

## **Summary of Substantial Amendments (SA)**

SA (12-22-2016) The incorporation and funding of the National Housing Trust Fund (HTF), as a continued source of funding for affordable housing in future years, has necessitated Pennsylvania's first substantial amendment to the 2016 Action Plan and fourth substantial amendment to the 2014-2018 Consolidated Plan. Pennsylvania was awarded \$3,868,768 in 2016. The HTF will be administered by the Pennsylvania Housing Finance Agency (PHFA) and will be used for funding affordable rental units for very low- and extremely low- income persons (30% below area median income) which are supported through the federal Low Income Housing Tax Credit Program ("Tax Credit") and/or other federal funding sources. The following amendment addresses changes to the expected resources, method of distribution, geographic priorities, and affordable housing development.

SA (8-3-15) Pennsylvania has decided to change the Method of Distribution to its HOME program for the 2014 Action Plan year thus necessitating the need for a substantial amendment. To comply with the need to have all the HOME funding committed within 24 months of award, DCED has chosen to modify its distribution percentage given to the Pennsylvania Housing Finance Agency in 2014 only to be no more than 80% of the state's allocation or \$12,408,900. There will still be competitive grants available to the eligible local governments but at a reduced percentage. Maximum grant limits remain the same.

SA (7-1-2015) A number of factors causes Pennsylvania to submit a substantial amendment to their 2014- 2018 Consolidated Action Plan and 2014 Action Plan. The first mandated by HUD is the addition of the Community Development Block Grant Disaster Recovery Program (CDBG-DR) as a funding source. Another factor is that the Department of Health has been requested by HUD to administer the HOPWA grant for the service areas of Bensalem Township's Eligible Metropolitan Statistical Area (EMSA). This request, though coming in the late fall of 2014, encompasses the fiscal year funding of 2014, as well as 2015 and going forward. The reference to these two changes can be found throughout the revised document. Pennsylvania is also revising its method of distribution for the HOME, and CDBG Competitive Programs. The reader is directed to these two categories in the AP 30 section of this document to read the details.

## **Executive Summary**

### **ES-05 Executive Summary - 91.300(c), 91.320(b)**

#### **1. Introduction**

The Consolidated Plan for the Commonwealth of Pennsylvania (or Consolidated Plan) describes the efforts of the Commonwealth in addressing the housing, community, homeless and economic development needs of its constituents. The Consolidated Plan is intended to outline the goals, strategies and resources to be utilized in addressing those needs as well as related information on performance in realizing these goals. This Consolidated Plan is developed for a five year period encompassing Fiscal Years of 2014 through 2018. Each year the Commonwealth is required to submit an Annual Action Plan based on the goals of the Consolidated Plan as part of its application process

to the U.S. Department of Housing and Urban Development (HUD). This document also includes the Commonwealth's Action Plan for Federal Fiscal Year (FFY) 2014 and the program year that began on January 1, 2014.

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

### **Overview**

The Commonwealth's overarching direction for its Consolidated Plan is outlined in the mission of DCED. The mission is applicable to the Commonwealth's efforts to provide housing, homelessness and community and economic development assistance through both federal and state resources.

***"The mission of the Department of Community and Economic Development is to foster opportunities for businesses to grow and for communities to succeed and thrive in a global economy. Our mission is to improve the quality of life for Pennsylvania citizens while assuring transparency and accountability in the expenditure of public funds."***

In order to execute this mission for housing, homeless and community and economic development programs, the Consolidated Plan establishes eleven goals. In pursuing these goals, the Commonwealth has also established priorities for the use of its resources. Those priorities emphasize targeting of activities, leveraging other resources and public investments, and promoting community changing impact. The Action Plan for FFY 2014 continues allocating the state's resources toward these priorities and achieving the goals set forth in the Consolidated Plan.

### **Goals:**

1. Improve the quality of housing stock through rehabilitation of existing single family and multi-family units.
2. Aid individuals and families with finding affordable living environments through new rental units and rental assistance.
3. Assist individuals and families in obtaining the necessary public services to improve their quality of life.
4. Provide flexibility to local government officials to meet the needs of their municipalities in preserving neighborhoods and communities by providing critical assistance for public infrastructure and community facility projects.
5. Provide the necessary assistance for local government officials to clear and demolish substandard units to rid their communities of hazards to the health and safety of its residents.
6. Provide the necessary rental assistance for persons suffering with HIV/AIDS to be able to find affordable housing.
7. Through coordination with the Continuum of Care, the state will address the housing needs of the homeless and provide necessary supportive services to help them attain stability.

8. Further fair housing and address impediments to housing choice.
9. Develop economic opportunities to improve the economic environment of the state especially in the rural areas.
10. Assist families and individuals to become home buyers and encourage stability in local communities.
11. Build capacity of community-based organizations and local governments to meet the needs of their residents and encourage planning.

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

- a. As its highest priority in the last five years, the Commonwealth sought to promote diversity and comprehensive community development strategies of its sub-recipients. This was achieved by allowing the subrecipients to determine the projects of most need for their respective municipalities. For the CDBG Entitlement Program under Act 179 state law, eligible applicants must present a Three Year Plan that identified both short term and long term objectives. These were then compared with the projects proposed by the applicant for funding and if meeting the CDBG requirements, approved for funding. For the competitively funded projects, DCED allowed the applicant to describe their needs with documentation and then ranked the applications as outlined in the Action Plans for that year's funding. This allowed for flexibility to meet the local municipal needs while adhering to the requirements of the various programs.
- b. The Commonwealth sought to support and assist housing and homelessness projects throughout the past five years that were integral to a strategy to end homelessness and provide affordable housing to all income levels of residents in a community. Under HOME, ESG, HOPWA and NSP1 & 3, projects selected worked towards developing a continuum of housing types and income levels and developed collaboration with the full range of citizens, community organizations, businesses, and government entities in attaining their housing goals.
- c. The Commonwealth continued to update its strategy to improve fair housing through diversity of race, ethnicity, income level, gender, and/or disability status within its municipalities. Though continuing actions previously encouraged of its sub-recipients, the state completed a study of the statistics of the 2010 US Census in terms of housing, race, ethnicity, gender and disability and how these numbers changed previously determined objectives. Also the Department provided technical assistance to its grantees in activities they could complete to assist in removing their communities' impediments to fair housing. DCED implemented an annual report of these actions and will continue this throughout the new term of the Consolidated Plan.
- d. DCED took applications and awarded its first infrastructure projects under the CDBG-DR Program in December of 2013. Five local government entities were awarded approximately \$2.5 million for 11 infrastructure projects. In addition one property buyout project was funded for an additional \$1.75 million. CDBG-DR provides for disaster relief for unmet needs, long-term recovery and restoration of infrastructure, housing, and economic revitalization resulting from severe weather that occurred during calendar year 2011, for which the President declared a major disaster under Title IV of the Stafford Disaster Relief and Emergency Assistance Act (42 U.S.C. 5121 et seq.). These awarded projects are being used to assist unmet need for infrastructure projects that were affected by the storms or need remediation so as to protect from future storms of this magnitude.

#### **4. Summary of citizen participation process and consultation process**

In developing the Consolidated Plan, DCED continued to use its broad consultation and public participation process. That process continues to use the Internet and electronic technologies, provide online public hearings and making the document available on DCED's website <http://dced.pa.gov> . Statewide and regional needs and programmatic changes were reviewed by the five Regional Housing Advisory Committees (RHACs) in May, 2014.

DCED conducted online public hearings on May 29th and June 17, 2014. These meetings were advertised in six newspapers of general circulation, as well as the May 24th and June 7, 2014 issues respectively, of the *Pennsylvania Bulletin*. The information about the online public hearings were included in the public notice invitations that were sent to all grantees, state Regional offices, public district libraries, statewide organizations, Continuums of Care, RHACs, PHAC, CD & H Advisory Committee, CoC Homelessness Steering Committee, County Commissioners and interested parties. The hearings were also open to the public for discussion about the Consolidated Plan.

The Pennsylvania Housing Advisory Committee (PHAC) met on June 23, 2014 and the meeting was open to the public. The agenda consisted of the presentation of the 2013 Statewide Needs Survey, changes in the Competitive CDBG and HOME programs, additional requirements for the Certification of Consistency to the Consolidated Plan for Public Housing Authorities, and a presentation on the change in the organizational structure of the Balance of State Continuums of Care. As the Interagency Committee on Homelessness, the Committee also discussed the changes in the Homeless Steering Committee to being more centered on interagency policy on the state level because of the shift of responsibility to the governing boards of the CoC.

The 30-day public comment period for the draft Consolidated Plan 2014-2018 and the 2014 Action Plan began on May 31, 2014 and concluded on June 30, 2014. DCED published a summary of the Consolidated Plan in the *Pennsylvania Bulletin* on May 31, 2014. The summary was also circulated in six (6) newspapers of general circulation during the week of June 1, 2014.

It was advertised that persons with disabilities, and organizations representing persons with disabilities, would be given accommodations in order to be involved in the citizen participation process for the Consolidated Plan as per the federal New Freedom Initiative. In addition the DCED website <http://dced.pa.gov> is compatible with telecommunication devices, so that any item on the website is made available to the disabled populations.

#### **Substantial Amendment (SA) - 7-1-2015 Summary of Citizen Participation Process**

The PA Citizen Participation Process for the Consolidated Plan was revised in 2015 and followed for this substantial amendment (SA). Instead of advertising in the six newspapers of general circulation, DCED used the advantages of electronic media by blasting a list serve of over 4000 persons with notification of the draft of the SA being available for citizen comment. This also included e-mail notification to all of the office's contact lists which included grantees, local government officials, regional offices, CoC boards, special interest groups and other boards and organizations that have

interest in the programs mentioned. Notification was published in the Pennsylvania Bulletin Saturday May 30, 2015 and the e-mails were sent on May 29, 2015.

A number of public meetings were held throughout the state in four of the five DCED regions to discuss the proposed changes. These meeting notices were also published in the PA Bulletin and sent out in e-mail. The final public hearing was held June 17, 2015 via the web. Notice for it was published in the PA Bulletin on June 6, 2015 with an e-mail blast and notification on DCED's website. The final public meeting on the SA was held at the annual PHAC meeting on June 17, 2015.

#### **Substantial Amendment II - August 3, 2015**

The draft notice for the substantial amendment for the 2014 Action Plan was advertised in the Pennsylvania Bulletin on July 4, 2015 and an e-mail blast to all DCED contacts and interested persons went out on July 1, 2015. A public hearing to take comments on the substantial amendment will be held July 29, 2015 at 1:00pm via the web. Notice for this hearing will be published in the Pennsylvania Bulletin on July 18, 2015 and an e-mail blast will be sent out on July 17, 2015 with a notification on DCED's website as well.

#### **Substantial Amendment III – December 22, 2016**

The notice of the substantial amendment for the 2014 and 2018 Consolidated Plan and 2016 Action Plan was advertised in the Pennsylvania Bulletin on May 21, 2016. An e-mail to all DCED contacts and interested persons went out on May 23, 2016 notifying them of the availability of the Plan amendments for review and public comment. A public hearing to take comments on the substantial amendment was held June 9, 2016 at 1:00 pm via the web and conference call. Notice for this hearing was published in the Pennsylvania Bulletin on May 21, 2016 and an e-mail notification was sent to interested parties on May 23, 2016 with a notification on DCED's website as well.

### **5. Summary of public comments**

There were no participants at the May 29, 2014 public meeting to offer suggestions on needs, issues, or the use of the federal funds. No comments were received.

Only one participant attended the June 17, 2014 public meeting. There were no comments.

One public comment was received during the Citizen Comment Period. The comment was that we had stated in the Executive Summary that there were eleven goals, but we only listed nine. This was addressed and now there are eleven.

#### **SA - 7-1-2015 - Summary of Public Comments**

No written citizen comments pertaining to the SA were received after the citizen comment period was closed.

#### **SA -8-3-15 - Summary of Citizen Comments**

No citizen comments were received either written during the comment period or orally at the public hearing.

#### **SA -12-22-16 - Summary of Citizen Comments**

One written comment was received of the proposed changes adding the HTF program from Leading Age PA, Mechanicsburg, PA. The letter may be found in the Appendices of this document. A summary of the letter is this statement from the letter: *“ LeadingAge PA supports the Commonwealth’s efforts to provide additional services in the community, but notes that this cannot be accomplished without increasing the resources available to meet the growing need for affordable, accessible housing with the supportive services essential to the residents’ wellbeing”*.

No comments were received during the public hearing.

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

Original - All comments were addressed.

SA - 7-1-15 - No comments were received.

SA -8-3-15- No comments were received.

SA – 12-22-16 - No comments were received that were not accepted.

#### **7. Summary**

Original - Only one comment was received and it was addressed and the response was sent back to the subrecipient.

SA - 7-1-15 - No comments were received.

SA -8-3-15- No comments were received.

SA – 12-22-16 –One comment was received in support of the submission of the substantial amendments.

## The Process

### PR-05 Lead & Responsible Agencies 24 CFR 91.300(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	PENNSYLVANIA	Department of Community & Economic Development
HOPWA Administrator	PENNSYLVANIA	Department of Health
HOME Administrator	PENNSYLVANIA	Department of Community & Economic Development
ESG Administrator	PENNSYLVANIA	Department of Community & Economic Development
National Housing Trust Fund Administrator	PENNSYLVANIA	Pennsylvania Housing Finance Agency

**Table 1 – Responsible Agencies**

#### Narrative

The Commonwealth's overarching direction for its Consolidated Plan is outlined in the mission of DCED. The mission is applicable to the Commonwealth's efforts to provide housing, homelessness and community and economic development through both federal and state resources. The mission is to foster opportunities for communities and businesses to succeed and thrive in a global economy, thereby enabling Pennsylvanians to achieve a superior quality of life. In order to execute this mission for housing, homeless and community and economic development programs, the Consolidated Plan establishes 11 goals. In pursuing these goals, the Commonwealth has also established priorities for the use of its resources. Those priorities emphasize targeting of activities, leveraging other resources and public investments, and promoting community changing impact. The Action Plan for FFY 2014 continues allocating the state's resources toward these priorities and achieving the goals set forth in the Consolidated Plan while allowing flexibility in the use of the various program funds to best meet the needs of the regions and local municipalities.

#### Consolidated Plan Public Contact Information



The Consolidated Plan 2014-2018 and Annual Action Plan for 2014 and all subsequent Substantial Amendments can be viewed and downloaded on the web at <http://dced.pa.gov> . It is also available in hardcopy at the locations listed below:

1. Electronic or CD copies of the Consolidated Plan can be obtained. Call (717) 720-7404 for a disk.
2. Questions and comments may be electronically submitted to DCED via the following mailbox: [RA-DCEDcdbg&homequestions@pa.gov](mailto:RA-DCEDcdbg&homequestions@pa.gov) .
3. Written questions or comments should be submitted to Megan L. Snyder, Center for Community Financing, Department of Community and Economic Development, 400 North Street, 4th Floor, Commonwealth Keystone Building, Harrisburg, PA 17120-0225.

## **PR-10 Consultation - 91.110, 91.300(b); 91.315(l)**

### **1. Introduction**

In developing the Consolidated Plan, DCED continued to use its broad consultation and public participation process in assessing the needs of the state as well as proposing changes in its administration of the federal programs. That process continues to use the regional and statewide meetings, web-based forums, provide online public hearings, conventional notices directly to interested parties and making the document available on DCED's website at: <http://dced.pa.gov> . All meetings are open to the public and follow required Sunshine Act laws and are duly advertised across the state. In the planning for this document the Commonwealth also initiated a statewide needs assessment asking residents, local government officials, grantees, business and community leaders, housing and shelter providers their opinion as to their areas' needs in housing, homelessness, community development and economic development. These opinions were used in the development of the priorities found in the Plan. DCED will continue to use this format of attaining information over the next five years. The Commonwealth utilized its five (5) Regional Housing Advisory Committees (RHACs) to determine the needs of their regions. The RHACs met in May 2014 and reviewed the Needs Survey done by DCED in the Fall of 2013 and analyzed the information to determine the direction of programs in their areas. The RHACs are comprised of state grantees, housing officials and developers, non-profit organizations, the Continuum of Care Chairpersons of each region and the DCED regional office directors. A summary of the meetings and recommendations are taken to the PHAC for review and coordination with the Consolidated Plan and Action Plan.

The Pennsylvania Housing Advisory Committee (PHAC) met in June 2014. The agenda consisted of the presentation of the 2013 Statewide Needs Survey, changes in the Competitive CDBG and HOME programs, additional requirements for the Certification of Consistency to the Consolidated Plan for Public Housing Authorities, and a presentation on the change in the organizational structure of the Balance of State Continuums of Care. As the Interagency Committee on Homelessness, the Committee also discussed the changes in the Homeless Steering Committee to being more centered on interagency policy on the state level because of the shift of responsibility to the governing boards of the CoC.

