, the Consolidated Plan, or any other CDBG, HOME, or ESG eligible use. HUD may provide new guidance on eligible uses in which the City will comply with and may utilize as well.

All eligible CDBG activities, including those to address declared disasters or emergencies, must meet one of three national objectives which are: (1) Benefit to low- and moderate-income (LMI) persons; (2) Aid in the prevention of slums or blight; and (3) Meet a need having a particular urgency (referred to urgent need). The City may carryout eligible CDBG activities to meet needs resulting from declared disasters or emergencies under any one of the three national objectives.

Responding to the COVID-19 Pandemic

The City may reprogram a percentage of FY 2019-2020 funding and utilize some of FY 2020-2021 and future CDBG, HOME, and ESG funding to respond to the COVID-19 pandemic.

Funding for activities that have required in-person interaction including, but not limited to, housing rehabilitation, handy worker programs, and a variety of community services may be reprogrammed into activities that allow for social distancing such as grab and go or home- delivered meal services, online programming for a variety of clientele including, but not limited to, youth and senior citizens, and various business and microenterprise assistance identified below to respond to or recover from the effects of the COVID-19 pandemic. Please see below for other possible activities that may be funded. Any other possible eligible activity not included below may also be considered. The City will coordinate with the local department of public health and local health clinics before undertaking any activity to respond to the COVID-19 pandemic.

Potential eligible CDBG Activities that may be undertaken to support the COVID-19 response include, but are not limited to:

- **Building and Improvements, including Public Facilities** such as constructing testing and diagnosis, or treatment facility; rehabilitation of a community facility to establish an infectious disease treatment clinic; acquisition and rehabilitation, or construction of a group living facility that may be used to centralize patients undergoing treatment; rehabilitation of a commercial building or closed school building to establish an infectious disease treatment clinic, e.g. by replacing the HVAC system; acquisition and rehabilitation of a motel or hotel building to expand the capacity of hospitals to accommodate isolation of patients during recovery; or to make interim improvements to private properties to enable an individual patient to remain quarantined on a temporary basis;
- **Assistance to Businesses, including Special Economic Development Activities** such as providing grants or loans to support new business expansion to create jobs and manufacture medical supplies necessary to respond to infectious

disease; avoid job loss caused by business closures related to social distancing by providing short-term working capital assistance to small businesses to enable retention of jobs held by low- and moderate-income persons; or to provide technical assistance, grants, loans, and other financial assistance to establish, stabilize, and expand microenterprises that provide medical, food delivery, cleaning, and other services to support home health and quarantine;

- **Public Services** such as job training to expand the pool of health care workers and technicians that are available to treat a disease within a community; provide testing, diagnosis or other services at a fixed or mobile location; increase the capacity and availability of targeted health services for infectious disease response within existing facilities; provide equipment, supplies, and materials necessary to carry out a public service; deliver meals on wheels to quarantined individuals that need to maintain social distancing due to medical vulnerabilities;
- **Planning, Capacity Building, and Technical Assistance** such as gathering data and developing non-project specific emergency infectious disease response plans; and
- **Any other activity allowed under current CDBG regulations.**

Urgent Need National Objective: To comply with the national objective of meeting community development needs having particular urgency, an activity will alleviate existing conditions that the City of Tuscaloosa certifies:

- Pose a serious and immediate threat to the health and welfare of the community;
- Are of recent origin or recently became urgent;
- The City is unable to finance the activity on its own; and,
- Other resources of funding are not available to carry out the activity.

A condition will generally be considered to be of recent origin if it is developed or became critical within 18 months preceding the City's certification.

*If HUD allows, such as through a waiver, activities under the urgent need national objective to be funded without the requirement that the City is unable to finance the activity on its own and other resources of funding are not available to carry out the activity, the City will only certify that the activity poses a serious and immediate threat to the health and welfare of the community and is of recent origin or recently became urgent.

Urgent need activities may include, but not limited to, the following:

- Clearance of debris;
- Provision of extra security patrols;
- Demolition, clearance and/or reconstruction of damaged property posing an immediate threat to public safety;
- Emergency reconstruction of essential water, sewer, electrical, medical, and telephone facilities;
- Emergency repair of streets and sidewalks; and,
- Providing a variety of relief services to individuals.

CITY OF TUSCALOOSA CITIZEN PARTICIPATION PLAN PROCEDURES

Strategies for Encouraging Citizen Participation

It is the intent of the City of Tuscaloosa to encourage and facilitate the participation of residents in the formulation of priorities, strategies, and funding allocations related to the development of the Consolidated Plan, AFH, Annual Action Plan, Consolidated Annual Performance and Evaluation Report (CAPER) and any revisions and/or amendments to these plans and reports.

The Citizen Participation Plan emphasizes the involvement of very low-to- moderate- income persons, especially those living in very low-to- moderate- income neighborhoods, public and assisted housing, or residing in areas where prospective programs and projects are slated for implementation. The City also encourages the participation of minority populations, including people who do not speak English and persons with disabilities.

The City affirms its commitment to encouraging citizen participation in the development of the aforementioned plans and reports in the following ways:

1. Consultation with local and regional institutions, Continuums of Care, and other organizations (including businesses, developers, nonprofit organizations, philanthropic organizations, and community based and faith based organizations)
2. Consultation with Tuscaloosa Housing Authority and the residents of public and assisted housing developments (including resident advisory boards, resident councils, and resident management corporation)
3. Public Hearings on the Consolidated Plan, Annual Action Plan, AFH, and CAPER for Community Planning and Development Programs
4. Citizen Comment Periods for each plan, report and subsequent revisions and/or amendments under Community Planning and Development Programs
5. Exploration of alternative public involvement techniques and the quantitative measurement of involvement efforts

CONSULTATION

Consultation with Local and Regional Organizations

The City of Tuscaloosa recognizes that the involvement of local and regional institutions, Continuums of Care and other private, public and faith based organizations with expertise in certain areas of community development is crucial to identifying and prioritizing needs and developing a responsive and strategic plan of action. The following entities and persons will be consulted during the preparation of the City's Consolidated Plan, Annual Action Plan, Assessment of Fair Housing and other plans/reports:

1. The City will consult with public and private agencies that provide social services. These agencies include assisted housing, health services, and social services. Those agencies include, but are not limited to, Community Services Programs of West Alabama, Inc.; Turning Point, Inc., the Salvation Army, FOCUS on Senior Citizens of Tuscaloosa County, Inc., Agency on Aging and Temporary Emergency Services, Inc., Catholic Family Services and Alabama Department of Human Resources.
2. The City will consult the Tuscaloosa County Health Department as well as the University of Alabama's Safe State program when preparing the portion of the plan concerning lead-based paint hazards
3. The City will consult with representatives of the City of Northport and Tuscaloosa County concerning non-housing community development issues that also affects those jurisdictions.
4. The City will consult with the internal Transportation, Water and Sewer, Police, Fire, Inspection and Engineering Departments concerning community development needs in their individual areas of expertise.
5. The City will consult residents of Residents of low-income neighborhoods concerning development of their neighborhoods. Meetings will be held at neighborhood-based community facilities that are convenient to those residents.

6. The City will consult Community Affairs representatives of the University of Alabama, Stillman College and Shelton State Community College to determine opportunities for partnerships, economic and workforce development.
7. The City will consult the Tuscaloosa City Board of Education, Arts n' Autism, Tuscaloosa Children's Center, Boys and Girls Club, Big Brothers and Big Sisters in regard to holistic approaches to children's well-being.
8. The City will consult with the Tuscaloosa Police Department, Alabama Department of Corrections, Alabama Department of Juvenile Corrections, Alabama Probation and Parole-Tuscaloosa Office for input on proactive crime reduction solutions and strategies to achieve social justice through community development.
9. The City will consult with the YMCA of Tuscaloosa and Tuscaloosa Parks and Recreation Authority to develop solutions for recreational/lifestyle initiatives in the community at large.

Consultation with Tuscaloosa Housing Authority and Other Housing Assistance Organizations

1. The City will consult The Tuscaloosa Housing Authority (THA) concerning public housing needs. The City will also provide information to THA about housing and community development plan activities so that THA can make this information available at its annual public hearing required under the Comprehensive Grant Program.
2. The City will consult with other affordable housing organizations through Tuscaloosa City metro area to collaborate on long-range housing, rehabilitation and development. These agencies will include: Community Service Programs of West Alabama, Habitat for Humanity, Community Works, Project Blessings and independent developers.

PUBLIC HEARINGS

The following public hearings will be held to allow city residents, especially those of very low and low-income, to participate in the development of the Consolidated Plan and Annual Action Plan. Two public hearings will be held to allow citizens to identify housing and community development needs and to propose projects and programs for funding.

To ensure that the AFH is informed by meaningful community participation, the City will give reasonable opportunities for involvement in the development of the AFH and in the incorporation of the AFH into the Consolidated Plan. For the AFH, two public hearings and a community conversation meeting will be held.

All public hearings will be advertised a minimum of thirty (30) consecutive calendar days prior to the scheduled hearing date.

The advertisements will be made in the Tuscaloosa News, as an announcement on the OFP page of the City of Tuscaloosa website, and via postings throughout City Hall, and other public buildings throughout the community including but not limited to: the Tuscaloosa Public Library, The Weaver Bolden Branch of the Tuscaloosa Public Library, The Gateway: Alberta's Center for Technology, Tuscaloosa Parks and Recreation Building, Benjamin Barnes Branch YMCA and the Downtown Branch YMCA.

The publications will include a description of the respective plans to permit informed comment.

The hearings will be held in the City Council Chambers, the Narashino Conference Room, or the Daugherty Conference Room of City Hall, which are accessible to persons with disabilities.

During the public hearing, a staff member of the Office of Federal Programs will be available to address Tuscaloosa's housing and community development needs, development of proposed activities, proposed strategies and actions for affirmatively furthering fair housing consistent with the AFH and a review of program performance.

1. The City of Tuscaloosa will hold two public hearings during the development of each plan- Consolidated Plan, Annual Action Plan, and AFH. One hearing will occur during regular working hours (8am-5pm) and the other hearing will be held after 5:00 p.m.
2. Each public hearing will be scheduled for 2 hours.
3. At each of these hearings, the City will provide information about its performance in the CDBG, HOME, HMIS, and ESG programs, the range of eligible activities, and the estimated amount of funds available for programs and projects undertaken.
4. Both public hearings will be held prior to the publication of the Consolidated Plan, Annual Action Plan, and AFH for the requisite 30-day citizen comment period.
5. A public hearing will be held prior to the submission of the City's Grantee CAPER for the Consolidated Plan to inform citizens concerning progress during the past program year and to solicit their concerns.

CITIZEN COMMENT PERIOD ON THE CONSOLIDATED PLAN, ANNUAL ACTION PLAN AND AFH

The City of Tuscaloosa will provide 30 consecutive calendar days for to receive comments from residents of the Tuscaloosa community on the Consolidated Plan, Annual Action Plan, AFH, and substantial amendments and revisions to the Consolidated Plan, Annual Action Plan and AFH.

The city of Tuscaloosa will consider all comments received in writing via email, fax, mail, and/or orally (as transcribed by an OFP staff person) at the public hearings, in preparation of the final Consolidated Plan, Annual Action Plan and AFH. Any comments received during the 30-day citizen comment period shall be attached to the Consolidated Plan, Annual Action Plan, and/or AFH prior to its submission to HUD.

The City of Tuscaloosa shall also attach a summary of any comments or views not accepted and the reasons why to the final AFH, Consolidated Plan and/or Annual Action Plan.

CITIZEN COMMENT PERIOD ON CAPER

The City of Tuscaloosa will provide 15 consecutive calendar days for the receipt of comments from residents of the Tuscaloosa community on the CAPER.

The City of Tuscaloosa will consider all comments received in writing via email, fax, mail and/or orally (as transcribed by an OFP staff person) at the public hearings, in preparation of the final CAPER.

Any comments received during the 15-day citizen comment period shall be attached to the CAPER prior to its submission to HUD.

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The City of Tuscaloosa shall also attach a summary of any comments or views not accepted and the reasons why to the final CAPER.

ALTERNATIVE PUBLIC INVOLVEMENT METHODOLOGIES

Assessment of Needs and Provisions for Persons with Disabilities

The City of Tuscaloosa shall host all physical meetings and hearings in City owned buildings that are accessible to persons with physical disabilities. If a person requires additional accommodations, the person is encouraged to contact the Office of Federal Programs. For persons with hearing disabilities, The Office of Federal Programs will contact the University of Alabama to attempt to secure the services of an American Sign Language interpreter.

Assessing needs of Non-English Speaking Residents

The City of Tuscaloosa shall utilize the most recent U.S Census data, HUD-provided data, and community organization consultations to ascertain the need for the translation of notices and other vital documents.

Provisions for Non-English Speaking Residents

According to 2010 U.S. Census data, approximately 3% of the City's population is of Hispanic/ Latino descent and 1.8% is of Asian descent. Although the City has not received request for translation services, if such a case does arise, the City will make every possible effort to provide the requesting party with translation services such as a language interpreter and/or written materials in their preferred language.

Development of Consolidated Plan, Annual Action Plan, AFH and CAPER

The City of Tuscaloosa shall meet these minimum requirements for the development of the Consolidated Plan, Annual Action Plan, AFH, and CAPER:

1. The City of Tuscaloosa will make all HUD-provided data and any supplemental information that is incorporated in the Consolidated Plan, AFH, Annual Action Plan, and CAPER available to all interested parties.