For the Substantial Amendments: I- 7-1-2015, II - 8-3-2015 the same consultation processes were used, as was used developing the plan originally.

For Substantial Amendment III – 8-16-2016 – DCED and PHFA consulted with the PHAC at their regular meeting on March 7, 2016 as Pennsylvania's established advisory committee addressing affordable housing needs in the Commonwealth.

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

The Commonwealth utilizes two groups to enhance coordination between the groups stated. The first is through the RHACs. Membership on these is approved by the Secretary of DCED and its members are chosen from the housing, homelessness, developer, community development and non-profit areas of the five regions. These groups meet at least annually to discuss issues in their respective regions and provide a forum for further discussion on specific topics of interest. For the 2014 round of meetings, the Chairpersons of the Balance of State CoCs were added to the membership to enhance the input of the needs of the homeless.

The PHAC's membership includes the Secretaries of the Departments of Community and Economic Development, Aging, Health, Public Welfare, Labor and Industry, representatives from the State House of Representatives and the State Senate, and the executive directors of Pennsylvania Housing Finance Agency (PHFA), and the Human Relations Commission, chairpersons of the Regional Housing Advisory Committees, representatives from county government, for-profit housing providers, housing and redevelopment authorities, organized labor, for-profit and non-profit providers of technical assistance, and social service providers. The chairmen of the RHACs are also members and provide the regional needs to the committee at their annual meeting. The PHAC also serves as the Commonwealth's Interagency Council on Homelessness. Membership on this board is approved by the Governor. In 2014 & 2015, a new policy group will be formed from the revamping of the original Continuum of Care (CoC) system. This group, though known at this time as the Homelessness Program Coordination Committee, will replace the current Steering Committee of the Balance of State (BoS) CoCs and become the policy vehicle for the state agencies concerned with homelessness and directing state resources to meet the needs. It will be the working body of the Interagency Council on Homelessness (PHAC), provide for interagency policy and program coordination, continue the state's coordination with the CoCs and promote the best practices in terms of eradication of homelessness within the Commonwealth.

**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 Commonwealth has 18 CoCs operating in the state; four (4) of these are Balance of State (BoS) covering the non-entitlement areas of the state. DCED serves as the Collaborative Applicant and HMIS Lead for the BoS CoC, so the department is actively coordinating efforts with the CoCs in the needs of the homeless. Besides the CoCs, DCED and DPW chair a Homelessness Steering Committee that meets monthly and discusses issues currently pressing for the CoCs and their members. Each BoS CoC is represented by two chairpersons and the remaining 14 entitlement CoCs are represented by two chairpersons representing the entire group. Also attending these meetings are representatives from the

Veteran's Administration, state agencies and organizations serving mental health, HIV/Aids, early childhood, education, the disabled, elderly, parolees, low-income, and foster care. Various topics are discussed monthly and then information is taken back to the CoCs by their chairmen at their monthly meetings. Policy and issues are also discussed at these meetings where the CoCs' opinion and suggestions are requested on all topics. From the Steering Committee meetings, priority on the four population types to be prioritized were made a part of the Emergency Solutions Program (ESG) in 2012.

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

As a standard item on the agenda of the Homeless Steering Committee, an ESG program update keeps the members aware of the status of the ESG program on a monthly basis. The CoCs have been actively involved in the development of the priorities, target populations, outcome measures, and evaluation process for the ESG program since the program's change under the Hearth Act in 2012 through their representation on the steering committee. Aside from the statutory regulations on the percentage of the allocation that may be allocated to shelter and outreach activities in ESG, the Homeless Steering Committee also set as a priority that at least 45% of the remaining program funding must go to rapid rehousing to be in coordination with the wishes of the US Interagency Council on Homelessness. The CoCs were consulted on the development of a policy on residency requirements for assistance for the ESG program. Though not banning it, as many match funds have it as a requirement, the CoCs compromised to allow a sliding scale of points during evaluation to be used to prioritize those shelters and programs that have no requirement or open the beds in less than 48 hours. Continued consultation with the CoCs on the ESG components is expected over the next 5 years.

The CoCs are actively involved in the review of the ESG applications by DCED asking them to report on the applicants participation in the CoC and their knowledge of the programs applied for. This review provides points in the evaluation process and prioritizes agencies that are active in the CoCs. DCED plans to expand the CoC's roles in the application process once the four BoS CoCs merge into two later in 2014 and coordination with the entitlement CoCs improves.

In the area of the HMIS, all CoCs using the state's HMIS system have representatives on the HMIS advisory committee. All four Balance of State CoCs have two representatives, along with two entitlement CoCs that use the system, on the committee. Currently DCED has proposals out for a new software provider for the HMIS system, as the current system has been self-built and with all the changes and additional funding sources being added, DCED staff cannot maintain the system as efficiently as needed. A workgroup of CoC members were involved in the writing of the proposal for the new service and will serve as the review committee for the awarding of the contract. Once this is completed, new HMIS committee comprised of members of the new merged BoS CoCs, entitlement CoC, HMIS lead (DCED) and other agencies using the HMIS system, such as the US Veteran's

Administration and PA Department of Welfare's PATH program, will form the HMIS governing board and develop the governance charter, user policies and procedures. It is expected that the use of the HMIS system will grow over the next five years and this governing board will be essential for the smooth and secure use of the system.

**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	<b>Agency/Group/Organization</b>	<b>PENNSYLVANIA HOUSING FINANCE AGENCY</b>
	<b>Agency/Group/Organization Type</b>	Housing Other government - State Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Pennsylvania Housing Finance Agency serves as the co chairman of the PHAC, has membership on the Central RHAC and the Homelessness Steering Committee. PHFA also assists in the evaluation of housing requests under the HOME program with DCED. PHFA has provided staff time and previously produced plans and reports for the development of this plan.  PHFA has developed the guidelines and allocation plan for the HTF funding and has added this important funding source to its tools for addressing affordable housing.

2	<b>Agency/Group/Organization</b>	<b>NW Regional Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Other government - State Other government - Local Regional organization Business Leaders Civic Leaders Grantee Department Neighborhood Organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Regional Housing Advisory Committees provide the base consultation on the needs and issues of their regions. They also serve as the first groups to hear of the proposed changes to the state's administration of programs and give input on how it will affect their areas. The RHAC meets prior to the draft of the Consolidated Plan being published. They are also given notice of all public hearings and the citizen comment period.
3	<b>Agency/Group/Organization</b>	<b>SW Regional Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Other government - Federal Other government - State Other government - County Other government - Local Regional organization Planning organization Business Leaders Civic Leaders Grantee Department Private Sector Banking / Financing

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Regional Housing Advisory Committees provide the base consultation on the needs and issues of their regions. They also serve as the first groups to hear of the proposed changes to the state's administration of programs and give input on how it will affect their areas. The RHAC meets prior to the draft of the Consolidated Plan being published. They are also given notice of all public hearings and the citizen comment period.
4	<b>Agency/Group/Organization</b>	<b>Central Regional Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Services-Education Services-Employment Services - Victims Other government - Federal Other government - State Other government - County Other government - Local Regional organization Planning organization Business Leaders Civic Leaders Immigrant & Refugee Services Grantee Department Private Sector Banking / Financing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Regional Housing Advisory Committees provide the base consultation on the needs and issues of their regions. They also serve as the first groups to hear of the proposed changes to the state's administration of programs and give input on how it will affect their areas. The RHAC meets prior to the draft of the Consolidated Plan being published. They are also given notice of all public hearings and the citizen comment period.

5	<b>Agency/Group/Organization</b>	<b>NE Regional Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Services-Education Services-Employment Other government - State Other government - County Other government - Local Regional organization Planning organization Business Leaders Civic Leaders Council of Churches Grantee Department Neighborhood Organization Private Sector Banking / Financing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Regional Housing Advisory Committees provide the base consultation on the needs and issues of their regions. They also serve as the first groups to hear of the proposed changes to the state's administration of programs and give input on how it will affect their areas. The RHAC meets prior to the draft of the Consolidated Plan being published. They are also given notice of all public hearings and the citizen comment period.



6	<b>Agency/Group/Organization</b>	<b>SE Regional Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Health Agency Publicly Funded Institution/System of Care Other government - State Other government - County Other government - Local Regional organization Planning organization Business Leaders Civic Leaders Foundation Grantee Department Neighborhood Organization Private Sector Banking / Financing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Regional Housing Advisory Committees provide the base consultation on the needs and issues of their regions. They also serve as the first groups to hear of the proposed changes to the state's administration of programs and give input on how it will affect their areas. The RHAC meets prior to the draft of the Consolidated Plan being published. They are also given notice of all public hearings and the citizen comment period.

7	<b>Agency/Group/Organization</b>	<b>Pennsylvania Housing Advisory Committee</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Other government - State Other government - County Other government - Local Regional organization Planning organization Business Leaders Civic Leaders Community Development Financial Institution Grantee Department Private Sector Banking / Financing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The PHAC serves as the policy organization for both housing and homelessness in the state. This group meets annually to review the Consolidated Plan and Action Plan and discuss policies' effects on housing and homelessness. The outcome of the consultation is that agencies take back the discussion of needs and policies approved and implement them in their programs.

8	<b>Agency/Group/Organization</b>	<b>NW Continuum of Care</b>
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services - Victims Other government - County Other government - Local Regional organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Market Analysis ESG Method of Distribution
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Continuums of Care serve as the state's contact with homelessness and housing needs throughout the state. The CoCs are on the Homelessness Steering Committee, the Regional Housing Advisory Committees and the Interagency Council on Homelessness. The expected outcome of their consultation is policies and programs that best serve the needs of the targeted populations across the state.
9	<b>Agency/Group/Organization</b>	<b>SW Continuum of Care</b>
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Other government - County Other government - Local Regional organization

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Market Analysis ESG Method of Distribution
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Continuums of Care serve as the state's contact with homelessness and housing needs throughout the state. The CoCs are on the Homelessness Steering Committee, the Regional Housing Advisory Committees and the Interagency Council on Homelessness. The expected outcome of their consultation is policies and programs that best serve the needs of the targeted populations across the state.
10	<b>Agency/Group/Organization</b>	<b>Central PA Regional Homeless Advisory Board (Central-RHAB)</b>
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Other government - County Other government - Local Regional organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Continuums of Care serve as the state's contact with homelessness and housing needs throughout the state. The CoCs are on the Homelessness Steering Committee, the Regional Housing Advisory Committees and the Interagency Council on Homelessness. The expected outcome of their consultation is policies and programs that best serve the needs of the targeted populations across the state.

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

All required types of agencies were consulted.

## 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	Homelessness Steering Committee	This 5 year Plan developed the program goals, method of distribution of allocation, and outcomes for the ESG program.
PA Statewide Needs Survey	PA DCED	The results of the survey confirmed the need for flexibility in the use of funding as the needs across the state vary depending on region.
3 Year Community Development Plan	Pennsylvania Act 179 CDBG Grantees	Due to PA's required method of distribution for the majority of the CDBG funding, each grantee must include a 3 year plan of the intended goals to be addressed in the next 3 years of funding. These plans were reviewed to determine the goals of the state program.
Pennsylvania Housing Availability & Affordability	Pennsylvania Housing Finance Agency	This report provided information of the need for and the types of affordable housing needed across PA.

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

## Describe cooperation and coordination among the State and any units of general local government, in the implementation of the Consolidated Plan (91.315(I))

Pennsylvania's Consolidated Plan relies heavily on the cooperation and coordination with its local governments, especially those that are the non-entitlement municipalities. There are representatives of all the types of municipalities of PA on the RHAC committees. On the CD & H Advisory Committee, each state organization of municipalities chooses two representatives to sit on the board. DCED uses the 3-year plans from each of its CDBG non-entitlement grantees to develop the goals outlined in this Consolidated Plan. Their anticipated goals and flexibility in the method of distribution is represented throughout this plan.

## Describe any efforts to enhance coordination with private industry, businesses, developers, and social service agencies (91.215(I))

In the planning for this document the Commonwealth also initiated a statewide needs assessment asking residents, local government officials, grantees, business and community leaders, housing and shelter providers their opinion as to their areas' needs in housing, homelessness, community development and economic development. These opinions were used in the development of the priorities found in the Plan. The Commonwealth utilized its five (5) Regional Housing Advisory Committees (RHACs) to determine the needs of their regions. The RHACs are comprised of state grantees, housing officials and developers, non-profit organizations, business and civic leaders, special population advocates, the Continuum of Care Chairpersons of each region and the DCED regional office directors. The RHACs meet during the planning of the document and hear of any changes in the

programs and provide any specific needs of their regions, they would like the department to consider when drafting the year's activities. A summary of the meetings and recommendations are presented to the PHAC for review and discussion. The outcomes from the PHAC meeting are then incorporated into the goals of the Consolidated Plan and Action Plan. If deemed acceptable by the PHAC, regional priorities will be placed in the method of distribution for the respective grants, giving these needs more weight when reviewing applications.

**Narrative (optional):**

For the HOPWA Program, the Department of Health (DOH), Bureau of Communicable Diseases, Division of HIV/AIDS coordinates their program with its regional grantees that include Allentown and Harrisburg Eligible Metropolitan Statistical Areas (EMSA's). Pennsylvania added the Bensalem Township EMSA in November 2014. The needs are derived from these grantees. Regional Grantees establish Grant agreements or directly disperse funds based on the need for a full range of eligible housing activities. Each grantee has prioritized needs for its respective region through a formal process reflective of demographic and epidemiological differences that exist within the regions. The formula to allocate these funds is primarily based on the number of persons living with HIV/AIDS in each region.

## PR-15 Citizen Participation - 91.115, 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

Citizen participation for the 2014 -2018 Plan began in the Fall of 2013 when DCED conducted a general statewide survey to determine residents' thoughts on the needs of their communities. Over 4000 requests to participate were sent out to the listserv of DCED's Center for Local Government Services, along with all the grantee lists of CDBG, HOME, ESG, and the Homelessness Steering Committee. Additional participation was requested of all who received the survey by passing the notice along. Results from this survey impacted the goal-setting of the Plan by keeping the method of distribution as flexible as possible to encompass all the needs of the regions of the state.

The Commonwealth continued to provide citizens an opportunity to comment through meetings, public notices, and availability of the plan on DCED's website. In developing the Plan, DCED continued to use its broad public participation process. That process has been improved upon by making better use of the web and electronic technologies. The five Regional Housing Advisory Committees met in May, 2014. The meetings were open to the public and duly advertised. Their regional concerns about increasing the CDBG competitive maximum grant amount which might limit the numbers of grants, targeting only 25% of funding to go to first come / first serve rehab cases in HOME, and increasing the public housing authorities' need to address homelessness in their annual plans, were all expressed and reviewed as part of the Plan.

The Commonwealth conducted a 30-day public comment period for the Plan the full month of June, 2014. DCED published a summary of the Plan in the *Pennsylvania Bulletin* on May 31, 2014. Notice of this comment period was sent to all grantees, interested parties, CoC, RHAC, PHAC, and Advisory Committee.

The summary was published in the following newspapers of general circulation during the week of May 26, 2014:

Johnstown      Lancaster      Scranton      Erie      West Chester      Butler

It was advertised that persons with disabilities and organizations representing persons with disabilities, would be given accommodations in order to be involved in the citizen participation process for the Consolidated Plan as per the federal New Freedom Initiative. The items on DCED's website meet the requirements for Section 504, so the Plan was available to the disabled in numerous methods.

DCED provided two web-based public meetings: one May 29, 2014 and the second June 17, 2014 for comments on the Plan and has made the 2014 Action Plan available on DCED's website at: <http://www.dced.pa.gov/community/federal-program-resource-library/consolidated-plan-and-related-documents>

The Substantial Amendments: I - 7-1-2015, II - 8-3-2015, and III -12-22-2016 utilized the change in the Citizen Participation Plan. Instead of relying on newspaper advertisements that no longer reach as many readers as twenty years ago, DCED has revised its Citizen Participation Plan to use

more electronic media such as its website, listserv, and direct e-mail contact. DCED can now directly notify over 4,000 residents, organizations, local governments, and special interest groups who are either directly affected by the programs being outlined in the Plan or work with beneficiaries of the programs and can pass along the information in their own newsletters and e-mail blasts.