This will be done in one of the following ways: via a cross-reference to the data on HUD's website, listing of resources in the appendices of a plan/report or listing the resources in the executive summary on the Office of Federal Programs' webpage.

2. Before the adoption of a Consolidated Plan, The City of Tuscaloosa shall advertise an Annual Program Year Community Planning and Development Summary that describes the anticipated funding amount (including grant funds and program income), range of activities that may be undertaken and the estimated level of funding for activities that will benefit low-to moderate income persons.
3. The City shall make every effort to minimize the displacement of persons and to assist any persons displaced by following the City of Tuscaloosa's Displacement and Relocation Policy.

To this end, the City will also publish an Annual Displacement and Relocation Summary which will specify the types and levels of assistance available or will require sub recipients and/or contractors to make available to displaced persons, even if there is no expectation of displacement.

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4. The information will be made available 15 consecutive calendar days prior to the 30 citizen comment period for the Consolidated Plan, Annual Action Plan, and AFH. It shall be available on the Office of Federal Programs webpage on the City of Tuscaloosa website, www.tuscaloosa.com. It will also be posted on Community News Bulletin located in the Office of Federal Programs, Tuscaloosa City Hall. For persons with disabilities or non-English speaking residents, the Office of Federal Programs will make reasonable and timely accommodations to ensure access to this information.

CONSOLIDATED PLAN AMENDMENTS AND AFH REVISIONS

Criteria for Substantial Amendments to the Consolidated Plan

The following criteria will be deemed to constitute a substantial change and will require an amendment to the Consolidated Plan and/or an Annual Action Plan:

1. Allocation priorities or the method of the distribution of funds are "significantly" different from those identified in the Consolidation Plan/Annual Action Plan. "Significantly" being defined as:
 - a. An increase or decrease of 21% or more of the total Grant Amount for a specific program year
 - b. Amounts 20% or less of the Grant Amount, only approval through City Council resolution is required
2. An activity not previously identified in an Annual Action Plan of the Consolidated Plan will be carried out
3. An activity described in an Annual Action plan will not be undertaken
4. The purpose, scope, location, or beneficiaries of an activity identified in an Annual Action Plan will be substantially changed

Criteria for AFH Revisions

The following criteria will be deemed to constitute a material change and will require a revision to the Assessment of Fair Housing (AFH):

1. A material change is defined as:

A material change is a change in circumstances in the jurisdiction of a program participant that affects the information on which the AFH is based to the extent that the analysis, the fair housing contributing factors, or the priorities and goals of the AFH no longer reflect actual circumstances. Examples include:

- a. Presidentially declared disasters, under title IV of the Robert T. Stafford Disaster Relief and Emergency Assistance Act (42 U.S.C. 5121 *et seq.*), in the program participant's area that are of such a nature as to significantly impact the steps a program participant may need to take to affirmatively further fair housing;
- b. Significant demographic changes;
- c. New significant contributing factors in the participant's jurisdiction;
- d. Civil rights findings, determinations, settlements (including Voluntary Compliance Agreements),
- e. Court orders;
- f. Upon HUD's written notification specifying a material change that requires the revision

A revision consists of preparing and submitting amended analyses, assessments, priorities, and goals that take into account the material change, including any new fair housing issues and contributing factors that may arise as a result of the material change. A revision may not necessarily require the submission of an entirely new AFH. The revision need only focus on the material change and appropriate adjustments to the analyses, assessments, priorities, or goals.

AVAILABILITY TO THE PUBLIC

Information to be Provided to the Public

1. Before adopting its Consolidated Plan, Annual Action Plan, AFH and CAPER, the City will publish a summary of the proposed plans and/or report in the Tuscaloosa News.

The advertisements will be made in the Tuscaloosa News, as an announcement on the OFP page of the City of Tuscaloosa website, and via postings throughout City Hall, and other public buildings throughout the community including but not limited to: the Tuscaloosa Public Library, The Weaver Bolden Branch of the Tuscaloosa Public Library, The Gateway: Alberta's Center for Technology, Tuscaloosa Parks and Recreation Building, Benjamin Barnes Branch YMCA and the Downtown Branch YMCA. The publications will include a description of the respective plans (subject) to permit informed comment.

2. Program documents that will be available for public inspection include the following: all grant agreements, records of hearings, letters of grant approval, prior year and current year applications, "Final Statements of Community Development Objectives and Projected Use of CDBG Funds," Annual Action Plans, the Consolidated Plan, the Citizen Participation Plan, project activity files, CAPERs, evaluation and monitoring letters from the U.S. Department of Housing and Urban Development, copies of program regulations and issuances, and documents regarding other program requirements, such as contracting procedures, fair housing and equal opportunity provisions, acquisition and relocation requirements and environmental policies.

The documents will be available for review at the Office of Federal Programs, 2nd floor of Tuscaloosa City Hall, 2201 University Boulevard, Tuscaloosa, AL 35401.

3. Upon request the City of Tuscaloosa will make available the Final Consolidated Plan, Final Annual Action Plan, Final AFH and CAPER as adopted, any substantial amendments, and any associated CAPER s in a form accessible to persons with disabilities.

Access to Records

The City of Tuscaloosa will provide all residents, public agencies, and other interested parties access to information and records related to the City of Tuscaloosa's AFH, Consolidated Plan, Annual Action Plan and CAPER and use of assistance under the programs covered under this Citizen Participation Plan during the preceding 5 years.

To access records, the interested party must complete and submit a formal public record request. The public document request must include: the name and contact information of the person making the request, the documents requested and the date of the request. The Office of Federal Programs has 5 calendar days to respond to the request for public document/record. Requests for Public Documents for Documents over 5 years old may be granted on a case-by case basis.

Requests for public documents shall be granted at no cost to the interested party. Information about the interested party shall not be shared with or sold to any third-party. Requests may be submitted in person, via phone, or in writing to the Office of Federal Programs.

TECHNICAL ASSISTANCE

The City of Tuscaloosa will provide technical assistance administered through the Office of Federal Programs to any groups and/or individuals representing persons of very low, low and moderate incomes. The technical assistance will be restricted to providing assistance in commenting on the Consolidated Plan, Annual Action Plan, and AFH and CAPER and in developing proposals for funding assistance under any of the Community Planning and Development programs. The level of technical assistance will be determined on a case by case basis, at the recommendation of appropriate Office of Federal Programs staff. Generally, technical assistance will consist of transcribing comments about Community Planning and Development plans, answering questions about program/project/activity eligibility, assistance in developing program/project/activity application and proposals.

Interested parties can request a Technical Assistance appointment via telephone, mail, email, or in-person. Contact Information for Technical Assistance: Telephone: (205) 248-5080 Email: mjones@tuscaloosa.com Mailing address: 2201 University Boulevard Tuscaloosa, AL 35401 Physical location: Tuscaloosa City Hall. 2nd Floor

No Technical Assistance will be given without a formal appointment.

Technical Assistance appointments are available Monday through Friday between 8am and 5pm CST.

The receipt of technical assistance is not a guarantee of acceptance of proposals or program/project/activity funding.

The City of Tuscaloosa will provide technical assistance to individuals and groups, especially persons of very low and low-income status, through the following methods:

1. The staff of the City's Office of Federal Programs will work with citizens who need assistance in articulating their ideas and in developing proposals for CDBG, HOME, HMIS, and ESG activities.
2. Copies of program regulations and other pertinent information will be provided to persons and groups at no cost.

CONFLICTS OF INTEREST/ETHICAL CONCERNS

The conflict of interest policies for the Citizen Participation Plan are as follows: No employee, officer, or agent of the City of Tuscaloosa may participate in the selection, award, or administration of a contract or proposal supported by Federal funds if a real or apparent conflict is involved. Such a conflict would arise when any of the following parties has a financial or other interest in the firm selected for an award:

1. An employee, officer, or agent of the City of Tuscaloosa;
2. Any member of a City of Tuscaloosa employee's, officer's, or agent's immediate family;
3. A City of Tuscaloosa employee's, agent's, or officer's partner; or
4. An organization which employs or is about to employ any of the persons identified in in the preceding section.

No employees, agents, and officers of the City of Tuscaloosa can neither solicit nor accept gratuities, favors, or anything of value from contractors, or parties to sub-agreements.

No staff member or elected official shall make any promises for assistance or obligate the City in any way to financially supporting any proposal, program or activity prior approval from the City Council of Tuscaloosa and verification of program and project eligibility.

No staff member shall enter into a contractual obligation with prospective participants to receive monies or in kind compensation for the selection of his/her proposal and/or comments.

All allegations of unethical behavior are to be reported to the Director of Federal Programs and shall be investigated by an independent third party.

Any conflicts of interest, perceived or real, arising from a potential candidate for program/ project acceptance, or prospective contractor shall be disclosed immediately to the Director of Federal Programs.

GIFT POLICY

The Office of Federal Programs recognizes that some citizens express their gratitude for services rendered by providing gifts. The Office of Federal Programs does not encourage the practice. However, a gift may be accepted after meeting three requirements:

1. Gift cannot be a check, cash, credit card, money order or any other form of legal tender. City of Tuscaloosa employees, agents or officers are not to accept financial "gifts" of any value.
2. Gift must be unsolicited
3. Gift cannot be valued at more than \$20.00 USD

Procedure for Gift Approval

1. Office of Federal Program employee provides a written disclosure to the Director of Federal Programs. The disclosure shall include a description of the item, its approximate value and the name, address, and telephone number of the person making the gift.
2. The Director contacts the person making the gift to ascertain the circumstances prompting the gift.
3. The Director of Federal Programs provides written or verbal approval of the gift received.

Approvals of gifts are determined on a case by case basis and are at the complete discretion of the Director.

Procedure for Non-Compliant Gifts

1. Gifts valued at more than \$20.00 must be declined and returned to the giver.
2. In instances where the item is valued at more than \$20.00 and the item cannot be returned to original owner, the gift must be donated to a non-profit.

Members of OFP that violate the gift policy will be subject to disciplinary action, up to and including termination of employment.

COMPLAINTS/GRIEVANCE POLICY

Grievance Policy

The Office of Federal Programs affirms the City of Tuscaloosa's mission to foster a customer friendly environment. To further this mission, the Office of Federal Programs shall establish procedures to promote critical feedback and address the following citizen and participant concerns:

1. Concern about the planning and implementation of any parts of the Citizen Participation Plan (including performance and efficiency of staff, etc.)

Every person submitting a comment or proposal to City of Tuscaloosa in regard to the Consolidated Plan, the Annual Action Plan, AFH and/or CAPER must be informed of the grievance policy, complaint procedure and appeal procedure at the time of submission. A copy of the grievance policy must be provided upon request.

No staff person of the Office of Federal Programs or the City of Tuscaloosa can in any way prevent a citizen, prospective sub recipient or program participant from filing a grievance.

Examples of coercion/sabotage include: delaying a citizen with unrequired steps or documentation, intentionally misrepresenting information, not responding to attempts at communication, bullying, physical intimidation, etc.

Tampering includes but is not limited to destroying submitted documentation, editing documentation, etc. Any instances of sabotage, coercion or tampering must be reported to the Director of Federal Programs. Any instances of coercion, tampering, sabotage can result in disciplinary action, up to and including termination.

Complaint Guideline Procedures

The City encourages feedback on the implementation of the Citizen Participation Plan and its efforts to promote inclusion and public involvement for all Tuscaloosa residents.

To that end, citizens who wish to object to any phase of planning, development or approval of the Citizen Participation Plan, Consolidated Plan, Annual Action Plan, AFH, CAPER or any revisions or amendments to the plans are encouraged to inform the City's Office of Federal Programs.

The City differentiates between comments and complaints. A comment may be in favor or against a proposed activity, recommendation, research methodology, and/or conclusions described in the Consolidated Plan, Annual Action Plan, AFH, or the CAPER. A complaint is defined as a negative thought or experience arising from the logistics of the planning and implementation of any of the Community Planning and Development programs.

A complaint can address the following areas:

1. Failure to implement the Citizen Participation Plan and the Consolidated Plan, Annual Action Plan, AFH, and CAPER as described in this document.
2. No reasonable accommodations for persons with disabilities
3. No reasonable accommodations for Non-English speaking persons

4. Failure to adequately inform public of prospective plans and reports for any of the Community Planning and Development programs.

Complaint Requirements

To file an official complaint, the citizen must adhere to following procedure:

1. The complaint must be written.
 - a. There must be a description of the OFP action and an adequate description of the circumstances that warrant the complaint
 - b. It should include the citizen's name, address, telephone number and email address, if available.
 - c. The complaint must be signed and dated
 - d. The complaint must be in a sealed envelope

The Office of Federal Programs is required to respond to every written complaint received. OFP has 15 business days from the date of receipt of the letter to respond, in writing, to the citizen or organization. Additionally, The Office of Federal Programs staff will inform the Mayor and Community Development Committee of any complaints in a monthly report.

USE OF CITIZEN PARTICIPATION PLAN

The City of Tuscaloosa must adhere to the policies and procedures outlined in this Citizen Participation Plan during the planning and implementation of any Community Planning and Development programs and projects funded in whole or in part by any U.S. Department of Housing and Urban Development grant or loan program including but not limited to: Community Development Block Grant, Home Investment Partnerships (HOME), Homeless Management Information Systems (HMIS), and Emergency Solutions Grant (ESG).