### **Citizen Participation Outreach**

<b>Sort Order</b>	<b>Mode of Outreach</b>	<b>Target of Outreach</b>	<b>Summary of response/attendance</b>	<b>Summary of comments received</b>	<b>Summary of comments not accepted and reasons</b>	<b>URL (If applicable)</b>
1	Legal Publication: PA Bulletin	Non-targeted/broad community	The survey was sent to 4,000 residents on the DCED's Center for Local Government Service's listserv, plus all of the grantee lists for CDBG, HOME, and ESG.	750 Surveys were received, though only 560 were complete. Many people were happy to provide the information and many requested the results to be published.	All surveys were counted if they provided information on a specific question.	
2	Legal Publication: PA Bulletin	Low/Mod Beneficiaries of proposed CDBG Activities	No response was received	None		



Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Legal Publication: PA Bulletin	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Units of General Local Government</p>	No response was received	None		
4	Legal Publication: PA Bulletin	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish, Multi-Lingual</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	The Northwest, Southwest, Central, Northeast had representatives attend the meetings. Only the DCED regional director attended the meeting for the Southeast region.	Concern was raised over the increase in maximum grant amount for the competitive grants; may lead to fewer grants being given out. The homelessness representatives thanked DCED for the emphasis they will put on the applications for the public housing authorities to get Certificates of Consistency for their annual plans to HUD.	All were accepted.	

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	Newspaper Ad	Persons with disabilities  Non-targeted/broad community  Residents of Non-Entitlement Communities	A newspaper ad was placed in 6 large area wide general circulations throughout the state outlining the availability of the plan and the purpose and content.	No comments were received.		
6	Internet Outreach	Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Non-targeted/broad community	As the site is open to anyone, this is hard to determine.	None  SA II (8-5-2015) – No comments were received.  SA III – (12-22-2016) – One comment in support was received. See Appendix	None	<a href="http://dced.pa.gov">http://dced.pa.gov</a>
7	Public Meeting	Minorities  Persons with disabilities  Non-targeted/broad community  Grantees	Two public meetings were held. The first on May 24th for needs gathering and suggestions for the plan, no one attended. The second meeting was held June 17th on the plan itself. One person attended.	The sole attendee had no comment.	None	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
8	Legal Publication: PA Bulletin	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Local Governments</p>	There were 14 persons in attendance in person and another six in attendance by telephone.	The attendees had comments about the statewide needs survey and whether it will be published. They were told it would be on the website once it's finalized. The attendee from the Department of Aging had a number of questions about the housing programs especially in terms of seniors and stated that he would like to meet with members from DCED and DPW for more discussion on coordination of efforts between the agencies.	None	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
9	Legal Publication: PA Bulletin	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Units of Local Government</p>	Notice of the Plan being available for review was sent to the subrecipients, county commissioners, district libraries, all of the housing advisory boards, the public housing authorities and was published in the PA Bulletin.	One comment was received by e-mail that in the Executive Summary the narrative mentions eleven goals but only nine are listed. The correction was made and the person was notified.	None	

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

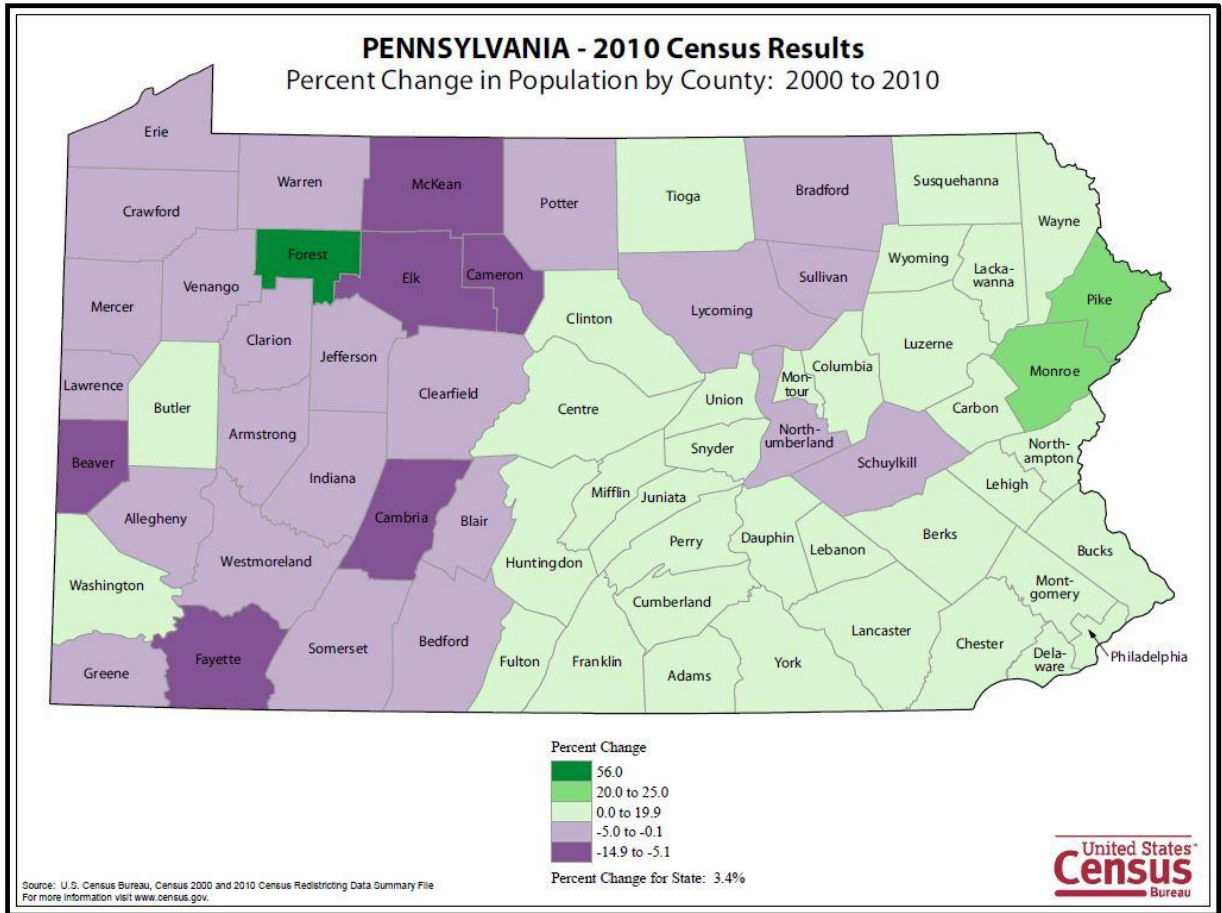
## NA-05 Overview

### Needs Assessment Overview

The Commonwealth of Pennsylvania is a diverse state with a wide range of population, economy, political opinion, and a continued belief in local autonomy when it comes to determining and addressing the needs of its residents. Pennsylvania has the 5th largest city in the United States with Philadelphia at its southeast border and the 62nd Pittsburgh, at its southwest. What lies in between is comprised of cities, boroughs, towns, and townships, all having their own governments and an opinion as to what is needed for their communities to survive and thrive. These local governments were given the right to the state's Non-entitlement CDBG funding in 1984 with the passing of Act 179 by the state legislature. From that point on, the local governments are the largest determinants of the needs of the small cities, towns, and rural areas of the state and the Commonwealth, though DCED provides as much flexibility in their federal programs so as to be able to address the needs of the low-and-moderate income neighborhoods of these municipalities.

Pennsylvania's population experienced a growth of 421,325 since 2000, a 3.4% increase compared to a national growth rate of 9.7% for the same period. Pennsylvania averaged roughly the same as its surrounding states in the northeast, where the average growth rate was 3.2%, the lowest in the nation. Pennsylvania's population at 12,702,379 is older at 15.4% of the population than the national average (13.0%), ranking third in the nation overall. In contrast, Pennsylvania is near the nation in children under 18 years of age, 24/22% respectively. This is an improvement over the last Consolidated Plan. Counties experiencing the greatest population growth include Forest County (56%), Monroe County and Pike County (20 – 25%) which remains the same from the last 5 years. An interesting note is the fact that 33 counties lost population in the last 10 years and 28 of them are located in PA's western half of the state. Median household income in the state is \$52,267 which is slightly lower than the national average of \$53,046. This represents a decrease for Pennsylvania of approximately 3.36% in three years.

Median individual income grew in the last year to \$27,774 (1.01%) in state remaining above the national average of \$27,319 but was still a loss over the last three years. The percentage of individuals (13.1%) subsisting below the poverty level has grown since the last plan but remains lower than the rest of the nation at 14.9%. Even though there are signs of improvement and growth in the state's economy, the size of middle income groups continues to decline while upper and lower income groups are expanding. For the majority of households in the United States and Pennsylvania it takes two incomes to attain the American dream of homeownership.



## Population Change 2000 to 2010

## NA-10 Housing Needs Assessment - 24 CFR 91.305 (a,b,c)

### Summary of Housing Needs

In terms of housing needs, Pennsylvania reflects the trends of the nation, but not as extreme and generally lags behind in terms of time. In the PHFA *Pennsylvania Housing Availability and Affordability* report of 2012, these trends were identified as:

- A trend toward lower homeownership rates;
- Data showing that more people are renting;
- Indications that rents are increasing due to greater market demand, and;
- Evidence of an increasing need to provide affordable housing options for the state's residents – of particular importance for an aging population and for households in the Marcellus Shale region (running along the northern tier and western half of the state).

These trends are expected to continue throughout the period of this plan, providing a challenge to finding affordable housing for the most needy. An indicator of the difficulty in finding affordable housing is the median value of the owner-occupied housing and the median rent. From the American Community Survey, in 2012, the median value for an owner-occupied home in Pennsylvania was \$163,800, just below the value for the nation (\$171,900) but far below the value for the Northeast region (\$246,000). The median gross rent (rent plus utilities) in the state was \$798, compared to \$884 for the nation and \$997 for the northeast region. Rent in Pennsylvania has increased more than the nation and northeast region: From 2008 to 2012, the median gross rent in the commonwealth has increased by 3.5 percent compared to 0.8 percent for the nation and 2.4 percent for the northeast Region. Please refer to the map below of the counties affected by the Marcellus Shale drilling. This is directly related to the explosion of housing need in the northern tier and south western most corner of the state caused by the boom in the economy caused by the Marcellus Shale drilling. Unfortunately, this increase in the economy has not equated to a lowering of the low-to-moderate income in the affected counties. Though there are jobs available, most of the persons of this income level are untrained for the skilled labor companies seek, thus making it difficult for the very low income to find or retain their housing once the drilling companies move in. This presents even more of a challenge for housing providers, as few of these counties have shelters or adequate alternatives for affordable housing.

Demographics	Base Year: 2000	Most Recent Year: 2010	% Change
Population	1,228,105	1,270,237	3%
Households	4,777,003	4,959,633	4%
Median Income	\$52,267.00	\$53,046.00	1%

**Table 5 - Housing Needs Assessment Demographics**

**Alternate Data Source Name:**

US Census Data for 2000 & 2010

**Data Source Comments:**

From the 2000 Census, PA's population should be 12,281,054 - system only carried the figure out 7 numerical places.

From 2010 Census PA's population should be 12,702,379.

**Number of Households Table**

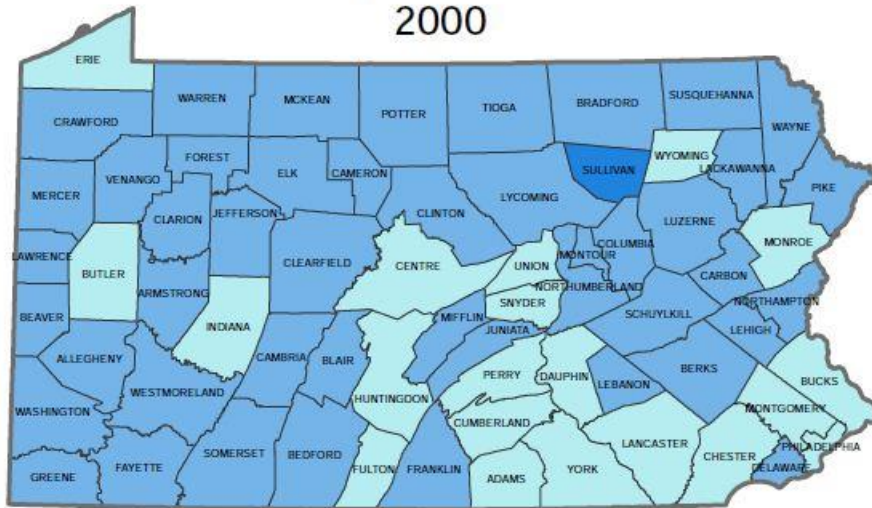
	<b>0-30% HAMFI</b>	<b>&gt;30-50% HAMFI</b>	<b>&gt;50-80% HAMFI</b>	<b>&gt;80-100% HAMFI</b>	<b>&gt;100% HAMFI</b>
Total Households *	635,140	601,790	879,770	531,140	
Small Family Households *	169,955	161,485	299,735	1,543,235	
Large Family Households *	32,275	32,865	62,840	228,565	
Household contains at least one person 62-74 years of age	105,935	120,685	173,830	95,690	333,915
Household contains at least one person age 75 or older	135,260	177,570	171,610	67,705	165,940
Households with one or more children 6 years old or younger *	94,975	78,530	125,980	406,335	
* the highest income category for these family types is >80% HAMFI					

**Table 6 - Total Households Table**

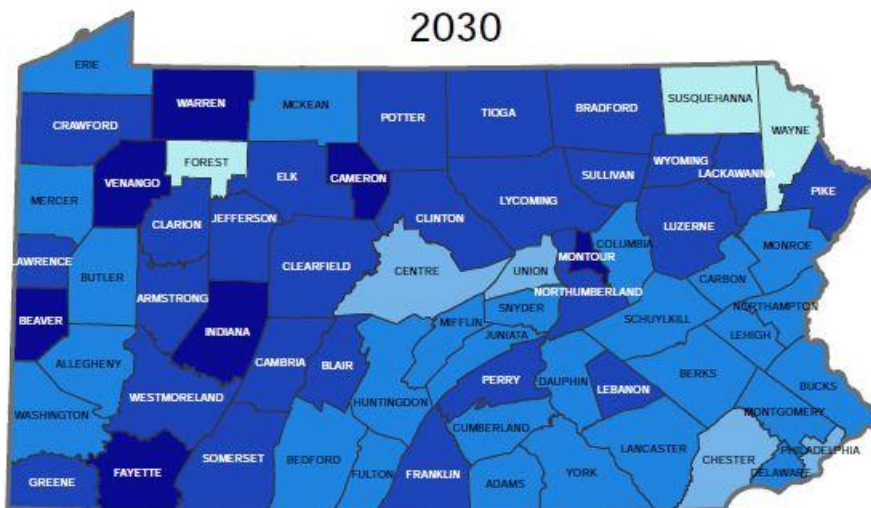
**Data Source:** 2006-2010 CHAS



## Percent of Population 65 and Over 2000



2030

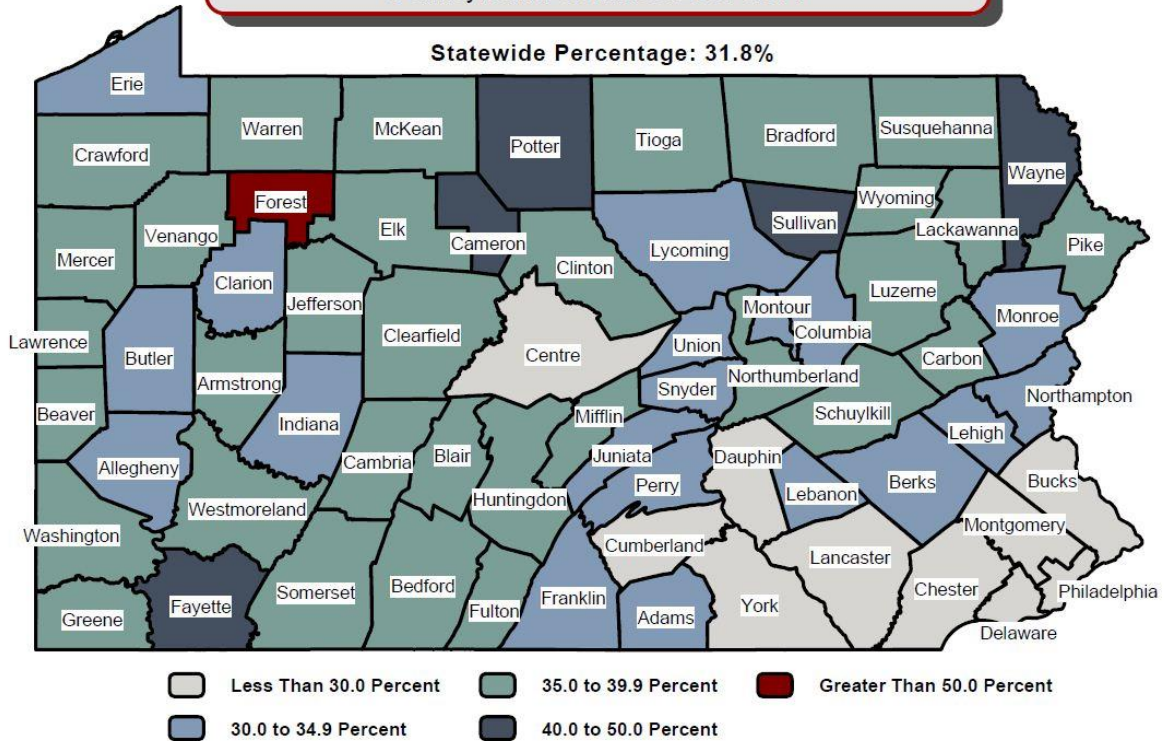


Source: Pennsylvania State Data Center



## Estimated Growth of Elderly 2010 - 2030

## Households with Social Security Income Percent of Total Households Pennsylvania Counties: 2007-2011



Prepared by:  
The Pennsylvania State Data Center



Source: U.S. Department of Commerce  
United States Census Bureau,  
2007-2011 American Community Survey 5-Year Estimates