JURISDICTION RESPONSIBILITY

The requirements for the City of Tuscaloosa's Citizen Participation Plan does not restrict the City of Tuscaloosa's responsibility or authority of the jurisdiction for the development and execution of its Consolidated Plan, Annual Action Plan, AFH or CAPER.

HUD'S DEFINITION OF VERY-LOW, LOW, AND MODERATE INCOME

1. *Very Low Income:* Households whose incomes do not exceed 50 percent of the median area income for the area, as determined by HUD, with adjustments for smaller and larger families and for areas with unusually high or low incomes or where needed because of facility, college, or other training facility; prevailing levels of construction costs; or fair market rents.
2. *Low Income:* A household whose income does not exceed 80 percent of the median income for the area, as determined by HUD, with adjustments for smaller or larger families. HUD may establish income ceilings higher or lower than 80 percent of the median for the area median on the basis of HUD's findings that such variations are necessary because of prevailing levels of construction costs or fair market rents, or unusually high or low family incomes.

3. *Moderate Income:* Households whose incomes are between 81 percent and 95 percent of the median income for the area, as determined by HUD, with adjustments for smaller or larger families. HUD may establish income ceilings higher or lower than 95 percent of the median for the area on the basis of HUD's findings that such variations are necessary because of prevailing levels of construction costs, fair market rents, or unusually high or low family incomes

City of Tuscaloosa Affirmative Marketing Policy for Affordable Housing Programs

Note: Affirmative Marketing procedures do not apply to families with Section 8 tenant-based rental housing assistance or families with tenant-based rental assistance provided with HOME funds.

I. Purpose

In accordance with Homes Investment Partnership (HOME), Community Development Block Grant (CDBG) Program, and Emergency Solutions Grant (ESG) Programs and in furtherance of the City of Tuscaloosa's (COT) commitment to non-discrimination and equal opportunity in housing, COT has established procedures to affirmatively market units acquired, rehabilitated, constructed or otherwise assisted under the CDBG, HOME, ESG funds. COT is also committed to the goals of increasing housing opportunities for persons with limited English proficiency, low income residents and underrepresented racial and ethnic groups. These goals will be achieved through the implementation of the City's Affirmative Marketing Policy for Affordable Housing Programs.

II. Regulatory/Statutory Bases

A. HOME Program

Subrecipient through the COT's HOME Investment Partnerships programs of any rental and homebuyer project containing five or more units shall adopt the affirmative marketing procedures and requirements as specified in the HOME Final Rule 92.351 for their project.

B. CDBG Program

The Housing and Community Development Act of 1974, as amended, requires from each federal grantee, through the Consolidated Plan, to certify the following:

1. Examine and attempt to alleviate housing discrimination within their jurisdiction;
2. Promote fair housing choice for all persons;

3. Provide opportunities for all person to reside in any housing development regardless of race, color, religion, sex, disability, familial status, or national origin;
4. Promote housing that is accessible to and useable by persons with disabilities; and
5. Comply with the non-discrimination requirement of the federal Fair Housing Act.

C. ESG Program

As a requirement for participating in HUD's many housing and community development programs, agencies receiving funding under the COT's ESG program shall utilize affirmative marketing procedures to ensure non-discrimination in housing or service directly or indirectly. The basic requirement is that agencies look at the demographics of their service area. If a minority group makes up more than 1% of the population, a marketing plan has to be set up for this group.

III. Policy on Nondiscrimination and Accessibility

With respect to the treatment of all applicants, the Subrecipient will not discriminate against any individual or family because of race, color, national origin, religion, gender, disability, familial status or presence of children in a household, sexual orientation, gender identity, or marital status. Reasonable accommodations will be offered to all disabled persons who request accommodations due to disability at any time during the application, resident selection and rent up process.

IV. Training

1. The Subrecipient shall provide property management staff with all relevant regulations and Fair Housing provisions. All property management staff shall be required to follow the procedures and policies adopted by the Subrecipient.
2. On-site training programs shall include marketing, outreach, data collection, reporting, and record keeping. Property management staff shall annually receive instruction regarding fair housing laws and the Development's Affirmative Marketing Plan. The Subrecipient shall certify annually to the City of Tuscaloosa Office of Federal Programs, that this training has taken place.

V. Marketing and Outreach



1. Any advertising and all written communications shall display the Equal Housing Opportunity logo or the phrase "Equal Housing Opportunity" and the accessibility logo when appropriate.
2. Consistent with the resident population this Development of affordable housing was designed to serve, the marketing of Habitat For Humanity of Tuscaloosa Affordable Housing will ensure equal access to appropriate size units for all persons in any category protected by federal, state, and local laws governing discrimination. There shall be no local residency requirements for applicants nor will preference be given to local residents for this Development.

Special marketing outreach consideration will be given to the following underserved populations:

- a. African-Americans
- b. Native Americans
- c. Hispanics
- d. Asians and Pacific Islanders
- e. Persons with Disabilities

3. Marketing shall include the use of newspapers of general circulation in City of Tuscaloosa. ***Affirmative marketing is to commence at least 30 days prior to general marketing procedures. Owners should continue outreach activities for as long as or whenever units are available.***

Note: Subrecipient of projects that have their own Affirmative Marketing Plan, please submit in place of this document for the city's review and approval.

The Subrecipient will place notices in newspapers, specialized publications, and newsletters to reach potential residents. Applications, notices, and all publications will include a Fair Housing and Equal Opportunity Logo, and the Accessibility Logo. Community media advertisement of the projects will be through the following local newspapers:

- a. _____ (example: Tuscaloosa News)
- b. _____ (example: Birmingham News)
- c. _____ (example: Crimson White- U of A paper)



4. The Subrecipient will contact local civic and community organizations representative of the ethnic and cultural diversity of the area in order to disseminate information about the Development. Groups representing persons with disabilities and the elderly will also be contacted. Where necessary and in consultation with the Subrecipient will publish its marketing materials in multiple languages in order to better reach potential applicants who may be limited in English proficiency.

To further inform the groups least likely to apply for the available housing, the following local organizations will be contacted with housing information:

Name of Organization	Population Served
a. Various City of Tuscaloosa – Behavioral Health/ Developmental Disabilities	Persons with Disabilities
b. Various Senior Adult Activity Centers throughout the City	Seniors
c. The Salvation Army	Homeless
d. Tuscaloosa Housing Authority	Section 8 Households
e. SAN, INC (d.b.a. Turning Point)	Victims of Domestic Violence
f. Various places of worship and Employment Centers	All

5. Other neighborhood-based, nonprofit housing agencies that maintain waiting lists or make referrals for below market rate housing will be contacted.

Agency Name	Address	Telephone #
a. Community Service Programs of West Alabama	601 Black Bears Way Tuscaloosa, AL	(205) 752-5429
b. Tuscaloosa Housing Authority	570 60 th Street Tuscaloosa, AL	(205) 758-1828
c. Habitat for Humanity of Tuscaloosa County	1120 35 th Street Tuscaloosa AL	(205) 349-4820
d. Westside Cultural Development Corporation	3101 M.L. King Junior Boulevard Tuscaloosa, AL	(205) 562-3215
e. Family Counseling Services of Tuscaloosa County	2020 Paul Bryant Drive Tuscaloosa, AL	(205) 752-2504

6. Minority Business Enterprises and Women Business Enterprises

The Managing Agent will take all necessary affirmative steps to assure that minority firms, women's business enterprises, and labor surplus area firms are used when possible.

Affirmative steps shall include:

Placing qualified small and minority businesses and women's business enterprises on solicitation lists;

Assuring that small and minority businesses, and women's business enterprises are solicited whenever they are potential sources;

Dividing total requirements, when economically feasible, into smaller tasks or quantities to permit maximum participation by small and minority business, and women's business enterprises;

Establishing delivery schedules, where the requirement permits, which encourage participation by small and minority business, and women's business enterprises;

Using the services and assistance of the Small Business Administration, and the Minority Business Development Agency of the Department of Commerce; and

Requiring the prime contractor, if subcontracts are to be let, to take the affirmative steps listed in paragraphs (e)(2) (i) through (v) of this section.

VI. Race and Ethnic Data Collection and Reporting

1. Any family who asks shall receive an application package containing the following: Instruction sheet; Application; Income Summary; and form HUD-27061-H "Race and Ethnic Data Reporting Form." (Attached) The Owner and Managing Agent are required to offer each household member the opportunity to complete the form. Parents or guardians are to complete the form for children under the age of 18. Completed documents for the entire household shall be stapled together and placed in the household's file.
2. Ellen Potts will serve as coordinator for the marketing of Habitat For Humanity of Tuscaloosa Affordable Housing Project as well as oversee the admission of residents. _____ will keep the Owner apprised of the occupancy process through monthly marketing reports which will include the number of applicants to Habitat For Humanity of Tuscaloosa Affordable Housing Project, unit preference, number of actual occupants, ineligible applicants, and cancellations.

VII. Compliance Assessment

1. The Subrecipient will review the Affirmative Marketing Plan every five years and update as needed to ensure compliance. The advertising sources will be included in the review to determine if past sources should be changed or expanded.
2. The Subrecipient will annually assess the success of affirmative marketing actions for Habitat For Humanity of Tuscaloosa Affordable Housing Project. If the demographic data of the applicants and residents vary by _____% from the jurisdiction's population data, advertising efforts and outreach will be targeted to underrepresented groups in an attempt to balance the applicants and residents with the demographics of the jurisdiction.

VIII. Record Keeping

1. Habitat For Humanity of Tuscaloosa Affordable Housing Project shall establish and maintain an Affirmative Marketing file to hold advertisements, flyers, and other public information documents to demonstrate that the appropriate logo and language have been used. Additionally, Habitat For Humanity of Tuscaloosa Affordable Housing Project shall keep records describing actions taken of its activities in implementing the affirmative marketing plan, including other community outreach efforts and its annual analysis.

2. **Habitat For Humanity of Tuscaloosa Affordable Housing Project** shall keep up-to-date records based on census data, applications, and surveys about community residents, applicants, residents of the project, and records about tenant selection or rejection.
3. The Subrecipient shall provide City staff access to any pertinent books, documents, papers or other records of their CDBG and HOME Fund-assisted properties, as necessary, for determining compliance with civil rights and nondiscrimination requirements.

IX. City Monitoring

All Subrecipients of rental properties and/or homeowner properties containing 5 or more CDBG and HOME-funded units/homes will be required to submit a copy of an active Affirmative Marketing Plan/Procedure with their Application for Funding. The City will review and approve the submitted Affirmative Marketing Plan/Procedure. If Plan is not approved the City cannot fund the submitted application.

Once funded, the City will conduct a site visit (at least annually) to review the records that describe the actions taken by the Subrecipient to affirmatively market units/homes and assess the results of the Subrecipient actions.

X. Non-Compliance

The City will analyze the records provided by the Subrecipient to determine compliance. If the Affirmative Marketing Plan is found to be in non-compliant, the City will require that all CDBG and HOME funds be recaptured and will disallow future participation in the City's Program. Additionally, the City may refer the matter to HUD and/or a Fair Housing Rights Organization.

**Race and Ethnic Data
Reporting Form**

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

OMB Approval No. 2502-0204
(Exp. 03/31/2014)

Name of Property	Project No.	Address of Property
Name of Owner/Managing Agent	Type of Assistance or Program Title:	
Name of Head of Household	Name of Household Member	

Date: (MM/DD/YYYY) _____

Ethnic Categories*	Select One
Hispanic or Latino	
Not-Hispanic or Latino	
Racial Categories*	One or More
American Indian or Alaska Native	
Asian	
Black or African American	
Native Hawaiian or Other Pacific Islander	
White	
Other	

*Definitions of these categories may be found on the reverse side.

There is no penalty for persons who do not complete the form.

Signature

Date

Public reporting burden for this collection is estimated to average 15 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This information is required to obtain benefits and voluntary HUD may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is authorized by the U.S. Housing Act of 1957 as amended, the Housing and Urban Development Act of 1980 and Housing and Community Development Technical Amendments of 1984. This information is needed to be in compliance with OMB-standardized changes to Ethnicity and Race categories for recording the HUD Data Requirements to HUD. Owner/Developer/Sponsor/Agents must offer the opportunity to the head and co-head of each household to "self certify" during the application interview or lease signing. In-place tenants must complete the form as part of their next interim or annual recertification. This process will allow the Owner/Developer/Sponsor/Agents to collect the needed information on all members of the household. Completed documents should be stapled together for each household and placed in the household's file. Parents or guardians are to complete the self-certification for children under the age of 18. Once system development funds are provided and the appropriate system upgrades have been implemented, Owner/Developer/Sponsor/Agents will be required to report the race and ethnicity data electronically to the TRACS (Tenant Rental Assistance Certification System). This information is considered non-sensitive and does not require any special protection.

Instructions for the Race and Ethnic Data Reporting (Form HUD-27061-H)

A. General Instructions:

This form is to be completed by individuals wishing to be served (applicants) and those that are currently served (tenants) in housing assisted by the Department of Housing and Urban Development.

Owner/Developer/Sponsor and agents are required to offer the applicant/tenant the option to complete the form. The form is to be completed at initial application or at lease signing. In-place tenants must also be offered the opportunity to complete the form as part of the next interim or annual recertification. Once the form is completed it need not be completed again unless the head of household or household composition changes. There is no penalty for persons who do not complete the form. However, the Owner/Developer/Sponsor or agent may place a note in the tenant file stating the applicant/tenant refused to complete the form. **Parents or guardians are to complete the form for children under the age of 18.**

The Office of Housing has been given permission to use this form for gathering race and ethnic data in assisted housing programs. Completed documents for the entire household should be stapled together and placed in the household's file.