### Households on Social Security 2010

## 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	7,955	5,750	4,765	1,485	19,955	3,925	2,895	3,800	1,845	12,465
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	3,030	1,540	1,355	605	6,530	425	330	520	315	1,590
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	7,355	4,780	5,155	2,020	19,310	2,440	3,045	5,055	2,665	13,205
Housing cost burden greater than 50% of income (and none of the above problems)	223,210	55,035	10,295	1,285	289,825	139,260	83,735	61,290	16,065	300,350
Housing cost burden greater than 30% of income (and none of the above problems)	50,665	117,345	76,255	11,455	255,720	52,960	100,585	148,745	87,650	389,940
Zero/negative Income (and none of the above problems)	24,435	0	0	0	24,435	17,285	0	0	0	17,285

**Table 7 – Housing Problems Table**

Data Source: 2006-2010 CHAS

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	241,550	67,100	21,570	5,395	335,615	146,055	90,005	70,665	20,895	327,620
Having none of four housing problems	120,555	200,215	278,570	134,865	734,205	85,255	244,470	508,970	369,985	1,208,680
Household has negative income, but none of the other housing problems	24,435	0	0	0	24,435	17,285	0	0	0	17,285

**Table 8 – Housing Problems 2**

Data 2006-2010 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	91,730	58,645	28,200	178,575	46,585	53,470	92,060	192,115
Large Related	17,730	9,435	3,025	30,190	9,725	13,040	22,475	45,240
Elderly	65,355	50,440	22,335	138,130	101,245	93,575	54,540	249,360
Other	114,330	61,190	35,765	211,285	39,515	27,700	43,750	110,965
Total need by income	289,145	179,710	89,325	558,180	197,070	187,785	212,825	597,680

**Table 9 – Cost Burden > 30%**

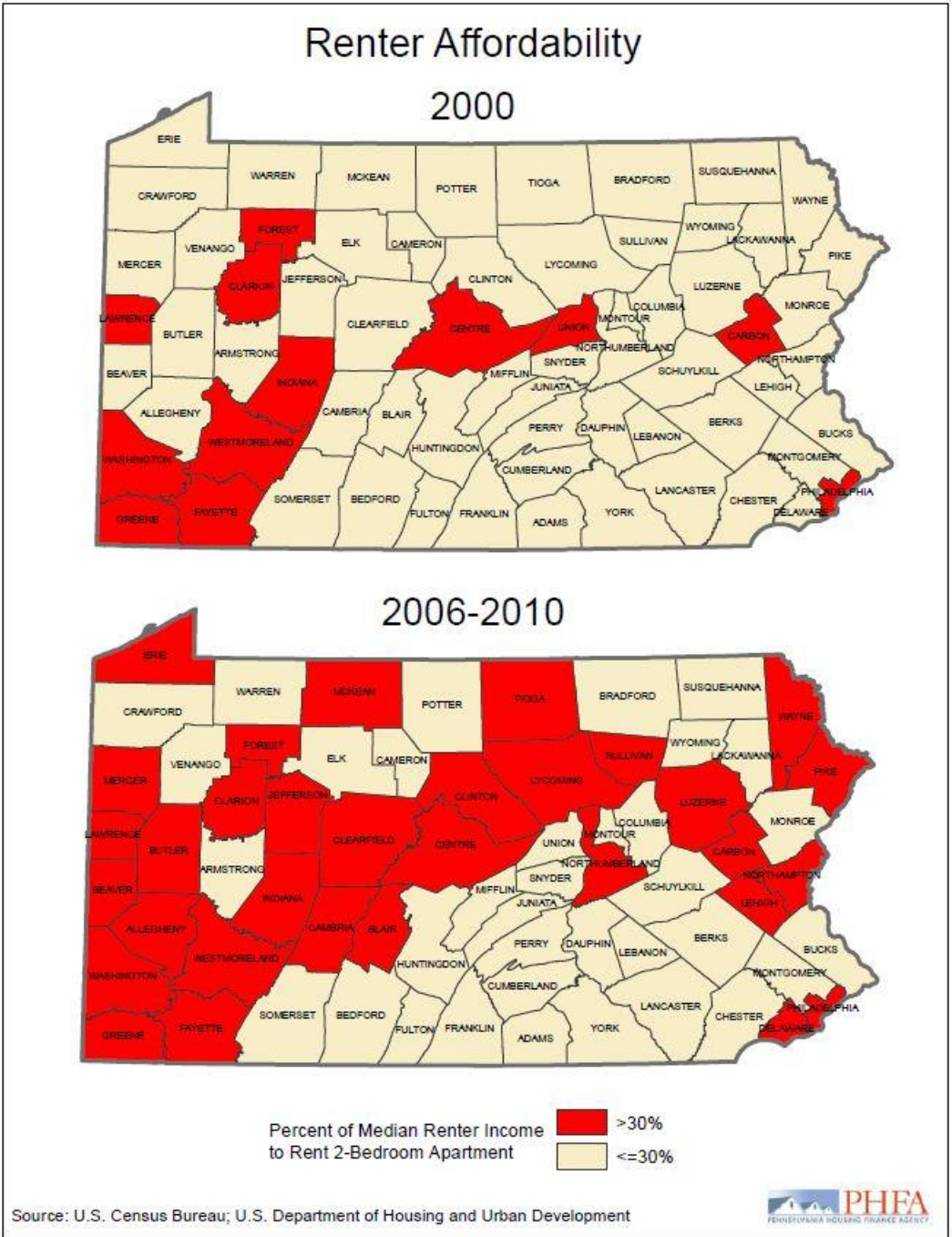
Data 2006-2010 CHAS  
Source:

#### 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	75,755	15,510	2,220	93,485	38,415	29,810	25,930	94,155
Large Related	13,820	2,150	135	16,105	7,465	5,930	5,870	19,265
Elderly	46,845	19,860	5,380	72,085	64,275	32,555	16,045	112,875
Other	98,555	19,950	3,655	122,160	32,350	16,750	14,010	63,110
Total need by income	234,975	57,470	11,390	303,835	142,505	85,045	61,855	289,405

**Table 10 – Cost Burden > 50%**

**Data** 2006-2010 CHAS  
**Source:**

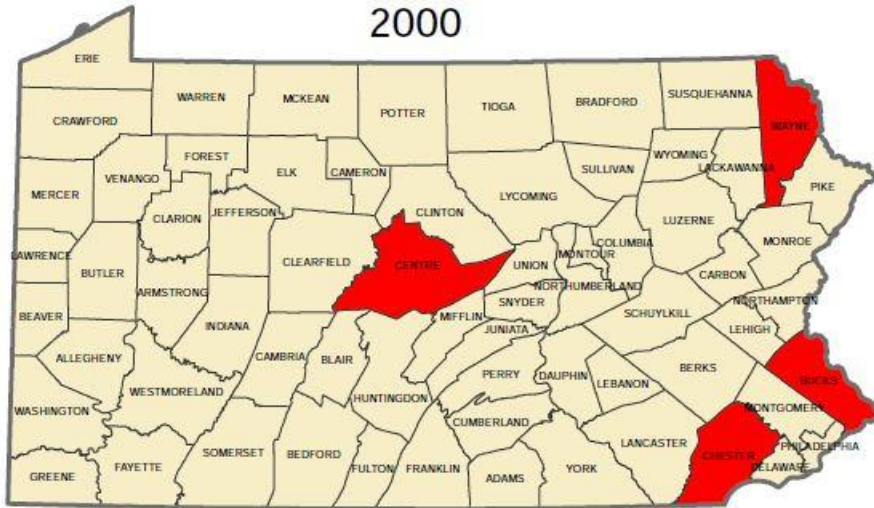


**Renter Affordability Change**

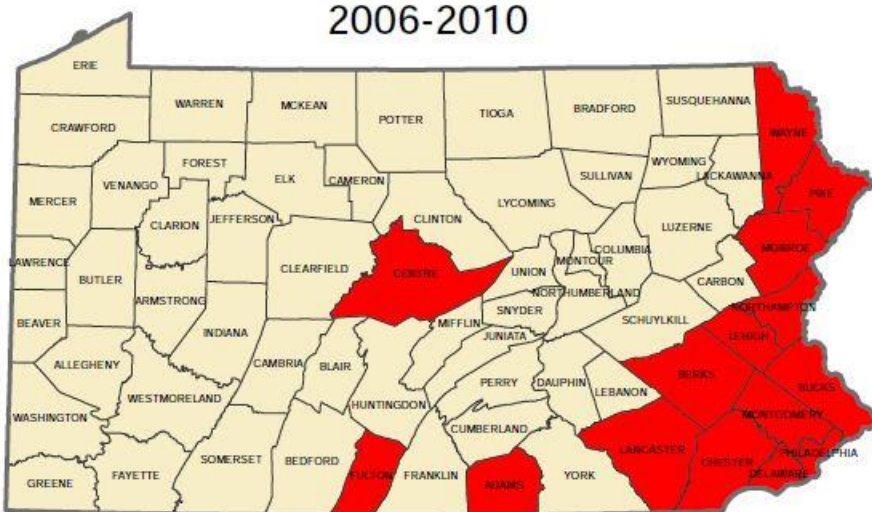


## Homeownership Affordability

2000



2006-2010



- Home is not Affordable at Median Household Income
- Home is Affordable at Median Household Income

Source: U.S. Census Bureau; Freddie Mac; Mortgage Guaranty Insurance Corporation



14

### Household Affordability Change

## 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	8,495	5,465	5,345	1,945	21,250	2,405	2,960	4,625	2,250	12,240
Multiple, unrelated family households	1,035	625	785	435	2,880	555	630	1,145	750	3,080
Other, non-family households	1,055	490	645	305	2,495	40	4	50	35	129
Total need by income	10,585	6,580	6,775	2,685	26,625	3,000	3,594	5,820	3,035	15,449

**Table 11 – Crowding Information – 1/2**

Data Source: 2006-2010 CHAS

	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.**

When referring to the HMIS counts for 2013, there were 5,804 households of adults only experiencing homelessness that year. Though no record of whether these are single person households or not, generally, the majority would be. Of those, there were 165 individuals that would be classified as chronically homeless. So on a yearly basis approximately 3,000 individuals, of which approximately 150-175 would be classified as chronically homeless, would be requiring housing assistance. One must remember that these are individuals who sought housing assistance through one of the participating vendors. Many single individuals, especially with mental, drug or alcohol issues, prefer to be left alone and don't actively seek assistance.

### **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.**

As information on this specific population is not available through HMIS and it is not readily available for this document from other sources, this estimate is unable to be determined at this time.



### **What are the most common housing problems?**

In Pennsylvania from 2000 to 2010 the number of renter-occupied households increased from 1,370,666 to 1,527,182 – an increase of 156,516 renter households. Concurrently as more families moved into rental housing, the estimated gross rent for a two-bedroom apartment ("fair market rent") in Pennsylvania rose from \$507 to \$650 - a 28 percent jump. From the charts found above, one can see that the households with the lowest of incomes feel the burden of this the most. Without incomes increasing, rising rents put a greater burden on the lower income. This also makes it more difficult for housing providers to provide eligible units without deep subsidies to be able to maintain the units in a safe, healthy environment. This is especially true for the counties in the western part of the state. In keeping with Pennsylvania's diverse culture and needs, the eastern counties of the states are seeing an opposite effect when it comes to cost burden according to the PHFA report. Although rents are increasing, so is the income and/or the availability of affordable rental units. The problem here is homeownership. Homeownership rates are generally more positive for most regions of the state. In 2000, the overall state affordable home cost was \$113,069 and the median home value was well within that price at \$94,800. The 2006-to-2010 data show the affordable cost of a home in Pennsylvania had risen to \$165,758. The median home value had raised, as well, to \$159,300 – still within the affordable cost of a home for more moderate income households. Though the gap between the affordable home cost and median housing value is narrowing thus indicating in the coming years, it may become more difficult even for the moderate income families to afford the median value home. This reducing of the gap is largely regionalized presently. From 2000 until 2006-2010, the eastern line of counties in the state that run along the New Jersey-New York border have become locations where homeownership is no longer affordable at the median household income. Much of this is due to the migration of New York–New Jersey residents into the Pennsylvania lower cost, lower taxes and more space counties thus increasing the demand and value, while eliminating affordable housing options for the lower income categories. When comparing population growth, one can see that Monroe, Pike, and Chester Counties are three of the five PA largest growing counties in the last 10 years. Another factor effecting residents in these eastern border counties, is increased taxes due to the increase for amenities and schools that come with the increased populations. One school district in Monroe County has real estate taxes of over \$8,000 a year because of the need to build new schools. These types of costs limit developers from building affordable homes and many residents are having trouble paying the ever-increasing costs of the increasing population, thus putting them into foreclosure and possible homelessness.

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

From the above charts it appears that the very low income (0-30% AMI) and the elderly are the main population/household types that are more affected with the typical housing challenges in Pennsylvania than the other types. This is unilateral for renters or homeowners. In most of the categories of housing problems, if you add the 0-30% AMI category and 30-50% AMI, well over 50% of the units experiencing housing problems are occupied by a household of these incomes.

For the elderly, this will only get worse in the next fifteen years, as illustrated on the attached Aging Estimate map provided by PHFA. By 2030, PA's average percentage of the 65+ population will increase

from 15.5% to 22.5%. This is quite significant when one considers this population has a “fixed” income and cannot seek employment when taxes increase on their properties or the rent is increased above their monthly Social Security checks. The map displaying aging trends indicates this shift to an older population will be most prominent in the Marcellus Shale region – precisely where changes to the economy already are putting pressure on housing affordability. State programs, such as those that help people adapt their homes so they can live independently longer into their senior years, will be critical for keeping housing affordable for this segment of the population.

Another housing problem that affects the low income and elderly populations in PA is the age of housing. Along with age, is the condition the units are in, making the owner unable to maintain or improve them. In the attached charts one can see that PA housing stock is predominately over 50 years old with over 30% being rental units. Though not necessarily an indicator of substandard housing but as housing gets older, it is more costly to maintain and as incomes don’t increase at the same rate as utilities and taxes, very quickly these units can fall into disrepair and become substandard. As this happens, the elderly or low income household is forced to find other affordable housing, which may be non-existent in the community they wish to live or continue to live in the units and be concerned with their families' health and safety.

**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**

It is commonly known that individuals and families that are low income utilize a higher portion of their income on basic needs. The number of low-moderate income (0-80%AMI) households in Pennsylvania paying over 30% of its income just on housing is 302,150 or 6.1% of all households in the state. HUD considers any amount over 30% a cost burden and this is especially true of households on limited income. For renters, the numbers of households that fall within the 0-30% AMI (extremely low) category and paying more than 50% of their income for rent is 77.3% of all households falling into that category. This income category of homeowners is also the highest with 142,505 (49.2%) households paying more than 50% of their income for their mortgage, taxes, and insurance. Families that fall into these categories struggle to survive and one change in income or a family illness may lead them to homelessness quickly.

It is the experience of DCED, through its grantees, that most households receiving assistance for rapid rehousing or homelessness prevention do not require the full amount, 24 months, of assistance available to them through the ESG program. Many become stably housed because of unknown benefits, such as veteran’s payments or SSI, being received, or a unit opens up in public housing. Others don’t maintain the monthly counseling sessions, so they are terminated. A number of them find jobs and can begin supporting their family on their own but generally still need housing that is 30% or less of their

income. There are many reasons why a household exits the system but in most cases, affordable housing is still necessary to secure their stability.

**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 state is using their numbers from HMIS of families using the housing services as an average of persons who may be at risk in any given year.

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

Housing rent or mortgage that is above 30% of a household income is the biggest housing characteristic that households face that leads to instability and higher risk of homelessness. Second would be the unit's condition. Many households, especially single men or large families, live in units that are deteriorated. For large families, the unit provides the room they need for all the members of the household, but may not be healthy or safe. For single men, especially with drug and alcohol issues, just being off the streets with a place to sleep is all that is necessary for them. They are not as interested in the amenities as a single mother might be.

## NA-15 Disproportionately Greater Need: Housing Problems - 91.305 (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 information is difficult to know if this is for Pennsylvania, the state as a whole, or for just the non-entitlement municipalities. As most of the non-entitlement counties have minority rates of less than 10% for all minorities, it is hard to assume these numbers don't include the direct HUD entitlement.

That being said, from the comparisons below it appears that the only race that has a disproportional need due to housing problems are black households under the AMI of 50%. For the 50-80% range the black household is slightly below the 10% or higher cut off to be considered. This is true for all the categories and the percentage remains closely the same whether the housing unit has four housing problems, no problems, or just has no/negative income.

### 0%-30% of Area Median Income

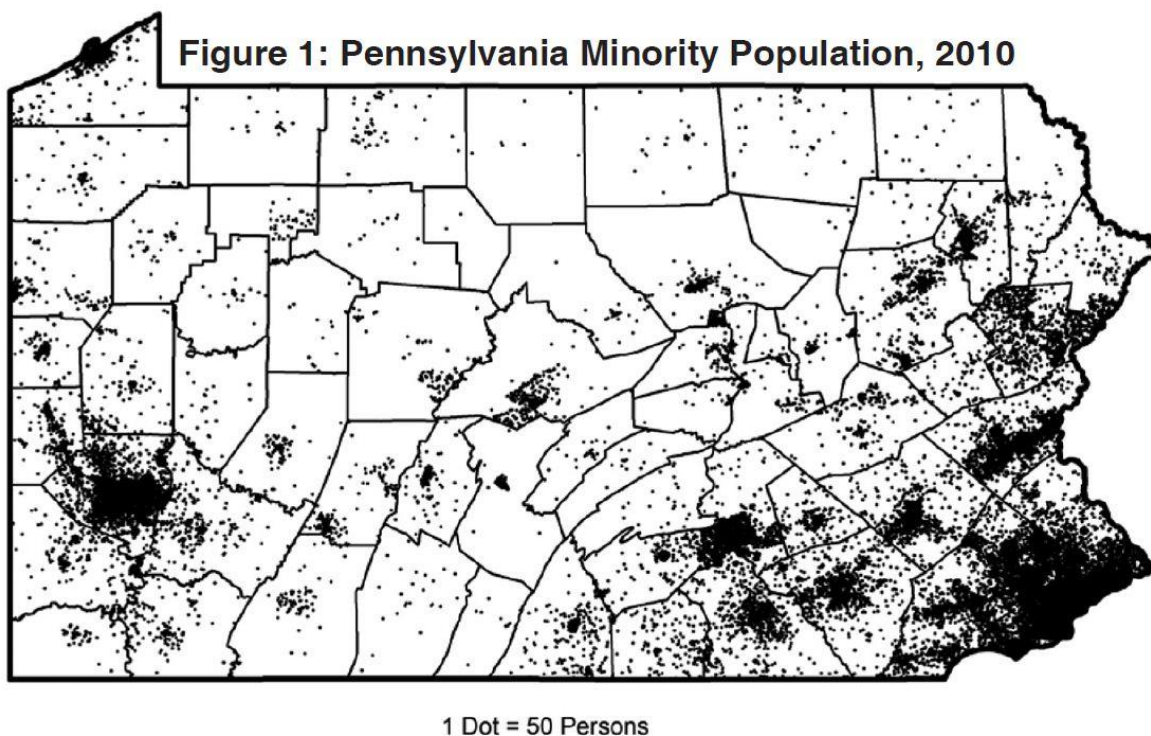
Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	491,160	102,253	41,860
White	332,349	69,136	26,041
Black / African American	102,127	23,553	10,238
Asian	10,806	1,344	2,505
American Indian, Alaska Native	1,183	193	109
Pacific Islander	105	55	25
Hispanic	38,715	6,674	2,375

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data Source: 2006-2010 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%



*Data source: U.S. Census Bureau, 2010 Census*

#### Minorities in Rural PA - 2010

#### 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	374,947	226,512	0
White	292,765	186,823	0
Black / African American	49,269	26,702	0
Asian	7,030	2,478	0
American Indian, Alaska Native	552	202	0
Pacific Islander	113	94	0
Hispanic	21,473	8,691	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

**Data Source:** 2006-2010 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	317,347	562,475	0
White	264,275	472,705	0
Black / African American	30,787	58,548	0
Asian	6,602	7,338	0
American Indian, Alaska Native	455	512	0
Pacific Islander	43	78	0
Hispanic	12,386	19,052	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data Source: 2006-2010 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	125,475	405,658	0
White	110,120	352,612	0
Black / African American	7,917	33,480	0
Asian	3,142	5,192	0
American Indian, Alaska Native	129	458	0
Pacific Islander	0	30	0
Hispanic	3,219	11,611	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data Source: 2006-2010 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%

## NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.305(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 information is difficult to know if this is for Pennsylvania, the state as a whole, or for just the non-entitlement municipalities. As most of the non-entitlement counties have minority rates of less than 10% for all minorities, it is hard to assume these numbers don't include the direct HUD entitlement.

That being said, from the comparisons below it appears that the only race that has a disproportional need due to housing problems are black households under the AMI of 50%. For the 50-80% range the black household is slightly below the 10% or higher cut off to be considered. This is true for all the categories and the percentage remains closely the same whether the housing unit has four housing problems, no problems, or just has no/negative income.

### 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	387,612	205,907	41,860
White	259,310	142,133	26,041
Black / African American	80,770	44,913	10,238
Asian	9,269	2,897	2,505
American Indian, Alaska Native	972	403	109
Pacific Islander	105	55	25
Hispanic	32,072	13,294	2,375

**Table 17 – Severe Housing Problems 0 - 30% AMI**

**Data Source:** 2006-2010 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	157,063	444,639	0
White	122,600	357,000	0
Black / African American	19,444	56,545	0
Asian	3,538	5,991	0
American Indian, Alaska Native	168	596	0
Pacific Islander	18	189	0
Hispanic	9,485	20,689	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data Source: 2006-2010 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	92,270	787,509	0
White	76,969	660,090	0
Black / African American	7,545	81,751	0
Asian	2,512	11,382	0
American Indian, Alaska Native	184	783	0
Pacific Islander	28	93	0
Hispanic	4,048	27,400	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data Source: 2006-2010 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	26,285	504,780	0
White	21,708	441,032	0
Black / African American	1,989	39,386	0
Asian	1,227	7,122	0
American Indian, Alaska Native	52	535	0
Pacific Islander	0	30	0
Hispanic	1,062	13,773	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

**Data Source:** 2006-2010 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%

## NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.305 (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 information is difficult to know if this is for Pennsylvania, the state as a whole, or for just the non-entitlement municipalities. As most of the non-entitlement counties have minority rates of less than 10% for all minorities, it is hard to assume these numbers don't include the direct HUD entitlement.

That being said, from the comparisons below it appears that the only race that has a disproportional need due to housing cost burden are black households. The unique difference under this category is that as the income goes down there is less of a disparity. For black families in the 0-30% AMI the percentage is only 7.1%, while the greater than 50% is 16.0%. The largest disparity is with black households with no/negative income. Their percentage is at 24.8%

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	3,390,974	829,777	629,292	43,171
White	2,982,830	679,242	465,397	26,602
Black / African American	241,018	90,874	101,176	10,733
Asian	57,748	16,562	14,566	2,585
American Indian, Alaska Native	2,964	1,206	1,251	129
Pacific Islander	660	134	131	25
Hispanic	85,020	34,828	39,815	2,475

**Table 21 – Greater Need: Housing Cost Burdens AMI**

Data Source: 2006-2010 CHAS

## **NA-30 Disproportionately Greater Need: Discussion – 91.305 (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?**

It is difficult to know if the information provided is for Pennsylvania, the state as a whole, or for just the non-entitlement municipalities. As most of the non-entitlement counties have minority rates of less than 10% for all minorities, it is hard to assume these numbers don't include the direct HUD entitlement. Though growing as indicated by data from the U.S. Census Bureau, indicating that rural Pennsylvania is becoming more racially and ethnically diverse, the number of rural minorities increased 62 percent from 2000 to 2010. In 2010, minorities comprised 8 percent of the rural Pennsylvania population, compared to 5 percent in 2000.

That being said, from the comparisons it appears that the only race that has a disproportional need in all categories are black households under the AMI of 50% except in cost burden. For the 50-80% range the black household is slightly below the 10% or higher cut off to be considered except in cost burden where the rate is the highest, except for no income, at 16%. This is true for all the categories and the percentage remains closely the same whether the housing unit has four housing problems, no problems, or just has no/negative income.

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

For most of the non-entitlement municipalities, a need would be jobs and good transportation. This is generally why minorities aren't a large part of the population in rural Pennsylvania.

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

There are no known specific areas or neighborhoods of racial or ethnic households in the rural municipalities of Pennsylvania, though most minorities can be found around larger towns and cities or for the Hispanic populations in areas of agriculture. None of these presently cause a concern or difficulty over housing than any other race or ethnicity.

## NA-35 Public Housing – (Optional)

### Introduction

DCED does not collect this information from the public housing authorities that service the non-entitlement regions of the state, as the Commonwealth has no authority over them. DCED plans to update its application for the Certificate of Consistency to the Consolidated Plan, so as to gather better information from the PHAs on available units, waiting lists, and homelessness including coordination with the local Continuums of Care. The plan will be updated with the pertinent details when completing the 2015 Action Plan.

### 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	125	1,279	58,350	74,447	1,876	70,675	658	373	280

Table 22 - Public Housing by Program Type

\*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	
# Homeless at admission	4	79	184	340	49	255	35		1
# of Elderly Program Participants (>62)	69	232	19,806	14,160	724	13,219	70		48

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project - based	Tenant - based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
# of Disabled Families	35	472	13,372	24,984	519	23,678	316	81
# of Families requesting accessibility features	125	1,279	58,350	74,447	1,876	70,675	658	373
# 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

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	85	707	32,202	40,299	737	38,603	283	268	237
Black/African American	38	549	25,176	32,929	1,046	30,981	374	102	41
Asian	2	21	540	768	45	694	0	3	1
American Indian/Alaska Native	0	1	125	240	10	226	1	0	1
Pacific Islander	0	1	72	104	2	100	0	0	0
Other	0	0	235	107	36	71	0	0	0
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**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	4	91	6,452	6,625	165	6,360	25	6	24
Not Hispanic	121	1,188	51,839	67,715	1,675	64,244	633	367	256
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 25 – Ethnicity of Public Housing Residents by Program Type**

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:**

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.

**What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?**

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.

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

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.

**Discussion:**

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.

## NA-40 Homeless Needs Assessment – 91.305(c)

### Introduction:

Homelessness continues to be an issue in many communities across the Commonwealth — a problem that is not just an urban problem but also can be found in the most rural of counties. On any given day, over 15,000 Pennsylvanians are known to be homeless and in the Balance of State areas, the more rural regions over 3,000 individuals including children were experiencing homelessness either being on the streets, doubled up with family or friends or in shelters. For many this is a nighttime occurrence and one that is not easily resolved on their own.

Pennsylvania's Balance of State Point-in-Time Count of the Homeless on January 29, 2014 reported that a total of 3,122 total homeless persons existed throughout the non-entitlement areas of the Commonwealth, of which 1,299 (49.6%) were individuals and 1,573 (50.4%) were in families. A total of 291 people (individuals and those in families) (9.3%) are unsheltered, and 2,831 (90.7%) were sheltered. Those persons that would be categorized as Chronically Homeless (an unaccompanied homeless individual with a disabling condition who has been homeless for a year or more, or who has experienced at least four episodes of homelessness in the past three years) totaled 265 (8.5%) including both individuals and families. The PIT Count also revealed that of the 1,573 homeless persons in families with children, 1,532 (97.3%) are in emergency shelters or transitional housing, while 41 (2.75%) persons in families were identified as unsheltered.

The issues of affordable housing and homelessness are intricately connected. While circumstantial factors vary, homelessness occurs when people or households are unable to acquire and/or maintain housing they can afford. The chief cause of homelessness in the United States is the scarcity of affordable homes. But this is not the only cause of homelessness as seen by many providers of housing services in Pennsylvania. Medical condition, criminal record, lack of job skills, legal issues, and low-to-no income are all factors of homelessness and need to be resolved if an individual or household wants to break the cycle of homelessness.

Indicate if the homeless population is: All Rural Homeless

### Rural 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)	1,526	41	5,366	3,483	2,124	335
Persons in Households with Only Children	6	0	112	92	64	222



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 Only Adults	1,299	250	5,804	3,795	1,936	397
Chronically Homeless Individuals	167	98	165	65	37	749
Chronically Homeless Families	3	0	11	4	4	1,140
Veterans	254	23	803	558	329	317
Unaccompanied Youth	6	0	97	7	60	222
Persons with HIV	15	0	50	35	42	339

**Table 26 - Homeless Needs Assessment**

Data Source

Comments:

**For persons in rural areas who are homeless or at risk of homelessness, describe the nature and extent of unsheltered and sheltered homelessness with the jurisdiction:**

The nature of the homeless individuals and families in Pennsylvania's Balance of State (BoS) municipalities vary for many different reasons. It may be a mother and her children that due to domestic violence must leave their homes to avoid injury, or a veteran due to the lack of medical assistance, prefers to live in a tent outside of town, or the transient family that is desperately looking for work but can't find some that meets their skill levels. In the rural areas, homelessness isn't as noticeable many times as in the urban areas. Many households experiencing homelessness are doubled up with family or friends or able to find assistance from a faith-based community for a few days. In the small towns of the BoS areas, a sudden job loss due to a business closing can put a family quickly at risk of losing their home due to the lack of other jobs in the area they wish to stay. The family then has to make a choice as to pick up and move from their support system or stay and find other means of staying out of homelessness.

At the time of the Point In Time Count (PIT), Pennsylvania's homeless population was a majority of white persons (70.1%) that were either a family with children or household of just adults (99.8%). In the shelters the larger population was the family with children (53.9%), while the unsheltered population was mostly households with only adults (85.9%). This would remain true for anytime throughout the year as there are no factors that would change this demographic during a different season, though many communities are more aware of homeless individuals and families during the summer months as they are more visible.

**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):**

Balance of State Point in Time and HMIS data provided.

#### **Nature and Extent of Homelessness: (Optional)**

<b>Race:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
White	1,936	259
Black or African American	601	18
Asian	8	0
American Indian or Alaska Native	17	1
Pacific Islander	4	0
<b>Ethnicity:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
Hispanic	421	20
Not Hispanic	2,410	271

**Data Source**

**Comments:**

Balance of State Point in Time count of 1-29-2014

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

In looking at the HMIS information for 2013 the estimate for persons needing housing assistance in the BoS areas of the state in any given year is approximately 10,000 to 15,000. There is an equality between individuals from households with families and households with adults only, so assistance needs to be available for both populations. Also there are between 750 and 1,000 veterans with or without families that can be expected to experience homelessness once during a given year.

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

In terms of race and ethnicity of the homeless households in the Balance of State regions of Pennsylvania, the Continuum of Care HMIS system information was calculated and compared for 2013. This represents those households or individuals (11,189) who availed themselves of housing and services from the various vendors required to report on the system. In 2013 the majority of the homeless population receiving assistance were white with 8,606 (76.95%) recorded in HMIS. This would be typical of the rural areas of Pennsylvania, as the minority populations of the less metropolitan counties only have a minority population of between 5-10%. The ethnicity of the same individuals was non-Hispanic/Non-Latino with 10,112 (90.4%) which is also indicative of the rural communities in Pennsylvania.

#### **Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**

When comparing 2012 and 2013 Pennsylvania Balance of State HMIS data one notices there has been a minor reduction in the amount of time a household remains in a program, but the numbers of all classifications experiencing homelessness have increased. This is partially accounted to the fact that more shelters and vendors are using the HMIS system for new programs. In Pennsylvania, not only are ESG and CoC grantees required to use HMIS, but now so do those agencies receiving SSVF (Veteran's Housing) funds and Pennsylvania's Department of Welfare's PATH program. Also there has been better

training and public relations conducted for the Point In Time Count, so there are more volunteers and more surveys being completed.

In terms of the sheltered, the households cross every category of homelessness and every race. The only thing that may deter a household from getting assistance are the lack of shelters in a county or that the shelter only deals with one specific population such as domestic violence or veterans.

Every county across the state has homeless populations, but for the rural areas the unsheltered are sometimes hard to locate. Because of the "open" culture in the rural areas, there are more homeless that find shelter with family members or friends for a short period of time. One often hears of a youth "couch surfing" among school friends' families but eventually they have to leave and find other shelter. The unsheltered are not typically found on the streets or under bridges, as many believe what constitutes homelessness. Sometimes they just don't want to be found. For this reason it is very hard to determine the nature or extent of unsheltered homelessness.