1. The two ethnic categories you should choose from are defined below. You should check one of the two categories.
 1. **Hispanic or Latino.** A person of Cuban, Mexican, Puerto Rican, South or Central American, or other Spanish culture or origin, regardless of race. The term "Spanish origin" can be used in addition to "Hispanic" or "Latino."
 2. **Not Hispanic or Latino.** A person not of Cuban, Mexican, Puerto Rican, South or Central American, or other Spanish culture or origin, regardless of race.
2. The five racial categories to choose from are defined below: You may mark one or more.
 1. **American Indian or Alaska Native.** A person having origins in any of the original peoples of North and South America (including Central America), and who maintains tribal affiliation or community attachment.

2. **Asian.** A person having origins in any of the original peoples of the Far East, Southeast Asia, or the Indian subcontinent including, for example, Cambodia, China, India, Japan, Korea, Malaysia, Pakistan, the Philippine Islands, Thailand, and Vietnam.
3. **Black or African American.** A person having origins in any of the black racial groups of Africa. Terms such as "Haitian" or "Negro" can be used in addition to "Black" or "African American."
4. **Native Hawaiian or Other Pacific Islander.** A person having origins in any of the original peoples of Hawaii, Guam, Samoa, or other Pacific Islands.
5. **White.** A person having origins in any of the original peoples of Europe, the Middle East or North Africa.

Resale and Recapture Policy

Resale and Recapture Policies

Participating Jurisdictions (PJs) undertaking HOME-assisted homebuyer activities, including any projects funded with HOME Program Income (PI) must establish written resale and/or recapture provisions that comply with HOME statutory and regulatory requirements. These provisions must also be set forth in the PJ's Consolidation Plan. The written resale and/or recapture provisions that a PJ submits in its annual Action Plan must clearly describe the terms of the resale and/or recapture provisions, the specific circumstances under which these provisions will be used (if more than one set of provisions is described), and how the PJ will enforce the provisions for HOME-funded ownership projects. HUD review and approves the provisions as part of the annual Action Plan process.

The purpose of this section is to provide the "resale" and "recapture" policies of the City of Tuscaloosa's Office of Federal Programs (OFP). As stated above, HOME requires that PJs utilize resale and/or recapture provisions to ensure continued affordability for low to moderate income homeowners and as a benefit to the public through the wise stewardship of federal funds.

(OFP) has three programs which use HOME funds to assist homeowners or homebuyers:

1. Down Payment Assistance (DPA) - new homebuyers;
2. Acquisition and Development - developers of new ownership housing, and;
3. Homeowner Rehabilitation Loan Program - owners of existing homes.

Resale

The resale provision under the City of Tuscaloosa HOME funded program ensures that the HOME-assisted units remain affordable over the entire affordability period. The Resale method is used in cases where HOME funding is provided directly to a developer to reduce development costs, thereby, making the price of the home affordable to the buyer.

Specific examples where the City of Tuscaloosa would use the resale method include:

1. Providing funds for the developer to acquire property to be developed or to acquire affordable ownership units;
2. Providing funds for site preparation or improvement, including demolition; and
3. Providing funds for construction materials and labor.

The City of Tuscaloosa Resale Policy

Notification to Prospective Buyers. The resale policy is explained to the prospective homebuyer(s) prior to signing a contract to purchase the HOME-assisted unit. The prospective homebuyer(s) sign an acknowledgement that they understand the terms and conditions applicable to the resale policy as they have been explained. This document is included with the executed sales contract. (See attached Notification for Prospective Buyers.)

Enforcement of Resale Provisions

The resale policy is enforced through the use of a Restrictive Covenant signed by the homebuyer at closing. The Restrictive Covenant will specify:

1. The length of the affordability period (based on the dollar amount of HOME funds invested in the unit; either 5, 10, or 15 years);
2. That the home remain the Buyer's principal residence throughout the affordability period; and
3. The conditions and obligations of the Owner should the Owner wish to sell before the end of the affordability period, including:
 - a. The Owner must contact the City of Tuscaloosa Office of Federal Programs in writing if intending to sell the home prior to the end of the affordability period;
 - b. The subsequent purchaser must be low income as defined by HOME, and occupy the home as his/her new purchaser's primary residence for the remaining years of the affordability period. (However, if the new purchaser receives direct assistance through a HOME-funded program, the affordability period will be re-set according to the amount of assistance provided); and
 - c. The sales price must be affordable to the subsequent purchaser; affordable is defined as limiting the Principal, Interest, Taxes, and Insurance (PITI) amount to no more than 30% of the new purchaser's monthly income.

Fair Return on Investment

The City of Tuscaloosa will administer its resale provisions by ensuring that the Owner receives a fair return on his/her investment and that the home will continue to be affordable to a specific range of incomes. Fair Return on Investment means the total homeowner investment which includes the total cash contribution plus the approval capital improvements credits as described below:

1. The amount of the down payment;
2. The cost of any capital improvements, documented with receipts provided by the homeowner, including but not limited to:
 - a. Any additions to the home such as a bedroom, bathroom, or a garage;

- b. Replacement of heating, ventilation, and air conditioning systems;
- c. Accessibility improvements such as bathroom modifications for disabled or elderly, installation of wheel chair ramps and grab bars, any and all of which must have been paid for directly by the Owner and which were not installed through a federal, state, or locally-funded grant program; and
- d. Outdoor improvements such as a new driveway, walkway, retaining wall, or fence.

Note: All capital improvements will be visually inspected to verify their existence.

3. The percentage of change as calculated by the **Housing Price Index (HPI)** Calculator of the Federal Housing Finance Agency. The HPI Calculator is currently located at www.fhfa.gov/Default.aspx?Page=86 and projects what a given house purchased at a point in time would be worth today if it appreciated at the average appreciation rate of all homes in the area. The calculation shall be performed for the City of Tuscaloosa, AL Metropolitan Statistical Area.

Affordability to a Range of Buyers

The City will ensure continued affordability to a range of buyers, particularly those whose total household incomes range from 65 percent to no greater than 80 percent MFI. If the City of Tuscaloosa implements a Community Land Trust, the range of incomes will be broadened considerably.

Sales prices shall be set such that the amount of Principal, Interest, Taxes, and Insurance does not exceed 30 percent of the new Buyer's annual income. For FY 2012-13, the affordable sales shall not exceed \$175,000, which would be affordable to a 4-person household at 80 percent MFI at today's lower home mortgage interest rates.

***Example:** A home with a 10-year affordability period was purchased six years ago by a person (the "original homeowner") who now wishes to sell. The original homeowner's mortgage was \$52,250 at 6.75% interest for 30 years, and has made payments for 72 months. The current mortgage balance is \$48,270. The principal amount paid down so far is \$3,980.*

Calculating Fair Return on Investment

Down Payment: The original homeowner was required to put down \$1,000 earnest money at the signing of the sales contract.

Cost of Capital Improvements: The original homeowner had a privacy fence installed four years ago at the cost of \$1,500 and has receipts to document the improvement. A visual inspection confirmed the fence is still in place.

Percentage of Change: The original purchase price for the home was \$55,000 and the amount of developer subsidy was \$25,000, thus requiring the 10-year affordability period.

For the purposes of using the Federal Housing Finance Agency's Housing Price Index calculator, the home was purchased in the 3rd Quarter of 2006, and will be calculated using the most current quarter available, 1st Quarter 2012. Using the Housing Price Index Calculator, the house would be worth approximately \$61,112.

Calculating the Fair Return to the Original Owner:

Down Payment:	\$1,000
Capital Improvements:	\$1,500
Principal Paid:	\$3,980
Increase in value per HPI:	\$6,112

\$12,592 Fair Return on Investment

In order to realize a fair return to the original homeowner, the sales price must be set at roughly \$61,000 (i.e. \$55,000 [\$3,980 in principal payments made plus remaining mortgage balance of \$48,270] + \$1,000 down payment + \$1,500 capital improvements + \$6,112 HPI increase = \$60,862).

Affordability for a Range of Buyers. If the original homeowner sets the sales price at \$61,000 to get a fair return on investment, and if current (2012) assumptions are used for front/back ratios, interest rates, insurance, taxes, an 80% Loan-To-Value (LTV) Ratio, etc., the monthly PITI would be approximately \$483.

The PITI of \$483 could, in theory, be supported by an annual household income of \$19,500 and not exceed 30% of the subsequent homeowner's monthly income. The housing costs could be supported more realistically by households with incomes between 50% and 80% MFI. However, with an 80% LTV ratio, most buyers will require down payment assistance which, if HOME funds are used, would create a new affordability period based on the level of the new HOME investment.

If the subsequent homeowner does not require any HOME subsidy to purchase the home, the affordability period would end in 4 years at which time the subsequent homeowner could sell to any buyer at any price.

The resale requirements are in accordance with Section 92.254(a)(5)(i) of the HOME Investment Partnerships Program regulations.

Recapture

Under HOME recapture provisions financial assistance must be repaid if it is provided directly to the buyer or the homeowner. Upon resale, the seller may sell to any willing buyer at any price. The written agreement and promissory note will disclose the net proceeds percentage, if any, that will be allotted to the homebuyer and what proceeds will return to the PJ. Once the HOME funds are repaid to the PJ, the property is no longer subject to any HOME restrictions. The funds returned to the PJ may then be used for other HOME-eligible activities.

The City of Tuscaloosa Recapture Policy

The City of Tuscaloosa HOME funded programs under the recapture provisions is the Down Payment Assistance Program (DPA) and the Homeowner Rehabilitation Loan Program.

The (HOME) federal assistance will be provided in the form of a 0% interest, deferred payment loan. The full executed (by all applicable parties) and dated Loan Agreement, Promissory Note and Mortgage and Warranty Deed will serve as the security for these loans. The Mortgage and Warranty Deed will also be recorded in the land records of Tuscaloosa.

The repayment of the DPA or County Homeowner Rehabilitation Loan Program Promissory Notes is made solely from the net proceeds of sale of the Property (except in the event of fraud or misrepresentation by the Borrower described in the Promissory Note).

Standard Down Payment Assistance. The City of Tuscaloosa will calculate the recapture amount and add this to the existing payoff balance of the DPA loan. The entire payoff balance must be paid to the City before the homebuyer receives a return. The recapture amount is limited to the net proceeds available from the sale.

Appraised Value of Property or Sales Price (whichever is less)		\$
Original Senior Lien Note Amount	(-)	\$
Any reasonable and customary sales expenses paid by the Borrower in connection with the sale (Closing Costs)	(-)	\$
Net Proceeds		\$
DPA Original Note Amount	(-)	\$
Equity to Borrower/Seller	=	\$

Net proceeds consist of the sales prices minus loan repayment, other than HOME funds, and closing costs. If the net proceeds of the sale are insufficient to fully satisfy the amounts owed, the City of Tuscaloosa may not personally seek or obtain a deficiency judgment or any other recovery from the Borrower/Seller. The amount due to Lender is limited to the net proceeds, if any, if the net proceeds are not sufficient to recapture the full amount of HOME funds invested plus allow Borrower to recover the amount of Borrower's down-payment and capital improvement investment, including, but not limited to cases of foreclosure or deed-in-lieu of foreclosure. If there are no net proceeds, the City of Tuscaloosa will receive no share of net proceeds.

However, in the event of an unsecured Default, the City of Tuscaloosa may, at its option, seek and obtain a personal judgment for all amounts payable under the Note. This right shall be in addition to any other remedies available to the City of Tuscaloosa. If there are insufficient funds remaining from the sale of the property and the City of Tuscaloosa recaptures less than or none of the recapture amount due, the City of Tuscaloosa must maintain data in each individual HRLP file that documents the amount of the sale and the distribution of the funds.

This will document that:

1. There were no net sales proceeds; or
2. The amount of the net sales proceeds was insufficient to cover the full amount due; and
3. No proceeds were distributed to the homebuyer/homeowner.

Under "Recapture" provisions, if the home is SOLD prior to the end of the required affordability period, the net sales proceeds from the sale, if any, will be returned to the City of Tuscaloosa to be used for other HOME-eligible activities. Other than the actual sale of the property, if the homebuyer or homeowner breaches the terms and conditions for any other reason, e.g. no longer occupies the property as his/her/their principal residence, the full amount of the subsidy is the immediately due and payable. This repayment of funds is in accordance with Section 92.254(a)(5)(ii) of the HOME Investment Partnerships Program regulations which provides for the recapture of the full HOME investment out of the net proceeds from the sale of the property.

If Borrower/Seller is in Default, the City of Tuscaloosa may send the Borrower/Seller a written notice stating the reason Borrower/Seller is in Default and telling Borrower/Seller to pay immediately:

- (i) The full amount of Principal then due on this Note.
- (ii) All of the interest that Borrower/Seller owes, and that will accrue until paid on that amount; and
- (iii) All of the City of Tuscaloosa's costs and expenses reimbursable Recovery against the Borrower/Seller responsible for the fraud or misrepresentation is not limited to the proceeds of sale of the Property, but may include personal judgment and execution thereon to the full extent authorized by law.

Affordability Periods

HOME Program Assistance Amount	Affordability Period in Years
\$1,000-\$14,999.99	5
\$15,000-\$40,000	10
Over \$40,000	15
Reconstruction Projects*	20

*City of Tuscaloosa Policy

A HOME Written Agreement, Note and Deed of Trust will be executed by the Borrower and the City of Tuscaloosa that accurately reflects the resale or recapture provisions before or at the time of sale.

References: [HOMEfires Vol 5 No2, June 2003 – Repayment of HOME Investment; Homebuyer Housing with a 'Recapture' Agreement; Section 219(b) of the HOME Statute; and 92.503 (b)(1)-(3) and (c)]

City of Tuscaloosa Refinancing Policy

In order for new executed subordination agreement to be provided to the senior first lien holder, the senior first lien refinance must meet the following conditions:

1. The new senior first lien will reduce the monthly payments to the homeowner, thereby making the monthly payments more affordable; or
2. Reduce the loan term;
3. The new senior lien interest rate must be fixed for the life of the loan (Balloon or ARM loans are ineligible);
4. No cash equity is withdrawn by the homeowner as a result of the refinancing actions;
5. The City will, at its discretion, agree to accept net proceeds in the event of a short sale to avoid foreclosure; and
6. Only if the borrower meets the minimum requirements to refinance, the City can re-subordinate to the first lien holder.

The refinancing request will be processed according to the following procedure:

1. Submit a written request to Compliance Division to verify the minimum refinancing requirements with one month in advance from the expected closing;
2. The City of Tuscaloosa will review the final HUD-1 Settlement Statement two weeks prior to closing the refinance.
3. If applicable, the City of Tuscaloosa will issue written approval a week prior to the closing date.
4. The City of Tuscaloosa will be provided with a copy of the final, executed HUD-1 Settlement Statement, Promissory Note, and recorded Deed of Trust three days in advance of the closing date.
5. If written permission is granted by the City allowing the refinance of the Senior Lien, the DPA OR HRLP Loan will become immediately due and payable prior to closing the refinance.
6. If written permission is granted by the City and it is determined that the refinancing action does not meet the conditions as stated determined that the refinancing action does not meet the conditions as stated above, the DPA OR HRLP Loan will become immediately due and payable prior to closing the refinance.
7. Home Equity loans will trigger the repayment requirements of the DPA OR HRLP Programs loans. The DPA or HRLP Notes must be paid off no later than when the HOME Equity Loan is closed and funded.
8. The DPA OR HRLP Notes must be paid-in-full in order for the City of Tuscaloosa to execute the release of a lien.

Basic Terminology

Affordable Housing: The City of Tuscaloosa follows the provisions established on 24 CFR 92.254, and consider that in order for homeownership housing to qualify as affordable housing it must:

- Be single-family, modest housing,
- Be acquired by a low-income family as its principal residence, and
- Meet affordability requirements for a specific period of time as determined by the amount of assistance provided.

The City: means the City of Tuscaloosa Office of Federal Programs (OFP).

Fair Return on Investment: means the total homeowner investment which includes the total cash contribution plus the approved capital improvements credits.

Capital Improvement: means additions to the property that increases its value or upgrades the facilities. These include upgrading the heating and air conditioning system, upgrading kitchen or bathroom facilities, adding universal access improvements, or any other permanent improvement that would add to the value and useful life of the property. The costs for routine maintenance are excluded.

Capital Improvement Credit: means credits for verified expenditures for Capital Improvements.

Direct HOME subsidy: is the amount of HOME assistance, including any program income that enabled the homebuyer to buy the unit. The direct subsidy includes down payment, closing costs, interest subsidies, or other HOE assistance provided directly to the homebuyer. In addition, direct subsidy includes any assistance that reduced the purchase price from fair market value to an affordable price.

Direct HOME subsidy for the Homeowner Rehabilitation Loan Program: is the amount of HOME assistance, including any program income that enabled the homebuyer to repair or reconstruct the unit. The direct subsidy includes hard costs and soft cost according to 24 CFR 92.206

Net Proceeds: are defined as the sales price minus superior loan repayment (other than HOME funds) and any closing costs.

Recapture: The recapture provisions are established at 92.253 (a)(5)(iii), permit the original homebuyer to sell the property to any willing buyer during the period of affordability while the PJ is able to recapture all or a portion of the HOME-assistance provided to the original homebuyer.

Source Notice: CPD 12-003 <http://www.hud.gov/offices/cpo/lawsregs/notices/2012/12-003.pdf>

INFORMATION FOR PROSPECTIVE BUYERS

The [Five] [Ten] [Fifteen] – Year Affordability Period
&
The Restrictive Covenant Running With the Land

I understand that because a certain amount of federal funds were used by _____ (Name of Developer) to develop the property at _____, the federal government requires that certain restrictions apply to the occupancy or re-sale of this home for a period of [five (5) ten (10) or fifteen (15)] years. I understand that during that [five (5) ten (10) or fifteen (15)] – year period, those requirements will be enforced through a legally-enforceable document called a “Restrictive Covenant Running with the Land.”

If I choose to purchase this home, at the time the home is sold to me, I will sign a Restrictive Covenant Running with the Land and it will be filed in the Official Public Records of the Tuscaloosa County Clerk’s Office. The requirements of the Restrictive Covenant Running with the Land are: *(Please initial below)*

_____ That I must occupy the home as my principal residence during the [five (5) ten (10) or fifteen (15)] – year period in which the Restrictive Covenant is in effect;

_____ If I wish to sell the Property before the end of that period, I am required to sell it to a subsequent buyer whose total household income is **at or below 80% of the Tuscaloosa area Median Family Income** in effect for the year I wish to sell the home.

_____ The sales price must be set such that I receive a **fair return** which shall be defined as:

1. The amount of any cash contributions including the down payment and principal payments made;
2. The cost of any capital improvements, documented with receipts, and including but not limited to:
 - a. Any additions to the home such as a bedroom, bathroom, or a garage;
 - b. Replacement of heating, ventilation, and air conditioning systems;
 - c. Accessibility improvements such as bathroom modifications for disabled or elderly, installation of wheel chair ramps and grab bars, any and all of which must have been paid for directly by the Owner and which were not installed through a federal, state, or locally-funded grant program; and
 - d. Outdoor improvements such as a new driveway, walkway, retaining wall, or fence.

_____ The sales price must be set so that the monthly principal, interest, taxes and insurance to be paid by the subsequent buyer **will not exceed 30% of that subsequent buyer's monthly household income.**

_____ **I will notify the City of Tuscaloosa in writing** so that COT can assist with the compliance of this federal regulation.

I/We acknowledge having received this information about the federal requirements involved if I/we decide to purchase this home.

Signature

Date

Signature

Date

5-Year PHA Plan (for ALL PHAs)	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires: 02/29/2016
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Purpose. The 5-Year and Annual PHA Plans provide a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA's operations, programs, and services, and informs HUD, families served by the PHA, and members of the public of the PHA's mission, goals and objectives for serving the needs of low-income, very low-income, and extremely low-income families.

Applicability. Form HUD-50075-5Y is to be completed once every 5 PHA fiscal years by all PHAs.

A. PHA Information.		
A.1	PHA Name: Tuscaloosa Housing Authority PHA Code: AL077	
	PHA Plan for Fiscal Year Beginning: (MM/YYYY): 04/2020	
	PHA Plan Submission Type: <input checked="" type="checkbox"/> 5-Year Plan Submission <input type="checkbox"/> Revised 5-Year Plan Submission	
	<p>Availability of Information. In addition to the items listed in this form, PHAs must have the elements listed below readily available to the public. A PHA must identify the specific location(s) where the proposed PHA Plan, PHA Plan Elements, and all information relevant to the public hearing and proposed PHA Plan are available for inspection by the public. Additionally, the PHA must provide information on how the public may reasonably obtain additional information of the PHA policies contained in the standard Annual Plan, but excluded from their streamlined submissions. At a minimum, PHAs must post PHA Plans, including updates, at each Asset Management Project (AMP) and main office or central office of the PHA. PHAs are strongly encouraged to post complete PHA Plans on their official website. PHAs are also encouraged to provide each resident council a copy of their PHA Plans.</p> <p>A copy of the Draft FY2020 5-Year PHA Plan was made available for public review and comment at all THA AMPs and the Central Office located at 2117 Jack Warner Parkway, Suite 2, Tuscaloosa, Alabama 35401, and on the THA website at www.tuscaloosahousing.org. The publication (Attachment 1) and 45-Day public comment period began on September 27, 2019 and ended on November 11, 2019. A Public Hearing was held on November 20, 2019.</p>	
	<input type="checkbox"/> PHA Consortia: (Check box if submitting a Joint PHA Plan and complete table below)	
	Participating PHAs	PHA Code Program(s) in the Consortia
	Lead PHA:	Not Applicable

B.	5-Year Plan. (Required by all PHA's completing this form.)
B.1	<p>Mission. State the PHA's mission for serving the needs of low- income, very low- income, and extremely low- income families in the PHA's jurisdiction for the next five years.</p> <p><i>THA's mission</i> is the same as that of the Department of Housing and Urban Development.</p> <p><i>HUD's mission is to create strong, sustainable, inclusive communities and quality affordable homes for all. HUD is working to strengthen the housing market to bolster the economy and protect consumers; meet the need for quality affordable rental homes; utilize housing as a platform for improving quality of life; build inclusive and sustainable communities free from discrimination, and transform the way HUD does business.</i></p> <p>To fulfill this <u>MISSION</u>, THA committed to the following:</p> <p>1.) <u>To recognize our residents as our customers</u> Progress: <i>Residents are recognized as our customers through the effective implementation of the Authority's policies including the ACOP, Deconcentration Policy, Pet Policy, Reasonable Accommodations Policy, etc. The Authority also recognizes its residents through community meetings to obtain feedback regarding proposed physical improvements, changes in policies and procedures, and other related issues that directly affect the residents.</i></p> <p>2.) <u>To improve management and service delivery efforts through effective and efficient management of the THA resources</u> Progress: <i>Improvements in management and service delivery are outlined in the progress for the PHA Five-Year Plan Goals listed below. Moreover, the Authority will continue to implement best practices to strengthen its management of resources by reducing vacancy turn-around time, promptly responding to maintenance service requests, upgrading housing communities as resources are made available.</i></p> <p>3.) <u>To seek problem-solving partnerships with residents, community and government leadership</u> Progress: <i>The Authority has established partnerships with local faith-based organizations to provide social services and address problems that arise within its communities. The Authority strongly promotes and supports the resident council in each community.</i></p> <p><i>Partnerships have been formed with local government officials as evidenced by the transfer of 20 acres of land to the Authority for continuation of its homeownership program. Additionally, the city has supported the Authority's re-development of its housing communities through mixed-income housing by providing funds for infrastructure improvements and other development needs. These funds are provided under the CDBG and HOME programs.</i></p> <p><i>Additionally, the city has partnered with the Authority through the funding of a Section 8 set-aside program targeted to families who are expected to transition to the private market after 2 years of assistance.</i></p>
B.2	<p>Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low- income, very low- income, and extremely low- income families for the next five years.</p> <p>Goal 1.) <u>Achieve and maintain an average Section 8 Leasing rate of 98% or above</u></p> <p>Goal 2.) <u>Maintain Annual Tenant Accounts Receivable at or below 10% of total charges</u></p> <p>Goal 3.) <u>Complete routine Work Orders within 48 hours</u></p> <p>Goal 4.) <u>Acquire Property for the development of the Robertson Tower replacement units</u></p> <p>Goal 5.) <u>Reduce public housing average vacancy turnaround to 10 days or fewer</u></p> <p>Goal 6.) <u>Meet Capital Funds Program obligation and expenditure deadlines</u></p> <p>Goal 7.) <u>Start Construction on another phase of the Springer Homeownership development</u></p>

	<p>Goal 8.) <u>Apply for additional Section 8 Vouchers (Special Purpose Vouchers)</u></p> <p>Goal 9.) <u><i>Complete the disposition of 6.48 Acres of the "Locklear Property"</i></u></p> <p>Goal 10.) <u>Maintain SEMAP High Performer designation</u></p> <p>Goal 11.) <u>Maintain PHAS High Performer designation</u></p> <p>Goal 12.) <u>Improve REAC physical inspection score to 75 or above</u></p> <p>Goal 13.) <u>Achieve Family Self-Sufficiency (FSS) Program goals</u></p> <p>Goal 14.) <u>Achieve Resident Opportunity for Self-Sufficiency (ROSS) Program goals</u></p>
B.3	<p>Progress Report. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.</p> <p>Goal 1.) <u>Achieve and maintain an average Section 8 Leasing rate of 98% or above</u> Progress: The Average Section 8 Leasing Rate is currently 100%. This rate is determined by the information THA submits to the HUD PIC system.</p> <p>Goal 2.) <u>Maintain Annual Tenant Accounts Receivable at or below 10% of total charges</u> Progress: Annual Tenant Accounts Receivable is currently at 1.2%. THA has implemented a Rent Collection Procedure, which will improve rent collection.</p> <p>Goal 3.) <u>Complete routine Work Orders within 48 hours</u> Progress: Routine work orders were completed within an average of 24 hours. Staff will continue to monitor work orders to ensure timely delivery of services.</p> <p>Goal 4.) <u>Acquire Property for the development of the Delaware Jackson replacement units</u> Progress: THA and its developer partner have developed two phases of affordable housing which has very effectively replaced the units lost as a result of the Delaware Jackson disposition.</p> <p>Goal 5.) <u>Reduce public housing average vacancy turnaround to 10 days or fewer</u> Progress: The current average vacancy turnaround is 14-16 days. Contractors will be closely monitored to reduce prep time and managers will be required to process two applications for each vacant unit.</p> <p>Goal 6.) <u>Meet Capital Funds Program obligation and expenditure deadlines</u> Progress: THA continues to meet all CFP obligation and expenditure deadlines.</p> <p>Goal 7.) <u>Begin Construction on another phase of the homeownership</u> Progress: THA has developed and sold 44 single-family homes to first-time homebuyers to date.</p> <p>Goal 8.) <u>Apply for additional Section 8 Vouchers (Special Purpose Vouchers)</u> Progress: THA has continued to apply for special purpose vouchers upon availability.</p> <p>Goal 9.) <u><i>Complete the disposition of 6.48 Acres of the "Locklear Property"</i></u> Progress: THA received HUD approval to dispose of the Locklear Property in a letter dated February 14, 2018. THA advertised the property for public bid on two separate occasions during the spring and summer of 2018 without receiving a legitimate offer. THA notified the Birmingham Field Office and SAC Office of its intentions to hold onto the property until further notice.</p> <p>Goal 10.) <u>Maintain SEMAP High Performer designation</u> Progress: THA is currently a SEMAP Standard Performer.</p> <p>Goal 11.) <u>Maintain PHAS High Performer designation</u> Progress: THA has maintained PHAS High Performer designation (96).</p>