**Discussion:**

In Pennsylvania rural homelessness is described as any individual or family without a permanent, safe, and healthy living environment at night that is currently located in one of the Balance of State's municipalities. There may be other rural homeless persons located in the state's other 13 Continuums of Care but their definition should be included in the respective Consolidated Plans of the Entitlement communities. This definition incorporates many different types of population including the domestic violence victim, veteran, disabled, single mother or father w/children, youth, persons with Aids or the unemployed.

## NA-45 Non-Homeless Special Needs Assessment – 91.305 (b,d)

### Introduction

In the American Community Survey of 2008, 1,640,200 persons in Pennsylvania reported that they had at least one disability either physical or mental. This represents approximately 13.4% of the population of the state. The largest majority of disabled people were in the over 75 age group with 25% of all Pennsylvania citizens reporting of a disability. The second highest was in the 64 to 75 years of age population level with 25%. It is reasonable to expect these types of numbers; as people age they develop more disabilities, so the numbers would elevate. It can be expected that in the next five years, these numbers will increase dramatically as the life expectancy increases and the massive “baby boomers” generation come into their senior years.

Households with disabilities, whether mental or physical, have similar housing needs as those households of very low income. In Pennsylvania in 2008, 11.3% or 185,535 of its disabled population were of the working age of 21-64. This is higher than the national average of 10.4%. Of this population, 25.9% was at the poverty rate or below, the majority being black individuals (18.9%). Because of the amount of households having a person that is disabled in poverty and in most cases requiring special adaptation, it is quite difficult to find affordable, accessible units. Once in these units, the disabled person/family tends to stay longer, thus not allowing for a great deal of turnover especially in the rural areas of the state.

All of the federal programs that DCED administers require compliance with Section 504 of the Rehabilitation Act of 1973, Fair Housing Act of 1988, and the Architectural Barriers Act of 1968 by its grantees. These regulations address the inclusion of persons with disabilities in various portions of the programs. DCED does not target special programs for specifically the disabled, but allows the units of local government to determine their communities’ needs in these areas and incorporate them into their grants.

The majority of this section details with the population needing the assistance with HOPWA funding. The information comes from the Pennsylvania Department of Health, the administrators of the program.

The Commonwealth of Pennsylvania, with rural as well as urban areas and major metropolitan cities, ranks eighth in number of live AIDS cases in the U. S.; it is surpassed by, in rank order, New York, California, Florida, Texas, New Jersey, Georgia and Illinois, (CDC HIV/AIDS Surveillance Report, Volume 25, 2013). Between January 1, 1980 and December 31, 2013, 57,189 cases of AIDS have been reported in Pennsylvania; 41% of these, or 23,277, have died (PA Bureau of Epidemiology and Bureau of Health Statistics, December 31, 2013). Of the living, 64.2% were reported from the five Pennsylvania counties in the Philadelphia EMSA, 10.3% from the Southwestern region (including the Pittsburgh EMSA), 10.4% from the South Central region, and 8.4% from the AIDSNET region. All of these areas have high proportions of urban populations. The remaining three regional grantees are more rural, with 2% of

reported AIDS cases from the Northwest region, 2.3% from the North Central region, and 2.4% from the Northeast region.

## HOPWA

<b>Current HOPWA formula use:</b>	
Cumulative cases of AIDS reported	6,893
Area incidence of AIDS	215
Rate per population	4
Number of new cases prior year (3 years of data)	687
Rate per population (3 years of data)	5
<b>Current HIV surveillance data:</b>	
Number of Persons living with HIV (PLWH)	5,954
Area Prevalence (PLWH per population)	118
Number of new HIV cases reported last year	0

**Table 27 – HOPWA Data**

**Data Source:** CDC HIV Surveillance

## HIV Housing Need (HOPWA Grantees Only)

Type of HOPWA Assistance	Estimates of Unmet Need
Tenant based rental assistance	99
Short-term Rent, Mortgage, and Utility	40
Facility Based Housing (Permanent, short-term or transitional)	0

**Table 28 – HIV Housing Need**

**Alternate Data Source Name:**  
Seven HOPWA Region Grantees Current Waiting List

**Data Source Comments:**

## Describe the characteristics of special needs populations in your community:

The characteristics of the special needs populations of the state are the majority at over 65, generally living in rental units or with family and there are more black individuals than any other race. Twenty-five percent of the households living independently are below poverty level in income and face the same housing and service problems as their non-disabled, low-income households, except for the fact they may need special adaptations or services to live in a housing unit depending on their disability.

Nearly all persons diagnosed with AIDS in Pennsylvania are adults (99%) and the majority of these are male (75%). The proportion of females is 25%. When ethnicity is reviewed, 31.2% of Pennsylvanians living with AIDS are white, 49% are African-American, and 15.3% are Hispanic. These last two groups are disproportionately represented when compared with the state's total population and ethnic proportionality, i.e. 11% and 5% respectively (2009 estimated U.S. Census figures). Asian/Pacific Islanders, Native Americans, and the category of 'multiple race' comprise 4.4% of Pennsylvanians living with AIDS. Changing trends in mode of transmission over the epidemic's history in Pennsylvania are noteworthy. Historically (1980 – 12/2013), the percentage of persons who reported a primary risk factor as 'men who have sex with men' (MSM) was 36%. Injecting drug use (IDU) ranks second at 20.5% and heterosexual

contact totals 31.7%. When diagnosis year of 2013 only is reviewed, a new pattern emerges for these three highest ranked transmission modes: MSM, 48.9%; IDU, 6%; and heterosexual contact, 33.2%. (PA DOH, Bureau of Epidemiology, HIV/AIDS Surveillance Biannual Summary, Table 5, December, 2013). Pennsylvanians with HIV/AIDS encounter multiple barriers to their well-being; some of those barriers are poverty, stigma, discrimination, and social isolation. The inability to find affordable, safe housing, or to remain in one's home, can be an enormous obstacle to care for persons who have HIV disease. Short-term rent, mortgage, utility payments, shelter, and a continuum of rental assistance are critical needs. As health diminishes, persons with HIV/AIDS experience significant need for ancillary and supportive services. Limited state and federal (Ryan White CARE Act) funds are available to the regional grantees for supportive services and case management for persons with HIV/AIDS and their families. Although a variety of services is available, each regional grantee has identified, and attempts to provide, those services that are priorities in its region.

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

Aside from adaptations to their units to allow them to live independently and specialized health services based on their disability, the average special needs individual or family has the same needs as all low-moderate income family - affordable housing that is decent, safe and sanitary near required amenities. While specific use of HOPWA funds is driven by regionally identified needs, there is a broad need for affordable, accessible housing for low-income families affected by HIV disease. Short-term rent, mortgage, and utility payments and tenant-based rental assistance are the most needed services. Other services needed are permanent housing placement, supportive services – case management, and resource identification. HOPWA funds have been used to: increase the number of accessible housing units and/or cooperative landlords; increase the number of services offered; promote regional resource development, and housing information activities broadening the scope of available housing services; expand the participation of housing project sponsors in HIV planning groups; and promote planning to meet the needs of multiple-diagnosed populations. Approximately 579 households will receive HOPWA services. The ability for clients to find stable, permanent housing is directly contributed to each agency's success by focusing on their client's housing needs as well as medical, legal, and social service needs. Case management continues to be an integral part of the service delivery system for each Regional Grantee. Each case manager is responsible for assessing clients and establishing individualized care plans. A formal monitoring and evaluation system ensures the quality and propriety of this care. Case managers conduct a thorough assessment of the current state of who, what, when, and why a person is experiencing the need. A one-to-one informal counseling is done to develop a housing plan with the client. Clients are linked to financial, medical, behavioral health, and other support services, along with referrals that are made to community resources such as consumer credit counseling to assist in preventing homelessness.

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

The Philadelphia and Pittsburgh EMSA areas receive separate allocations directly from HUD. As in previous HOPWA grant years, the State of Pennsylvania, Department of Health, Division of HIV/AIDS plans to enter into a mutual agreement with the City of Allentown for the 2014 HOPWA grant year to serve as the grantee for HOPWA funds to be used for housing support and related services on behalf of the Commonwealth's designated counties of (Carbon, Lehigh, and Northampton) in the Allentown-Bethlehem-Easton, PA-NJ EMSA (Eligible Metropolitan Statistical Area). Additionally, the State of Pennsylvania plans to enter into a mutual agreement with the City of Harrisburg for the 2014 HOPWA grant year to serve as the grantee for HOPWA funds to be used for housing support and related services on behalf of the Commonwealth's designated counties (Dauphin, Cumberland, and Perry) in the Harrisburg, PA EMSA (Eligible Metropolitan Statistical Area). Additionally, the State of Pennsylvania plans to enter into a mutual agreement with Bensalem Township for the 2014 HOPWA grant year to serve as the grantee for HOPWA funds to be used for housing support and related services on behalf of the Commonwealth's designated counties (Bucks, Chester, and Montgomery) in the PA EMSA (Eligible Metropolitan Statistical Area). The Pennsylvania Department of Health, Division of HIV/AIDS serves as the grantee and will administer the funds. The Pennsylvania Department of Health, Division of HIV/AIDS plans to serve as the grantee and will administer funds because both Cities and the Township have declined the program funding based on the administrative burden associated with implementing the program. The AIDSNET Region serves six counties in eastern Pennsylvania: Berks, Monroe, and Schuylkill counties; and three counties in the City of Allentown eligible Metropolitan Statistical Area (EMSA): Carbon, Lehigh, and Northampton counties. Approximately 93 households will receive HOPWA services in the EMSA counties. Based on prior experience, it is anticipated that approximately 52% of the persons served will be female; approximately 42% will identify themselves as Hispanic; and approximately 42% will identify themselves as White and approximately 32% will identify themselves as Black and approximately 26% will identify themselves as multi-racial. Family Health Council of Central PA, Inc. (FHCCP) serves 14 counties in south central Pennsylvania: Adams, Bedford, Blair, Fulton, Franklin, Huntingdon, Juniata, Lancaster, Lebanon, Mifflin, York counties; and three counties in the City of Harrisburg eligible Metropolitan Statistical Area (EMSA): Cumberland, Dauphin, and Perry counties. Approximately 69 households will receive HOPWA services. 30% of clients eligible for HOPWA are white, 50% are black, and 12% are of Hispanic origin, 51% are female and 5% are youth. The City of Philadelphia, Office of Housing and Community Development will serve 3 counties in the Bensalem Township EMSA: Bucks, Chester and Montgomery counties. Approximately 65 households will receive HOPWA services. 51% of clients eligible for HOPWA are white, 42% are black, and 8% are of Hispanic origin, 7% identify themselves as multi-racial.

## **NA-50 Non-Housing Community Development Needs - 91.315 (f)**

### **Describe the jurisdiction's need for Public Facilities:**

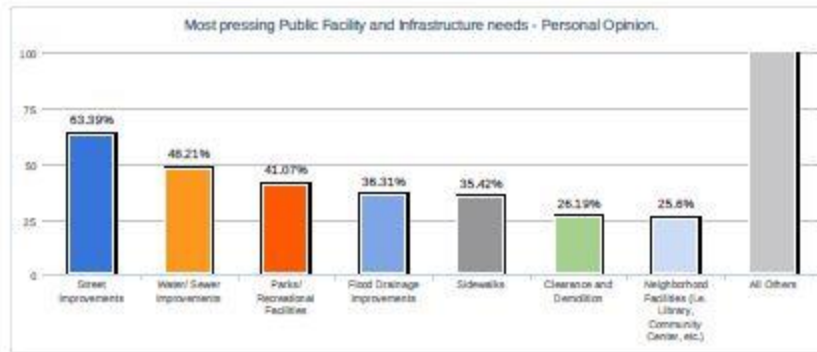
In Pennsylvania, improvements to infrastructure ranks highest over public facility improvements among the respondents of the fall 2013 survey, whether professional or personal opinions, as these needs were combined on the survey. The highest ranking public facility need is Parks/Recreational Facilities, ranking third on both charts with approximately 40% of the votes. The next nearest are Neighborhood Facilities, such as Libraries and Community Centers and Fire Stations/Equipment and Police Stations/ Equipment, all receiving about 25% of the votes. Homeless Facilities rounded out the top five public facility needs with about 16% of the votes on both the personal and professional statewide charts. Once you divide the results up regionally the rankings change and are more indicative of public issues in the areas. Public infrastructure and public facility planned expenditures were combined on the 3-year plans of the grantees as well, so it cannot be determined how high of a priority public facilities are separately to the grantees. But based on the information from the needs survey, one can assume that the majority of CDBG funding will be used for street and water and sewer improvements.

### **How were these needs determined?**

For this Consolidated Plan, DCED is utilizing two methods of collection to ascertain the non-housing community development needs of the non-entitlement areas of the state. Annually the grantees of the CDBG program, as part of their application process, must submit 3-year plans that identify the needs in their communities and how they anticipate spending their future CDBG funding.

In addition to this plan, DCED initiated a statewide needs survey that was available to any residents of Pennsylvania via the internet. Over 4,000 notices of availability of the survey were sent to the Department's Center for Local Government Service's Listserve, which included local government officials, business and community members, citizen organizations and residents. Notices also were sent to all grantees of the CDBG, HOME and ESG programs and encouraged recipients to have others participate in the anonymous survey. 750 surveys were returned and gave DCED a viewpoint of the need for housing, homelessness, community development and economic development needs across the state. These surveys were used during the Regional Housing Advisory Committee (RHAC) meetings and Pennsylvania Housing Advisory Committee meeting to discuss the needs of each region and the state as a whole. Below are the tables, personal opinion and professional opinion that represent the statewide needs for public facilities and infrastructure.



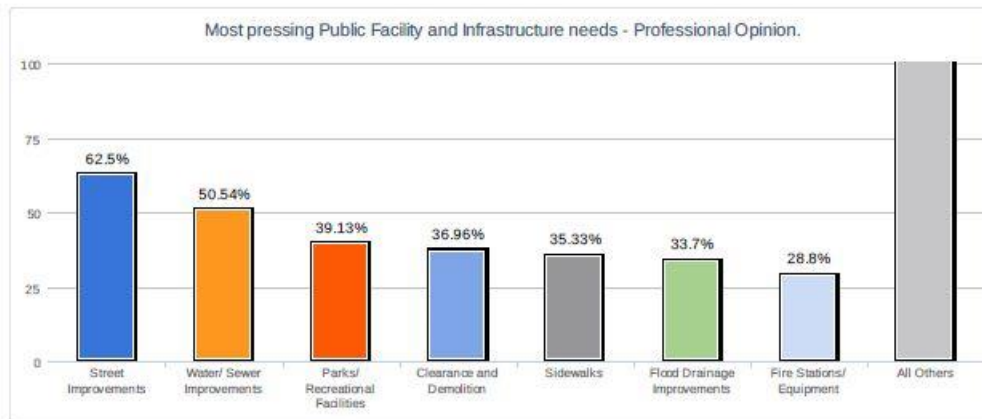


Most pressing Public Facility and Infrastructure needs - Personal Opinion.

Value	Count	Percent %
Street Improvements	213	63.39%
Water/ Sewer Improvements	162	48.21%
Parks/ Recreational Facilities	138	41.07%
Flood Drainage Improvements	122	36.31%
Sidewalks	119	35.42%
Clearance and Demolition	88	26.19%
Neighborhood Facilities (i.e. Library, Community Center, etc.)	66	25.60%
Fire Stations/ Equipment	76	22.62%
Police Stations/ Equipment	59	17.56%
Homeless Facilities	56	16.67%
Youth Centers	56	16.67%
Tree Planting	49	14.58%
Non-Residential Historic Preservation (renovation of a neighborhood facility for use by a museum or historic preservation society)	49	14.58%
Parking Facilities	34	10.12%
Government Building ADA/ Accessibility Improvements	31	9.23%
Senior Centers	29	8.63%
Child Care Centers	28	8.33%
Facilities to Serve the Disabled	25	7.44%
Health Facilities (including clinics, hospitals, nursing homes, etc.)	23	6.85%
Facilities for Abused/ Neglected Children	22	6.55%
Solid Waste Disposal Plant Improvements	18	5.36%
Asbestos Removal	6	1.79%
Facilities for AIDS patients	4	1.19%

Statistics	
Total Responses	336

## Public Facilities and Improvements Personal Opinion



Most pressing Public Facility and Infrastructure needs - Professional Opinion.