	<p>Goal 12.) <u>Improve REAC physical inspection score to 75 or above</u> Progress: THA has improved the REAC physical inspection score to 89.</p> <p>Goal 13.) <u>Achieve Family Self-Sufficiency (FSS) Program goals</u> Progress: THA has achieved all FSS Program goals.</p> <p>Goal 14.) <u>Achieve Resident Opportunity for Self-Sufficiency (ROSS) Program goals</u> Progress: THA has achieved all ROSS Program goals.</p>
B.4	<p>Violence Against Women Act (VAWA) Goals. Provide a statement of the PHA's goals, activities objectives, policies, or programs that will enable the PHA to serve the needs of child and adult victims of domestic violence, dating violence, sexual assault, or stalking.</p> <p>THA has adopted the Violence Against Women Act (VAWA) and incorporated it into the following:</p> <ul style="list-style-type: none"> • Section 8 Administrative Plan • Section 8 HAP Contracts • Admissions and Continued Occupancy Policy • Public Housing Lease Agreements
B.5	<p>Significant Amendment or Modification. Provide a statement on the criteria used for determining a significant amendment or modification to the 5-Year Plan.</p> <p><i>A "Significant Amendment or Modification" to the 5-Year Plan is a change in a policy or policies pertaining to the operation of the Authority. This includes the following:</i></p> <ul style="list-style-type: none"> • <i>Significant changes to the rent or admission policies outlined in the Authority's Admissions and Continued Occupancy Policy or Section 8 Administrative Plan.</i> • <i>Changes with regard to demolition/ disposition or designation or conversion activities.</i> <p>Significant changes to any proposed activities or policies described in the agency plan that would momentarily affect services or programs provided to residents. This definition does not include budget revisions, changes in organizational structure, changes resulting from HUD-imposed regulations, or minor policy changes.</p>
B.6	<p>Resident Advisory Board (RAB) Comments.</p> <p>(a) Did the RAB(s) provide comments to the 5-Year PHA Plan?</p> <p>Y N <input checked="" type="checkbox"/> <input type="checkbox"/></p> <p>If yes, comments must be submitted by the PHA as an attachment to the 5-Year PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.</p> <p>THA met with the RAB on November 7, 2019 to discuss the Draft FY2020 5-Year PHA Plan.</p> <p>RAB comments, applicable THA responses, and the sign-in sheets have been included as Attachment 7 to the PHA Plan.</p>
B.7	<p>Certification by State or Local Officials.</p> <p>Form HUD-50077-SL, Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p> <p>Form 50077-SL has been included as an Attachment 5 to the PHA Plan.</p>

FY2020 Annual Plan Discussion

Tuscaloosa Housing Authority Resident Advisory Board (RAB)

2PM November 7, 2019 (THA Central Office)

Agenda: Topics discussed during the RAB Meeting are as follows:

- Description of Annual Plan Process (Timeline, Submission of Written Comments, Public Hearing)
- Annual Plan Elements
- Development Activities (Elderly Designations, PBVs, Site-Based Waiting Lists)
- Potential for conversion of units under the Rental Assistance Demonstration (RAD)
- Homeownership Program Overview
- Overview of *THA's Mission/ Goals & Progress*
- 5-Year Action Plan & Proposed Capital Improvements

RAB Comments: Questions/ Comments provided by the Resident Advisory Board and the applicable THA responses.

RAB1: If and when Hay Court is redeveloped, will it still be under THA's control?

THA1: No. Hay Court would likely be owned and operated by a 3rd party, similar to McKenzie and Rosedale, through a 15-year tax credit compliance period.

RAB2: There is a fence between Hay Court and the gas station on Culver Road. If and when Hay Court is redeveloped, can something be done to provide a better barrier than the fence?

THA2: Yes. If and when Hay Court is redeveloped, that is something that will be considered during the redevelopment process.

RAB3: There are rumors that Crescent East will be sold. Is it true?

THA3: No. THA has no plans to dispose of Crescent East.

RAB4: Eleventh Avenue behind Rosedale needs a sidewalk. Is this something THA will consider?

RAB4: Yes. However, Rosedale is currently owned and operated by Hollyhand. We'll be happy to bring your concern to their attention.

Sign-In Sheets Attached Hereto

Sign-In Sheet

Name:

Address

Chris Han

THA

GRACE PRIMUS

#14 COURT
4420 21st Street, Apt 63 B, Tuscaloosa, AL 35401

Branda Black

1015 21st St. Apt. D, Tuscaloosa, AL 35401

Mildred Freed

1012 - 29th Apt E, Tuscaloosa, AL 35401

Porie Shepherd

4420 21st St. #58-B Tuscaloosa, AL 35401

Mary Blackman

4420 - 21st St 2B - Tuscaloosa, AL 35401

Lyndy A. Anderson

THA

Earl Smith

2700 10th Ave. Apt A

Lennie Wilson

2700 10th Ave, Apt C

Jessica Alexander

THA

Sign-In Sheet

Name:

Address

Chris Han

THA

Lucy K. Anderson

TMAA

Mildred Freed

Apt E Rosedale (1012)

Sign-In Sheet

Name:

Address

Coma Hu
Aya H. Rude


THA
THA

Grantee SF-424's and Certification(s)

OMB Number: 4340-0046
Expiration Date: 12/31/2022

Application for Federal Assistance SF-424			
* 1 Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		* 2 Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	
* 3 Date Received: <div style="background-color: yellow;">[Redacted]</div>		* 4 Applicant Identification: <div style="background-color: yellow;">[Redacted]</div>	
5a. Federal Entity Identifier: <div style="background-color: yellow;">[Redacted]</div>		5b. Federal Award Identifier: <div style="background-color: yellow;">[Redacted]</div>	
State Use Only: 6. Date Received by State: <div style="background-color: yellow;">[Redacted]</div> 7. State Application Identifier: <div style="background-color: yellow;">[Redacted]</div>			
B. APPLICANT INFORMATION:			
* 8 Legal Name: <div style="background-color: yellow;">[Redacted]</div>			
* 9 Employer/Taxpayer Identifier Number (EIN/TIN): <div style="background-color: yellow;">[Redacted]</div>		* 10 Organizational OMB#: <div style="background-color: yellow;">[Redacted]</div>	
C. Address:			
* Street:	<div style="background-color: yellow;">[Redacted]</div>		
* Street2:	<div style="background-color: yellow;">[Redacted]</div>		
* City:	<div style="background-color: yellow;">[Redacted]</div>		
* County/Parish:	<div style="background-color: yellow;">[Redacted]</div>		
* State:	<div style="background-color: yellow;">[Redacted]</div>		
* Province:	<div style="background-color: yellow;">[Redacted]</div>		
* Country:	<div style="background-color: yellow;">[Redacted]</div>		
* Zip/Postal Code:	<div style="background-color: yellow;">[Redacted]</div>		
D. Organizational Units:			
Department Name: <div style="background-color: yellow;">[Redacted]</div>		Division Name: <div style="background-color: yellow;">[Redacted]</div>	
E. Name and contact information of person to be contacted on matters involving this application:			
Prefix:	<div style="background-color: yellow;">[Redacted]</div>	* First Name:	<div style="background-color: yellow;">[Redacted]</div>
Middle Name:	<div style="background-color: yellow;">[Redacted]</div>	* Last Name:	<div style="background-color: yellow;">[Redacted]</div>
Suffix:	<div style="background-color: yellow;">[Redacted]</div>		
Title: <div style="background-color: yellow;">[Redacted]</div>			
Organizational Affiliation: <div style="background-color: yellow;">[Redacted]</div>			
* Telephone Number: <div style="background-color: yellow;">[Redacted]</div>		Fax Number: <div style="background-color: yellow;">[Redacted]</div>	
* Email: <div style="background-color: yellow;">[Redacted]</div>			

Application for Federal Assistance SF-424	
* 8. Type of Applicant 1: Select Applicant Type: <input type="text" value="City or Township Government"/> Type of Applicant 2: Select Applicant Type: <input type="text"/> Type of Applicant 3: Select Applicant Type: <input type="text"/> * Other (Specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Housing and Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14-215"/> CFDA Title: <input type="text" value="Community Development Block Grant (CDBG) Program"/>	
* 12. Funding Opportunity Number: <input type="text"/> Title: <input type="text"/>	
13. Competition Identification Number: <input type="text"/> Title: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of Tuscaloosa Community Development Block Grant (CDBG) Program"/>	
Attach supporting documents as specified in agency requirements <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/>	

Application for Federal Assistance SF-424	
16. Congressional Districts Of:	
* a. Applicant	F & T
* b. Program/Project	C & T
Attach an additional list of Program/Project Congressional Districts if needed	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
17. Proposed Project:	
* a. Start Date	04/01/2020
* b. End Date	03/31/2021
18. Estimated Funding (\$):	
* a. Federal	021,309.00
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	02,309.00
* g. TOTAL	236,712.00
* 19. Is Application Subject to Review By State Under Executive Order 12972 Process? <input type="checkbox"/> a. This application was made available to the State under the Executive Order 12972 Process for review on <input type="text"/> <input type="checkbox"/> b. Program is subject to E.O. 12972 but has not been selected by the State for review. <input checked="" type="checkbox"/> c. Program is not covered by E.O. 12972.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If "Yes", provide explanation and attach: <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. "By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001) <input checked="" type="checkbox"/> ** I AGREE <small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
Authorized Representative:	
Prefix	Mr.
* First Name	Walter
Middle Name	
* Last Name	Ward
Suffix	
* Title	Mayor
* Telephone Number	205-641-1000
Fax Number	
* Email	ward@tuscaloosa.gov
* Signature of Authorized Representative	
* Date Signed	3/12/20

ASSURANCES - NON-CONSTRUCTION PROGRAMS

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0040), Washington, DC 20503.


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

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

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

1. Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
5. Will comply with the Inter-governmental Personnel Act of 1970 (42 U.S.C. §§4726-4783) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
6. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683 and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicap; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-615), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290dd-3 and 290ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and, (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.
7. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-845) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal or federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
8. Will comply, as applicable, with provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 1324-1328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.

9. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-335), regarding labor standards for federally-assisted construction subagreements.
10. Will comply, if applicable, with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
11. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11980; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1990, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
12. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
13. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§466a-1 et seq.).
14. Will comply with P.L. 93-348 regarding the protection of human subjects involved in research, development and related activities supported by this award of assistance.
15. Will comply with the Laboratory Animal Welfare Act of 1966 (P.L. 89-544, as amended, 7 U.S.C. §§2131 et seq.) pertaining to the care, handling and treatment of warm blooded animals held for research, teaching, or other activities supported by this award of assistance.
16. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
17. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1986 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
18. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
19. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	Mayor
APPLICANT ORGANIZATION	DATE SUBMITTED
City of Tuscaloosa	8/12/20

Standard Form 424B (Rev. 7-87) Back

ASSURANCES - NON-CONSTRUCTION PROGRAMS

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

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

1. Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project cost) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will establish safeguards to prohibit employees from using their position for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
5. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4725-4763) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 300, Subpart F).
6. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicap; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6137), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-618), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§260 dd-3 and 260 ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.
7. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal or federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
8. Will comply, as applicable, with provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7326) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.


9. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§278a to 278a-7); the Copeland Act (40 U.S.C. §279c and 18 U.S.C. §874); and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333), regarding labor standards for federally assisted construction subagreements.
10. Will comply, if applicable, with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
11. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11590; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
12. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
13. Will assist the awarding agency in assuring compliance with Section 105 of the National Historic Preservation Act of 1988, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§433a-1 et seq.).
14. Will comply with P.L. 93-348 regarding the protection of human subjects involved in research, development, and related activities supported by this award of assistance.
15. Will comply with the Laboratory Animal Welfare Act of 1966 (P.L. 89-544, as amended, 7 U.S.C. §§2131 et seq.) pertaining to the care, handling, and treatment of warm blooded animals held for research, teaching, or other activities supported by this award of assistance.
16. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.), which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
17. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
18. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
19. Will comply with the requirements of Section 108(a) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from: (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Perpetrating a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	Mayor
APPLICANT ORGANIZATION	DATE SUBMITTED
Walter Maddox	8/12/20

Standard Form 424B (Rev. 7-07) Back

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		
* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision		
* 3. Revision, select appropriate letter(s): <input type="text"/> Other (Specify): <input type="text"/>		
* 3. Date Received: <input type="text"/>		
4. Applicant Identifier: <input type="text"/>		
5a. Federal Entity Identifier: <input type="text"/>		5b. Federal Award Identifier: <input type="text"/>
State Use Only:		
6. Date Received by State: <input type="text"/>		7. State Application Identifier: <input type="text"/>
8. APPLICANT INFORMATION:		
* a. Legal Name: City of Tuscaloosa, Alabama		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 58-5041870		* c. Organizational DUNS: 1126987340000
d. Address:		
* Street1:	2701 University Blvd.	
* Street2:		
* City:	Tuscaloosa	
* County/Parish:		
* State:	AL: Alabama	
* Province:		
* Country:	USA: UNITED STATES	
* Zip / Postal Code:	35401-1201	
e. Organizational Unit:		
Department Name: Community & Neighborhood Serv		Division Name: Community & Neighborhood Serv
f. Name and contact information of person to be contacted on matters involving this application:		
* Prefix:	Mr.	* First Name: Robert
* Middle Name:		
* Last Name:	Brown	
* Suffix:		
* Title:	Director, Community and Neighborhood Services	
Organizational Affiliation: <input type="text"/>		
* Telephone Number:	205-242-3030	* Fax Number: 205-242-3030
* Email: robert.brown@toscga.com		

Application for Federal Assistance SF-424	
* 9. Type of Applicant 1: Select Applicant Type: <input type="text" value="City of Tuscaloosa Government"/>	
Type of Applicant 2: Select Applicant Type: <input type="text"/>	
Type of Applicant 3: Select Applicant Type: <input type="text"/>	
* Other (specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Housing and Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14-023"/>	
CFDA Title: <input type="text" value="ECHO Investment Partnerships Program"/>	
* 12. Funding Opportunity Number: <input type="text"/>	
* Title: <input type="text"/>	
13. Competition Identification Number: <input type="text"/>	
File: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <div> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachments"/> </div>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of Tuscaloosa ECHO Investment Partnerships Program"/>	
Attach supporting documents as specified in agency instructions. <div> <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/> </div>	

Application for Federal Assistance SF-424	
16. Congressional District Of:	
* a. Applicant: <input type="text" value="5 & 7"/>	* b. Program/Project: <input type="text" value="C & Y"/>
Attach an additional list of Program/Project Congressional Districts if needed. <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
17. Proposed Project:	
* a. Start Date: <input type="text" value="06/01/2020"/>	* b. End Date: <input type="text" value="03/31/2021"/>
18. Estimated Funding (\$):	
* a. Federal	<input type="text" value="450,000.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value=""/>
* e. Other	<input type="text" value=""/>
* f. Program Income	<input type="text" value="337,542.64"/>
* g. TOTAL	<input type="text" value="787,542.64"/>
* 18. Is Application Subject to Review By State Under Executive Order 12372 Process? <input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/> <input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review. <input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If "Yes", provide explanation and attach <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. "By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001) <input checked="" type="checkbox"/> ** AGREE * The list of certifications and assurances, or an Internet site where you may obtain this list, is contained in the accompanying or agency specific instructions.	
Authorized Representative:	
Prefix: <input type="text" value="Mr."/>	* First Name: <input type="text" value="Walter"/>
Middle Name: <input type="text"/>	
* Last Name: <input type="text" value="Hendrix"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="Mayor"/>	
* Telephone Number: <input type="text" value="205-248-5006"/>	* Fax Number: <input type="text"/>
* Email: <input type="text" value="mayor@tuscaloosa-county.com"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="4/12/20"/>

ASSURANCES - CONSTRUCTION PROGRAMS

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

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (2348-0042), Washington, DC 20503.

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

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

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

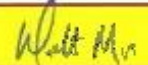
1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance, and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure nondiscrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the qualifying, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4753) relating to prescribed standards of merit systems for programs funded under one of the 15 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 500, Subpart E).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1688), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-618), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290d-3 and 290ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.) as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

Previous Edition Usable

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Standard Form 424D (Rev. 7-87)
Prescribed by GSA Circular 41-107

11. Will comply, or has already complied with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provides for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276s-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874) and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 162(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(r) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archeological and Historic Preservation Act of 1974 (16 U.S.C. §§496a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1998 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or sub-recipients from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor
APPLICANT ORGANIZATION City of Tuscaloosa	DATE SUBMITTED 7/13/20

SF 4342 (Rev. 7-97) Back

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4340-0003
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0345-0042), Washington, DC 20503.

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

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

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


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

Previous Edition Justified

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Standard Form 424-D (Rev. 7-81)
Prescribed by GSA Circular A-102

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-353) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955 as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1966 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1956, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§459a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from: (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	Mayor
APPLICANT ORGANIZATION	DATE SUBMITTED
City of Tuscaloosa	8/12/20

SP-424C (Rev. 9-97) Back

CERTIFICATIONS

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

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

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

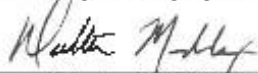
Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

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

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

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

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


Signature of Authorized Official

8/12/20
Date

Mayor
Title

Specific Community Development Block Grant Certifications

The Participant Community certifies that:

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

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

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

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

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

2. **Overall Benefit.** The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2022, 2023, 2024 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

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

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

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

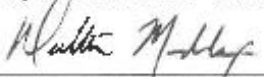
Excessive Force -- It has adopted and is enforcing:

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

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

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

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



Signature of Authorized Official

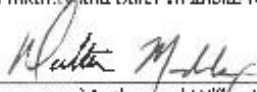
8/12/20
Date

Mayor
Title

OPTIONAL Community Development Block Grant Certification

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 C.F.R. 570.206(c):

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



Signature of Authorized Official

8/12/20
Date



Title

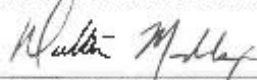
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

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

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.203 through 92.207 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

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


Signature of Authorized Official

8/12/20
Date

Mayer
Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

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

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

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

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

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

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

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

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

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

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

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



Signature of Authorized Official

8/12/20

Date

Mayor

Title

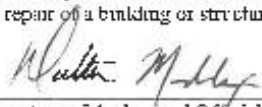
Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

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

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

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



Signature of Authorized Official

8/12/20
Date

Mayor

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

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

CITY OF TUSCALOOSA }
STATE OF ALABAMA }

I, Debra K. Clements, Assistant City Clerk of the City of Tuscaloosa, Alabama hereby certify that the attached is a full, true and correct copy of a resolution duly adopted by the City Council of Tuscaloosa at a regular meeting of said Council held on the 4th day of August 2020, as the same appears and remains of record in the record book in the office of the City Clerk wherein are recorded the minutes of proceedings of said Council.

In Witness Whereof, I have hereunto affixed my signature and the official seal of said City of Tuscaloosa, this the 12th day of August 2020.


Debra K. Clements
Assistant City Clerk

APPROVED AS TO FORM


Office of City Attorney

Prepared By: QT/HH
Requested: Finance Date: 8/4/20
Council Presentation: 8/4/20
Suspension of Rules: No

RESOLUTION

RESOLUTION ADOPTING THE CITY'S FIVE-YEAR CONSOLIDATED PLAN FOR COMMUNITY PLANNING AND DEVELOPMENT PROGRAMS FOR PROGRAM YEARS 2020-2024 AND THE ACTION PLAN FOR PROGRAM YEAR 2020 FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM, THE HOME PROGRAM AND OTHER HUD GRANT PROGRAMS (A20-0898)

WHEREAS, the Housing & Community Development Act of 1974, as amended, requires that for each five-year period the City prepare a Five-Year Consolidated Plan for Community Planning & Development Programs; and

WHEREAS, each year the City is required to prepare an Action Plan that identifies activities that will be undertaken with Community Development Block Grant and HOME Program funds appropriated for that particular program year; and

WHEREAS, the City's Five-Year Consolidated Plan for Program Years 2020-2024 identifies community needs and priorities for meeting those needs, and the Action Plan for Program Year 2020 identifies the projects and programs that have been selected by the City Council to be undertaken with 2020 CDBG and HOME Program funds; and

WHEREAS, a summary of the 2020-2024 Consolidated Plan and 2020 Action Plan will be published in The Tuscaloosa News in order to give citizens of Tuscaloosa a 5 day time period to review and comment on the same.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF TUSCALOOSA:

(1) That the City's 2020-2024 Five-Year Consolidated for Community Planning and Development Programs and One-Year Action Plan for Program Year 2020 be, and is hereby, officially adopted contingent upon the Citizen Comment Period ending August 11, 2020 at 5:00pm.

(2) That the Mayor be, and he is hereby, authorized, for and as an act of the City, to execute all certifications and other documents required in relation to submission of said Plans to the U.S. Department of Housing & Urban Development.

(3) That the Office of Community and Neighborhood Services is authorized to submit said Consolidated Plan and Action Plan to HUD contingent upon the Citizen Comment Period ending on August 11, 2020 at 5:00pm.

27

2020 ACTION PLAN FOR COMMUNITY PLANNING & DEVELOPMENT PROGRAMS

**ACTIVITIES TO BE FUNDED WITH 2020 COMMUNITY DEVELOPMENT BLOCK
GRANT FUNDS AND 2020 HOME PROGRAM FUNDS**

CDBG PROGRAM HOUSING ACTIVITIES:

Home Renovation & Repair (Habitat for Humanity)	\$100,000.00
Springer Estates Infrastructure (Tuscaloosa Housing Authority)	\$300,000.00
Tuscaloosa Homeless Prevention Program (Legal Services of Alabama)	\$ 25,000.00
Comprehensive Housing Counseling (City of Tuscaloosa)	\$ 10,000.00
Neighborhoods United (City of Tuscaloosa)	\$ 35,995.69
Tuscaloosa Wins, A Neighborhood Initiative (City of Tuscaloosa)	\$ 10,000.00

HOME PROGRAM HOUSING ACTIVITIES:

Habitat for Humanity CHDO Operating Costs	\$ 22,821.95
Habitat for Humanity CHDO Set Aside	\$ 68,465.85
Habitat for Humanity-Affordable Housing	\$ 31,534.15
Tuscaloosa Housing Authority - Affordable Housing	\$555,449.94
HOME Program Administration	\$114,109.75

ESG AND OTHER FEDERALLY FUNDED HOUSING ACTIVITIES:

Operating Costs for Shelters for Homeless Persons and Homeless Prevention & Rapid Re-Housing Funds (The Salvation Army)	\$114,000.00
Operating Costs and Furnishings for the Spouse Abuse Shelter & Homeless Prevention & Rapid Re-Housing Funds (Turning Point)	\$ 38,000.00
Operating Costs for Homeless Prevention Funds (Temporary Emergency Services)	\$ 30,000.00
ESG Administration & HMIS Cost	\$ 18,000.00
Homeless Management Information System (HMIS)	\$ 42,000.00

**NON-HOUSING PROGRAMS AND PROJECTS TO BE UNDERTAKEN UNDER THE
PROGRAM YEAR 2020 ACTION PLAN (ALL WILL BE CDBG FUNDED)**

Community Mentoring Program (Big Brothers Big Sisters)	\$ 12,000.00
Meals on Wheels (Community Service Programs of West Alabama)	\$ 25,000.00
Adolescent Intervention Program (Family Counseling Services)	\$ 12,000.00
EMS Prevention (Tuscaloosa Fire and Rescue)	\$ 21,249.26
Section 108 Loan Repayment (P&I)	\$107,321.25
CDBG Program Administration and Planning	\$164,641.80

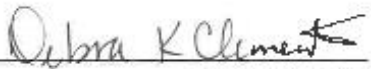
(M/Ty - y)
Adopted 8/4/2020
Cathy Handley
City Clerk

28

CITY OF TUSCALOOSA)
STATE OF ALABAMA)

I, Debra K. Clements, Assistant City Clerk of the City of Tuscaloosa, Alabama hereby certify that the attached is a full, true and correct copy of a resolution duly adopted by the City Council of Tuscaloosa at a regular meeting of said Council held on the 4th day of August 2020, as the same appears and remains of record in the record book in the office of the City Clerk wherein are recorded the minutes of proceedings of said Council.

In Witness Whereof, I have hereunto affixed my signature and the official seal of said City of Tuscaloosa, this the 12th day of August 2020.


Debra K. Clements
Assistant City Clerk

APPROVED AS TO FORM


Office of City Attorney

Prepared By: GT/HH
Requested: Planning Date: 8/4/20
Council Presentation: 8/4/20
Suspension of Rules: No

RESOLUTION

RESOLUTION ADOPTING THE CITY'S FIVE-YEAR CONSOLIDATED PLAN FOR COMMUNITY PLANNING AND DEVELOPMENT PROGRAMS FOR PROGRAM YEARS 2020-2024 AND THE ACTION PLAN FOR PROGRAM YEAR 2020 FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM, THE HOME PROGRAM AND OTHER HUD GRANT PROGRAMS (A20-0898)

WHEREAS, the Housing & Community Development Act of 1974, as amended, requires that for each five-year period the City prepare a Five-Year Consolidated Plan for Community Planning & Development Programs; and

WHEREAS, each year the City is required to prepare an Action Plan that identifies activities that will be undertaken with Community Development Block Grant and HOME Program funds appropriated for that particular program year; and

WHEREAS, the City's Five-Year Consolidated Plan for Program Years 2020-2024 identifies community needs and priorities for meeting those needs, and the Action Plan for Program Year 2020 identifies the projects and programs that have been selected by the City Council to be undertaken with 2020 CDBG and HOME Program funds; and

WHEREAS, a summary of the 2020-2024 Consolidated Plan and 2020 Action Plan will be published in The Tuscaloosa News in order to give citizens of Tuscaloosa a 5 day time period to review and comment on the same.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF TUSCALOOSA:

(1) That the City's 2020-2024 Five-Year Consolidated for Community Planning and Development Programs and One-Year Action Plan for Program Year 2020 be, and is hereby, officially adopted contingent upon the Citizen Comment Period ending August 11, 2020 at 5:00pm.

(2) That the Mayor be, and he is hereby, authorized, for and as an act of the City, to execute all certifications and other documents required in relation to submission of said Plans to the U.S. Department of Housing & Urban Development.

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27

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Section 108 Loan Repayment (P&J)	\$107,321.25
CDBG Program Administration and Planning	\$164,641.80

(M/Ty - y)
Adopted 8/4/2020
Carol Handley
City Clerk

28



The Tuscaloosa News

TuscaloosaNews.com

315 28th Avenue
F.O. Box 20587
Tuscaloosa, AL 35401

Classified: (205) 758-5115
Fax: (205) 722-0159

CITY OF TUSCALOOSA-CLASSIFIED
N/A
PO BOX 2009
TUSCALOOSA, AL 35403
Caller: Sherry King
Cash Receipt #:
Receipt printed: 01/17/2020 11:28 AM

Account: 24011584
Phone: (205)349-2010
P.O. #: Revised
Sales Rep: wincent (5F02)
Rep Email: maria.winice@tuscaloosanews.com
Rep Phone: (205)722-0155

Order Number	Start Run	End Run	Run Times	Lines	Class	Category
W3C0322912	01-18-20	01-18-20	1:17 d 1x	4x	REC	LEGAL S

Pay Date	Pay Type	Card or Check #	Card	Exp	Amount
01/17/2020	CASH	XXXXXXXXXXXX4088	VI	06/22	\$ 135.00
				Order Price	\$ 135.00
				Total Payments	\$ 135.00
				Balance	\$ 0.00

LEGAL NOTICE
REVISION
DEADLINE TO ACCEPT
PROJECT & PROGRAM
PRE-APPLICATIONS FOR
THIS CITY OF TUSCALOOSA'S
2020 CARE AND HOME PROGRAMS
Deadline to submit all pre-applications for
project & program for the City of Tusca-
loosa's 2020 CARE and HOME Programs
will be on Friday, February 28, 2020
at 12:00 PM (5:00 PM). All pre-
applications will be reviewed for eligibility
and nomination on Friday for 2020 CARE
and HOME Program funding. Only eli-
gible pre-applications will be invited to
submit final applications.
Pre-application review will be at:
1) Online at Tuscaloosa.com
2) Pick up at the City's Office of Federal
Programs located on the 2nd floor of City Hall
315 James M. Smith 20th University
Boulevard Tuscaloosa, AL 35401
3) Pick up at the public hearings at 10 am
on 01/29 on January 29, 2020- 5:00 PM
on 02/04 on February 4, 2020- 5:00 PM
Pre-applications may be submitted in the
following ways:
1) Mail to the City's Office of Federal Pro-
grams at 315 James M. Smith, Tuscaloosa, AL
35401
2) Hand deliver to the Federal Programs
Office located on the 2nd floor of City Hall
315 James M. Smith, University Boulevard
Tuscaloosa, AL 35401
3) Email to:
Federalprograms@tuscaloosa.com
If persons with disabilities need special
access arrangements or auxiliary aids/ser-
vices to participate in the hearing, please
contact the Office of Federal Programs at
205 248 5160 at least forty-eight (48)
hours in advance.
THE TUSCALOOSA NEWS
January 30, 2020

This is a representation of the content of your ad. Your ad may be larger or smaller when printed in the newspaper.
Please check your ad for errors the FIRST DAY it appears. We will not be responsible for incorrect ads after the FIRST DAY of publication.
If you find an error, please call the Tuscaloosa News at (205) 758-5115 or email a reply for corrections.



315 29th Avenue Classified: (205) 759-5115
T.O. Box 20187 Fax: (205) 722-5159
Caloosa, FL 35401

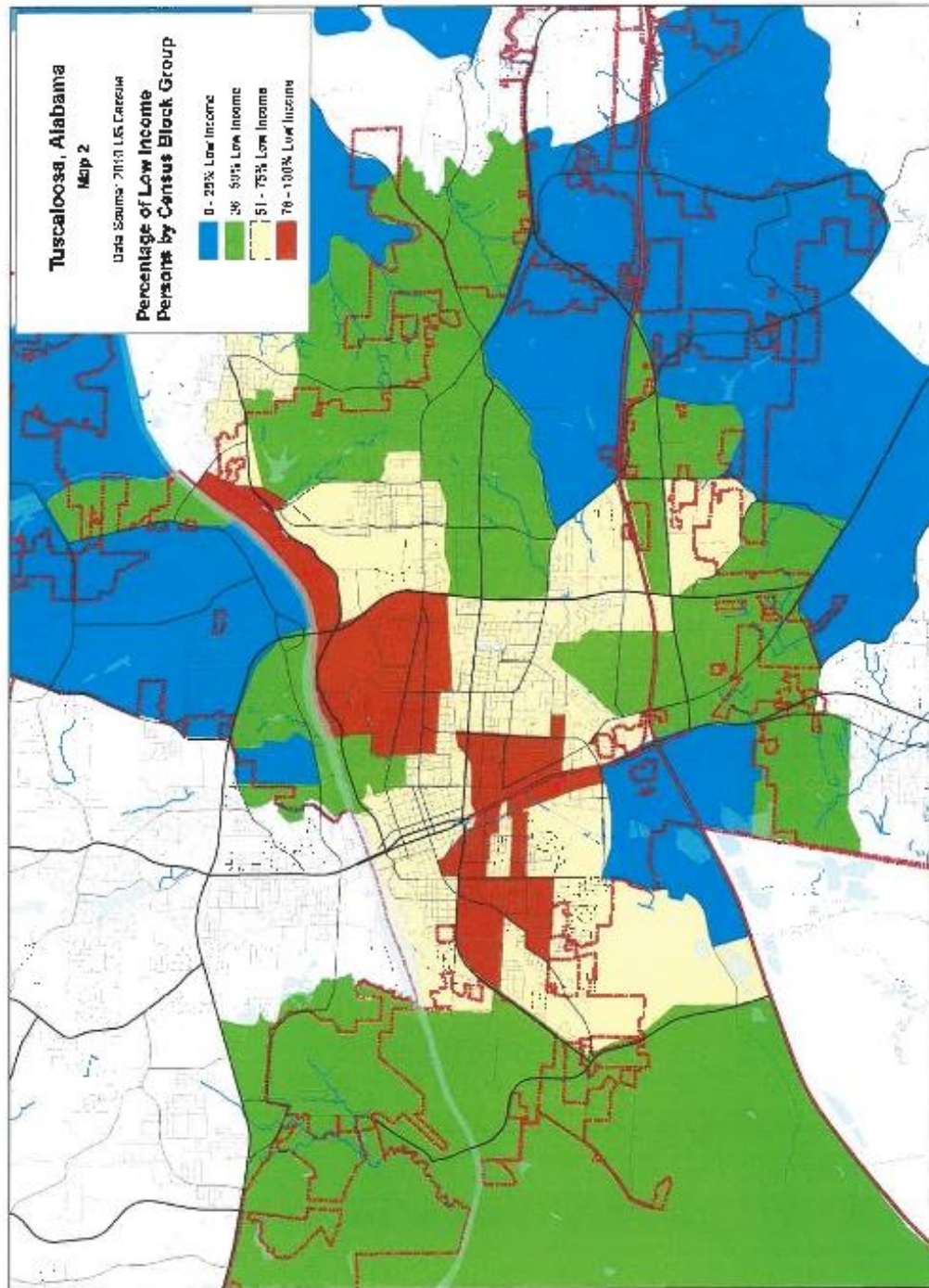
Account: 24011584
Phone: (205)349-2310
P.O. #: PY 2020

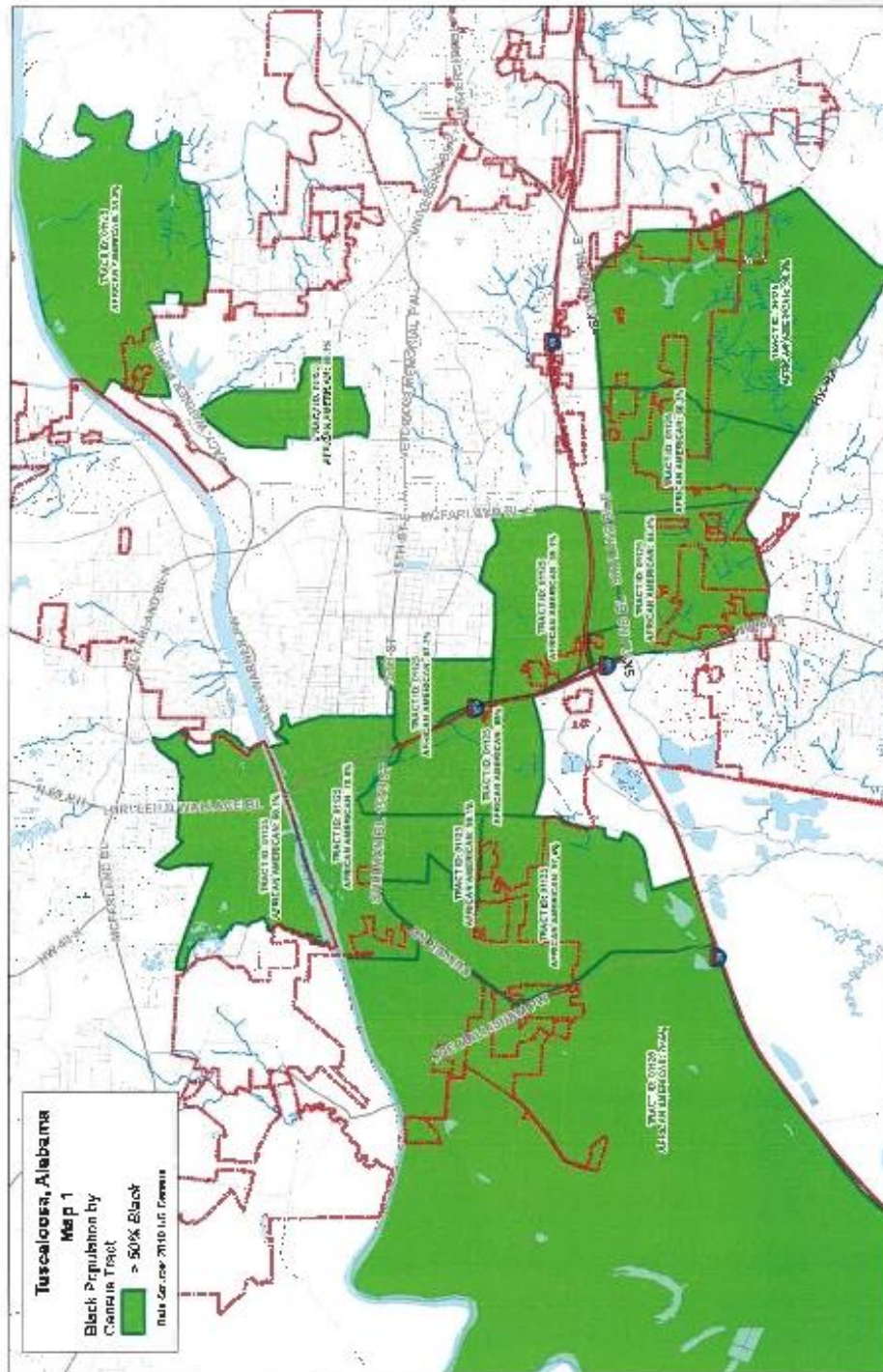
Sales Rep: wincen (SP02);
Rep Email: maria.wince@wustlcosanews.com
Rep Phone: (205) 722-0155

	Pay Date	Pay Type	Card or Check #	Card	Exp	Amount
Current Payment:	01/3/2020	CARD	XXXXXXXXXXXX4088	VI	06/23	\$ 183.00
					Order Price	\$ 183.00
					Total Payments	\$ 183.00
					Balance	\$ 0.00

[illegible][illegible]

This is a representation of the content of your ad. Your ad may be larger or smaller when printed in the newspaper. Please check your ad for errors the FIRST DAY it appears. We will not be responsible for incorrect ads after the FIRST DAY of publication. If you find an error, please call The Dallas News at (214) 756-5315 immediately for corrections.





Appendix - Alternate/Local Data Sources

1	Data Source Name Structural Condition Survey
	List the name of the organization or individual who originated the data set.
	Provide a brief summary of the data set.
	What was the purpose for developing this data set?
	Provide the year (and optionally month, or month and day) for when the data was collected.
	Briefly describe the methodology for the data collection.
	Describe the total population from which the sample was taken.
	Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.