Value	Count	Percent %	Statistics	
Street Improvements	115	62.50%	Total Responses	184
Water/ Sewer Improvements	93	50.54%		
Parks/ Recreational Facilities	72	39.13%		
Clearance and Demolition	68	36.96%		
Sidewalks	65	35.33%		
Flood Drainage Improvements	62	33.70%		
Fire Stations/ Equipment	53	28.80%		
Neighborhood Facilities (i.e. Library, Community Center, etc.)	47	25.54%		
Police Stations/ Equipment	39	21.20%		
Homeless Facilities	29	15.76%		
Government Building ADA/ Accessibility Improvements	29	15.76%		
Parking Facilities	28	15.22%		
Non-Residential Historic Preservation (renovation of a neighborhood facility for use by a museum or historic preservation society)	19	10.33%		
Senior Centers	19	10.33%		
Tree Planting	18	9.78%		
Youth Centers	14	7.61%		
Health Facilities (including clinics, hospitals, nursing homes, etc.)	12	6.52%		
Facilities for Abused/ Neglected Children	12	6.52%		
Child Care Centers	12	6.52%		
Solid Waste Disposal Plant Improvements	10	5.43%		
Asbestos Removal	9	4.89%		
Facilities to Serve the Disabled	9	4.89%		
Facilities for AIDS patients	1	0.54%		

## Public Facility and Infrastructure - Professional

### Describe the jurisdiction's need for Public Improvements:

Improvements to infrastructure ranks highest over public facility improvements among the respondents of the fall survey, whether professional or personal opinions. The highest need for public improvements based on the fall 2013 statewide survey was street improvements with over 60% of the votes on both the personal and professional charts. Regionally, street improvements continued to hold the top vote getter in all regions. Sewer and Water Improvements followed a close second with nearly 50% of the votes both personally and professionally statewide. This same priority in public improvements can be found when analyzing the 3 year CPD plans of the CDBG grantees in the state program. The majority of the funding for the 2013, 2014 and 2015 is planned to go to water and sewer improvements first and

street improvements second. Sidewalks is a distant third on the CPD plans and even further in the statewide survey. Flood drainage improvements rounds out the top four and scores higher in the areas covered within the CDBG-DR designated areas.

### **How were these needs determined?**

For this Consolidated Plan, DCED is utilizing two methods of collection to ascertain the non-housing community development needs of the non-entitlement areas of the state. Annually the grantees of the CDBG program, as part of their application process must submit 3-year plans that identify the needs in their communities and how they anticipate spending their future CDBG funding.

In addition to this plan, DCED initiated a statewide needs survey that was available to any residents of Pennsylvania via the internet. Over 4,000 notices of availability of the survey were sent to the Department's Local Government Services Listserve, which included local government officials, business and community members, citizen organizations and residents. Notices also were sent to all grantees of the CDBG, HOME and ESG programs and encouraged recipients to have others participate in the anonymous survey. 750 surveys were returned and gave DCED a viewpoint of the need for housing, homelessness, community development and economic development needs across the state. These surveys were used during the Regional Housing Advisory Committee (RHAC) meetings and Pennsylvania Housing Advisory Committee meeting to discuss the needs of each region and the state as a whole.

### **Describe the jurisdiction's need for Public Services:**

The needs for public service in Pennsylvania are widely different depending on the issues in the area. These questions on the fall 2013 Needs Survey received the widest variety depending on the region and between the respondents who were answering as personal opinion or professional opinion. The highest priority in public service needs was code enforcement with 45% of the votes on both charts and employment training with 42% of the votes. After that the needs change.

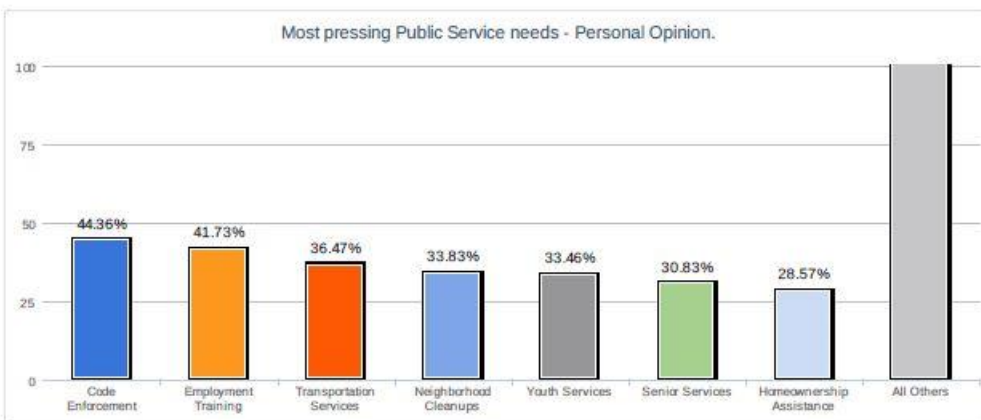
Professionally, homeownership assistance, senior services and transportation services all received over 30% of the votes. Those responding with their personal opinion ranked transportation services, neighborhood clean-ups, and youth services all with approximately 35% of the votes. If one looks at the regional breakdown, the differences vary greatly with only code enforcement and employment training generally in the top 5 needs. Unfortunately when you look at the 3-year plans of the CDBG grantees, only approximately less than 1% is being planned to be spent on public services activities.

### **How were these needs determined?**

For this Consolidated Plan, DCED is utilizing two methods of collection to ascertain the non-housing community development needs of the non-entitlement areas of the state. Annually the grantees of the CDBG program, as part of their application process must submit 3-year plans that identify the needs in their communities and how they anticipate spending their future CDBG funding.

In addition to this plan, DCED initiated a statewide needs survey that was available to any residents of Pennsylvania via the internet. Over 4,000 notices of availability of the survey were sent to the

Department's Center for Local Government Services Listserve, which included local government officials, business and community members, citizen organizations and residents. Notices also were sent to all grantees of the CDBG, HOME and ESG programs and encouraged recipients to have others participate in the anonymous survey. 750 surveys were returned and gave DCED a viewpoint of need for housing, homelessness, community development and economic development needs across the state. These surveys were used during the Regional Housing Advisory Committee (RHAC) meetings and Pennsylvania Housing Advisory Committee meeting to discuss the needs of each region and the state as a whole. Below are the tables, personal opinion and professional opinion that represent the statewide needs for public services.

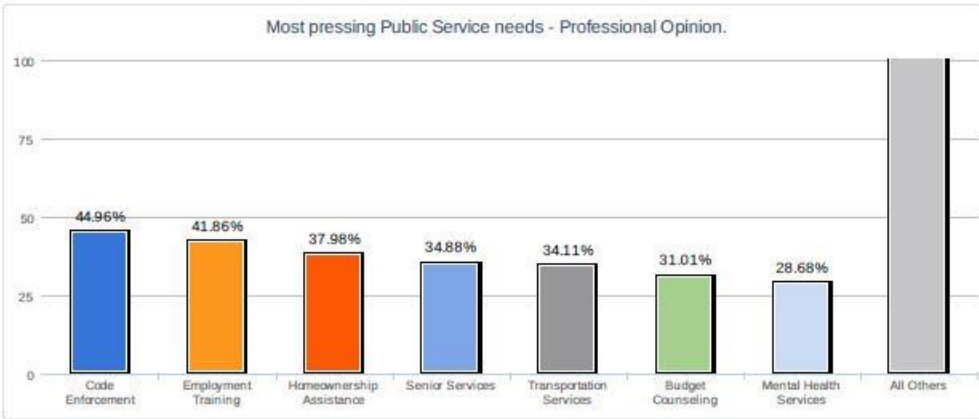


Most pressing Public Service needs - Personal Opinion.

Value	Count	Percent %
Code Enforcement	118	44.36%
Employment Training	111	41.73%
Transportation Services	97	36.47%
Neighborhood Cleanups	90	33.83%
Youth Services	89	33.46%
Senior Services	82	30.83%
Homeownership Assistance	76	28.57%
Food Banks	76	28.57%
Mental Health Services	73	27.44%
Budget Counseling	70	26.32%
Health Services	66	24.81%
Homeless Programs	63	23.68%
Crime Awareness	61	22.93%
Abused/ Neglected Children Programs	59	22.18%
Child Care Services	57	21.43%
Veteran's Assistance	50	18.80%
Substance Abuse Programs	49	18.42%
Rental Housing Subsidies	48	18.05%
Tenant/ Landlord Counseling	42	15.79%
Abused/ Battered Spouse Programs	37	13.91%
Legal Services	32	12.03%
Literacy Assistance Programs	30	11.28%
Housing Counseling	25	9.40%
Handicapped Services	22	8.27%
Screening for Lead Based Paint/ Lead Hazard	14	5.26%
Subsistence Payments	11	4.14%
AIDS Patient Programs	3	1.13%

Statistics	
Total Responses	266

## Public Services - Personal Opinion



Most pressing Public Service needs - Professional Opinion.

Value	Count	Percent %
Code Enforcement	58	44.96%
Employment Training	54	41.86%
Homeownership Assistance	49	37.98%
Senior Services	45	34.88%
Transportation Services	44	34.11%
Budget Counseling	40	31.01%
Mental Health Services	37	28.68%
Crime Awareness	34	26.36%
Neighborhood Cleanups	34	26.36%
Substance Abuse Programs	33	25.58%
Tenant/ Landlord Counseling	32	24.81%
Health Services	32	24.81%
Food Banks	31	24.03%
Youth Services	31	24.03%
Homeless Programs	28	21.71%
Veteran's Assistance	27	20.93%
Abused/ Neglected Children Programs	24	18.60%
Rental Housing Subsidies	24	18.60%
Child Care Services	20	15.50%
Housing Counseling	18	13.95%
Legal Services	12	9.30%
Abused/ Battered Spouse Programs	12	9.30%
Handicapped Services	12	9.30%
Screening for Lead Based Paint/ Lead Hazard	8	6.20%
Literacy Assistance Programs	6	4.65%
Subsistence Payments	3	2.33%
AIDS Patient Programs	0	0.00%

Statistics	
Total Responses	129

## Public Services - Professional Opinion

# Housing Market Analysis

## MA-05 Overview

### **Housing Market Analysis Overview:**

The housing market in Pennsylvania varies significantly by region. While the Commonwealth fared comparatively better than its neighboring states in terms of foreclosures during the housing crisis of 2008-2009, housing markets have not returned to a normal state of operation. According to RealtyTrac, Pennsylvania has an average foreclosure rate of 0.08%, lower than the national average of 0.09%.

The need for affordable housing has not been met by the existing housing market. As shown earlier in the housing needs section of this Plan. The communities with the greatest problems continue to be the same high growth areas that show significant affordability problems. In general, these areas are in counties that border New Jersey, Eastern New York and Eastern Maryland.

Given the extensive geographic area of the Commonwealth, DCED instructs its grantees to assess and analyze local housing markets in developing project applications. DCED prioritizes projects that are targeted for middle markets (also known as transitional neighborhoods), officially designated redevelopment areas, and locations that meet a strategic need.

Pennsylvania also has an older housing stock on average compared to the nation as a whole. Based on 2012 ACS data, 50% of Pennsylvania's occupied housing stock was built prior to 1940; over 70 years old. Only 31% of the entire U.S. occupied housing stock was built prior to 1940.

## MA-10 Number of Housing Units – 91.310(a)

### Introduction

The supply of housing units in Pennsylvania is not the issue as most municipalities have many homes available for sale or rent. The issue is the affordability or the condition of the homes. Single family detached structures are the majority of the units making up the Pennsylvania market. The Pennsylvania Housing Availability & Affordability Report indicates that the greatest number of building permits between 2000 and 2010 were for single family units. In the majority of the state's communities these permits bottomed out between 2008 and 2010 mainly due to the recession and tighter financial guidelines. The larger multi-family units can be found in the urban areas of the state with more rural areas having few large apartment complexes unless there is a physical need such as college/university or large manufacturing facility. Manufactured housing also is a major component of Pennsylvania's housing stock especially in the rural areas of the state. This choice of housing is affordable and can be placed on almost any type of terrain. Unfortunately they are quick to deteriorate without proper maintenance and easy to abandon to become an eyesore to the community without the proper property maintenance codes.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	3,128,614	57%
1-unit, attached structure	990,887	18%
2-4 units	505,479	9%
5-19 units	320,078	6%
20 or more units	290,101	5%
Mobile Home, boat, RV, van, etc	246,517	4%
<b>Total</b>	<b>5,481,676</b>	<b>100%</b>

Table 29 – Residential Properties by Unit Number

Data Source: 2006-2010 ACS

### Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	3,479	0%	46,720	3%
1 bedroom	66,497	2%	414,286	30%
2 bedrooms	602,737	17%	517,952	37%
3 or more bedrooms	2,823,983	81%	417,473	30%
<b>Total</b>	<b>3,496,696</b>	<b>100%</b>	<b>1,396,431</b>	<b>100%</b>

Table 30 – Unit Size by Tenure

Data Source: 2006-2010 ACS

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

The vast majority of Pennsylvania's housing units are single-unit, detached structures, over 57% of all housing units. The second largest group of housing units are single-unit attached structures (18% of all units). The majority of all housing units are owner-occupied, with 71% of all housing units. Pennsylvania administers several programs to assist persons with housing needs from rental housing, to home purchase, to improving housing quality. Those programs include the Community Development Block Grant (homeowner rehabilitation), the HOME Program (homeowner rehabilitation, development of affordable rental developments, tenant-based rental assistance, assistance to homebuyers, and assistance for affordable housing construction), the Low-Income Housing Tax Credit (affordable rental developments), Housing Trust Fund (affordable rental housing for very low- and extremely low-income households), the Housing Opportunities for Persons with AIDS (services and rental assistance), the Emergency Solutions Grant (emergency shelter, rapid re-housing and homeless prevention). The Keystone Communities Program, funded through state resources provides assistance with new construction, rehabilitation and accessible home modifications. The Pennsylvania Housing Finance Agency (PHFA) provides assistance to various types of housing programs with the use of federal, state and local resources. PHFA administers the state's Tax Credit Program that is used for Multi-Family construction and rehabilitation. They also provide assistance to new homeowners with mortgage and downpayment assistance, while also providing rehabilitation assistance to qualified families statewide. Rental assistance is provided by the PHFA by their Tenant Based Rental Assistance Program. DCED does incorporate targeting criteria to their HOME program and the Pa Keystone Communities program. In HOME, the applicant must identify either a target population, a geographic region or other strategic planning approaches such as tipping point neighborhoods or neighborhood revitalization areas. In the Keystone Communities Program, which utilizes state funding, projects target activities to a specific geographic area such as a Main Street or Elm Street neighborhood and must clearly identify the need. Keystone Communities also provides funding needed to complete accessibility renovations for households having a disabled person.

PHFA, also has a program that targets the Marcellus Shale region so as to address the growing need for affordable housing in this large area of the state. The program known as PHARE (Pennsylvania Housing Affordability and Rehabilitation Enhancement Fund) comes from the impact fees imposed on the gas well drillers. The PHARE program has provided resources for various housing needs, as determined by the affected municipalities, in the region over the last two years (2012-2014) as a means to counter the effect of the industry on the housing markets in the region.

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

While the data is not yet in, the Commonwealth anticipates that FFY 2013 will show a reduction in the affordable housing inventory due to HUD reductions in the availability of funding to support public housing authorities (PHAs), particularly for the Housing Choice Voucher Program. Many PHAs have reported that funding reductions will require reductions in the number of households assisted through



attrition. Table 39 summarizes the affordable housing stock available through HUD's Public Housing programs. Based on HUD's website, that summarizes all HUD programs, Pennsylvania has 217,259 units of public and assisted housing. During the period from 2009 to 2012, the affordable housing inventory of rental units assisted through all HUD Programs decreased by 5,271 units. However, the LIHTC increased its inventory of assisted units from 41,367 to 43,007 units, an addition of 1640 units over the same period of time.

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

In terms of homeownership there are enough units available in most neighborhoods to meet the needs of the populations, but the affordability of the units and/or condition are the issues on many of the available units. In terms of rental units, market rate developments are plentiful and usually fully occupied. The need is for affordable housing units for the low-moderate income households especially in the rural areas where most developers find it difficult to sustain the units without some form of public assistance. As assistance programs are reduced or eliminated, the need for these types of units will only increase.

Pennsylvania also has a unique impact on the availability of units in the northern and western parts of the state, known as the Marcellus Shale region. The size of the natural gas industry is expected to increase in the next few decades and this has a negative effect on both the affordability and availability of units. Because of the demand for units to house the gas well workers, available market rental units are quickly rented and those affordable units that are owned privately are taken off the affordable market as leases end and rents can be increased because of the market. These areas of the state have a strong need for affordable rental units to meet their homelessness needs.

### **Describe the need for specific types of housing:**

Many aspects of Pennsylvania's population components will affect the types of housing needed within the state. Due to the ever increasing aging population, more senior housing and housing with supportive services will need to be developed in all communities so its residents may age in the same communities they have spent the majority of their lives in. There is also a need for affordable homeownership opportunities throughout the state, but this is most prevalent in the eastern side of the state due to the immigration of households from the New York metropolitan areas (*2012 Pa Housing Availability & Affordability Report - PHFA*). Continued development of affordable rental units is essential in almost every community across the state. In the more rural areas, smaller developments of 5-20 units best meet the needs while not affecting the community composition.

New construction of affordable units is not the only need throughout the state. Rehabilitation of the aging housing stock of both homeownership and rental units will be essential to maintain availability and affordability. Modification of existing units will continue to be a need throughout the state, as more of the residents' age and become disabled but choose to stay in their homes rather than to be institutionalized.

## MA-15 Cost of Housing – 91.310(a)

### Introduction

### Cost of Housing

	Base Year: 2000	Most Recent Year: 2010	% Change
Median Home Value	94,800	152,300	61%
Median Contract Rent	438	566	29%

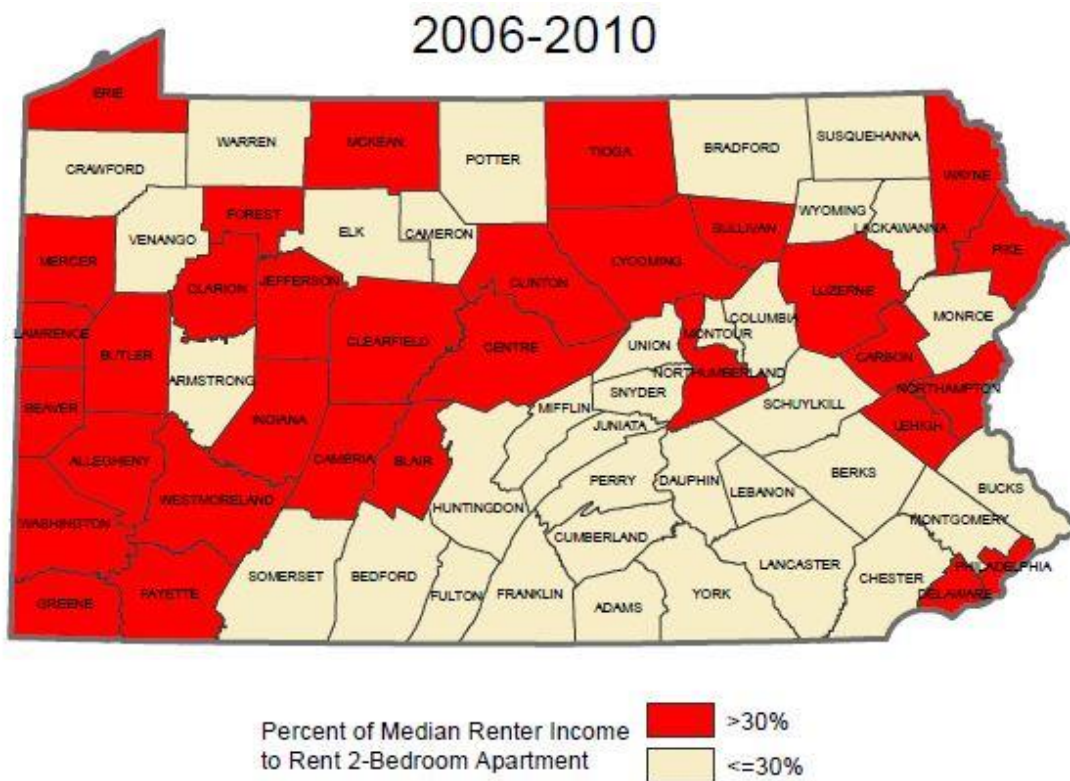
**Table 31 – Cost of Housing**

**Data Source:** 2000 Census (Base Year), 2006-2010 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	610,770	43.7%
\$500-999	638,860	45.8%
\$1,000-1,499	104,440	7.5%
\$1,500-1,999	26,009	1.9%
\$2,000 or more	16,352	1.2%
<b>Total</b>	<b>1,396,431</b>	<b>100.0%</b>

**Table 32 - Rent Paid**

**Data Source:** 2006-2010 ACS



Source: U.S. Census Bureau; U.S. Department of Housing and Urban Development



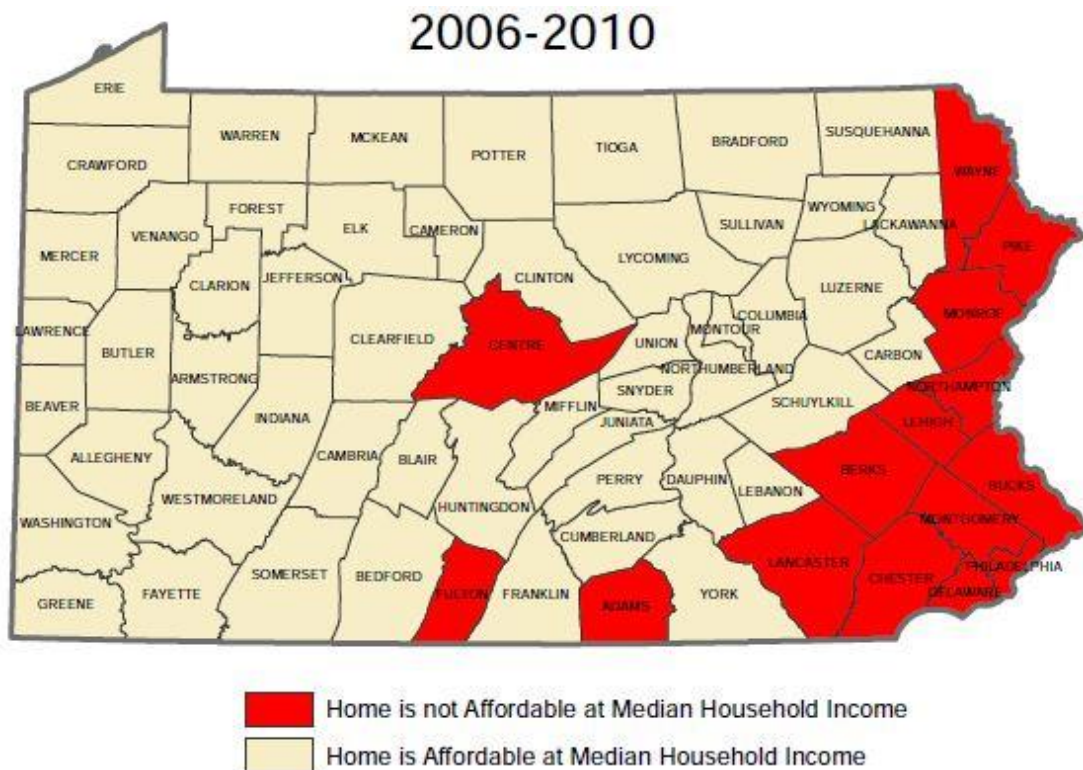
### Renter Affordability

## Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	152,960	No Data
50% HAMFI	446,905	341,440
80% HAMFI	769,720	640,925
100% HAMFI	No Data	1,033,830
<b>Total</b>	<b>1,369,585</b>	<b>2,016,195</b>

Table 33 – Housing Affordability

Data Source: 2006-2010 CHAS



Source: U.S. Census Bureau; Freddie Mac; Mortgage Guaranty Insurance Corporation



## Homeownership Affordability

### Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	0	0	0	0	0
High HOME Rent	0	0	0	0	0
Low HOME Rent	0	0	0	0	0

Table 34 – Monthly Rent

Data Source Comments:

**Is there sufficient housing for households at all income levels?**

The cost of housing has increased over the past decade (2000-2010). The median home value increased 61% and median contract rent increased by 29%. Over this decade, the number of counties having a median renter income that would have to pay over 30% of the household's income for a 2-bedroom rental increased from 12 counties to 32 counties. Similarly, the number of counties that the county median household income could not afford to purchase the median-priced home grew from 4 counties in 2000 to 15 counties by the end of the decade.

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

In the Marcellus Shale regions of Pennsylvania, housing values and rents are increased due to demand. The homeownership market was already experiencing cost/affordability problems due to growth and demand that spilled over from neighboring states in the northeastern region of Pennsylvania. The growth and development changes will add to this pressure. While the rental markets in the northeastern Marcellus Shale areas of the state did not show unaffordable rents, this may be due to the timeframe of the data collected. Much of the growth occurred in the latter portion of the five-year time period of the data, diluting the impact of the change that occurred in 2009 and 2010.

**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 slow increases in Fair Market Rents issued by HUD do not adequately mirror the actual trends in Pennsylvania's rental markets. When the HUD program rent caps do not adequately track the rental markets, households have difficulty securing rental units through the Housing Choice Voucher program and subsidized housing providers have difficulty maintaining units that are subsidized.

The HOME rent increases, while necessary to support the maintenance and operation of good quality rental developments, requires greater resources to operate those units if rental incomes are insufficient to support the housing developments. HOME rents that remain lower than the actual market benefits more low-income households and their ability to afford rental housing. DCED and PHFA will continue to monitor these rents in developing its program requirements to adequately balance the needs for sustainable housing developments and assuring that low-income renters can afford rental housing costs.

## MA-20 Condition of Housing – 91.310(a)

### Introduction:

Pennsylvania's housing stock is one of age with 3,355,638 or 60.4% built prior to 1970. Many of these homes are well maintained and add character to the communities they are located with their period style and special architectural detail, but many fall into disrepair due to the aging owner, loss of income, absentee landlord or abandonment. Pennsylvania also has a large number, 236,410 units or 4.3% of manufactured housing as a means for affordability for many families especially in rural areas. Unfortunately these types of dwellings without good maintenance and upkeep soon deteriorate to become a blighting fact along rural country roads and in small villages. These homes are easier to abandon and leave vacant than constructed housing units.

In the non-entitlement communities, housing rehabilitation and code enforcement are needs expressed by both the personal and professional opinions of the fall 2013 statewide needs survey. This is also documented by the number of CDBG state entitlement communities using CDBG and HOME funding in 2013, 2014 and 2015 for housing rehabilitation and code enforcement. Nearly every non-entitlement county and municipality operating a housing rehabilitation program states that they have a waiting list of residents needing rehabilitation that far outweighs the funding available.

### Definitions

Definitions:

- "Standard Condition" means a dwelling unit that meets all local housing codes; or if there are no local codes, meets all housing quality standards of the Section 8 Existing Housing Programs.
- "Substandard condition" means units while they may be structurally sound, they do not provide safe and adequate shelter, and in their present condition endanger the health, safety, or well-being of the occupants. Such housing has one or more defects, or a combination of potential defects in sufficient number or extent to require considerable repair or rebuilding, or is of inadequate original construction. The defects are either so critical or so widespread that the structure should be extensively repaired or demolished. The estimated cost of the rehabilitation should normally not be less than 25 percent of the value of the property (including land) after rehabilitation. The rehabilitation should be of such scope that, when completed, all the components in the house are operable and should not be anticipated to require any work or major expense over and above normal maintenance for the next five years.
- "Substandard condition suitable for rehabilitation" means a dwelling unit that will have a fair market value, after rehabilitation, greater than the cost of rehabilitation to make the unit standard. The estimated cost of the rehabilitation should normally not be less than 25 percent of the value of the property (including land) after rehabilitation. The rehabilitation should be of such scope that, when completed, all the components in the house are operable and should not

be anticipated to require any work or major expense over and above normal maintenance for the next five years.

- “Vacant occupiable dwelling unit” means a vacant dwelling unit that is in a standard condition; or a vacant dwelling unit that is in a substandard condition, but it is suitable for rehabilitation; or a dwelling unit in any condition that has been occupied (except by a squatter) at any time within the period beginning one year before the date of execution of the agreement by the grantee covering the rehabilitation or demolition.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	889,141	25%	577,102	41%
With two selected Conditions	15,155	0%	26,416	2%
With three selected Conditions	2,681	0%	3,086	0%
With four selected Conditions	132	0%	85	0%
No selected Conditions	2,589,587	74%	789,742	57%
<b>Total</b>	<b>3,496,696</b>	<b>99%</b>	<b>1,396,431</b>	<b>100%</b>

Table 35 - Condition of Units

Data Source: 2006-2010 ACS

### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	244,572	7%	64,658	5%
1980-1999	745,463	21%	218,976	16%
1950-1979	1,313,462	38%	538,388	39%
Before 1950	1,193,199	34%	574,409	41%
<b>Total</b>	<b>3,496,696</b>	<b>100%</b>	<b>1,396,431</b>	<b>101%</b>

Table 36 – Year Unit Built

Data Source: 2006-2010 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	2,506,661	72%	1,112,797	80%
Housing Units build before 1980 with children present	487,050	14%	305,375	22%

Table 37 – Risk of Lead-Based Paint

Data Source: 2006-2010 ACS (Total Units) 2006-2010 CHAS (Units with Children present)

## Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

**Table 38 - Vacant Units**

**Data Source:** 2005-2009 CHAS

## Need for Owner and Rental Rehabilitation

Due to the age of Pennsylvania's housing stock, as described previously, and the age of its population, one can assume that many households have trouble maintaining their homes due to ailing healthy and disabilities. Pennsylvania seniors, especially in the rural areas, pride themselves on attaining homeownership and are not quick to enter into nursing homes or apartment living once homeownership becomes too difficult or expensive. Most existing owner housing rehabilitation programs conducted by the state's grantees find that approximately 60 to 80% of the households served are elderly. Without this assistance, many elderly persons would lose what they worked all their lives to attain - homeownership.

Table 35 shows that 25% of the owner-occupied housing requires at least one condition to be addressed and 43% of rental units have one or more conditions to be addressed. The higher rate for rental assistance is mainly because of absentee landlords or ones who cannot afford the upkeep of the rental units. This is especially true of elderly landlords that purchased the units when they were inexpensive and have low income tenants. As taxes rise as well as utilities, many small town landlords barely charge enough rent to pay these rising costs especially of tenants that have lived in the units for 10 - 25 years. So the landlord puts the rents to these costs and not to maintaining the structures. Also most rural municipalities do not have property maintenance codes, so little can be done by the local officials to have the units repaired.

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

The age of the housing stock is of particular importance in considering the lead-based paint problems in housing. Lead paint and the dust that results from the breakdown of the paint, can lead to serious health issues, including loss of IQ, ADD, ADHD, coma and even death. Lead paint was not banned until 1978; therefore, many of Pennsylvania's homes hold potentially hazardous sources of lead exposure. Based on the percentage of homes built before 1980, 72% of owner-occupied homes and 80% of renter-occupied homes in the Commonwealth are at-risk for lead-based paint hazards, which is significantly higher than the national percentage of homes. Of the housing units built before 1980, children are present in 14% of the owned homes and 22% of rental homes.

## MA-25 Public and Assisted Housing – (Optional)

### Introduction:

DCED does not collect this information from the public housing authorities that service the non-entitlement regions of the state, as the Commonwealth has no authority over them. DCED plans to update its application for the Certificate of Consistency to the Consolidated Plan, so as to gather better information from the PHAs on available units, waiting lists, and homelessness including coordination with the local Continuums of Care. The plan will be updated with the pertinent details when completing the 2015 Action Plan.

### 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	120	1,306	64,154	85,644	2,186	66,715	6,516	5,234	5,725
# of accessible units			33						
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

**Table 39 – Total Number of Units by Program Type**

Data PIC (PIH Information Center)  
Source:

### 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:

Table 39 summarizes the affordable housing stock available through HUD's Public Housing programs. Based on HUD's website, that summarizes all HUD programs, Pennsylvania has 217,259 units of public and assisted housing. During the period from 2009 to 2012, the affordable housing inventory of rental units assisted through all HUD Programs decreased by 5,271 units. However, the LIHTC increased its inventory of assisted units from 41,367 to 43,007 units, an addition of 1640 units over the same period of time.

#### Describe the Restoration and Revitalization Needs of public housing units in the jurisdiction:

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.

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

Not required per state grantee instruction in the Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER version February 14, 2014.



## MA-30 Homeless Facilities – 91.310(b)

### Introduction

In 2013, it is estimated through the annual Point-In-Time count that there were at least 14,547 homeless people in the non-entitlement areas of the state. Starting in October of 2012 and throughout calendar year 2013, DCED successfully transitioned from the Emergency Shelter Grant program which concentrated on providing assistance for shelters to the Emergency Solutions Grant program (ESG) which provided assistance for the person who is experiencing homelessness or is at risk of homelessness. ESG mandated that at least 40% of its funding be provided to rapid rehousing and/or homelessness prevention activities. DCED meets this requirement with their grant allocations and in 2013, \$948,316 was spent to assist 3095 persons in these activities. Shelters also received assistance in 2013 with renovations, operations and essential services. Grantees expended \$2.6 million in assisting 5784 persons needing shelter. With all activities in 2013, 2455 children were assisted in getting a safe and healthy living environment.

Pennsylvania's planning to address homelessness is overseen by the Interagency Council on Homelessness. The purview of the Interagency Council includes a review of all relevant departmental policies, plans and budgets to ensure consistency among, but not limited to the following: Continuums of Care; Community Services, Mental Health, and Substance Abuse Block Grants; County MH/MR Plans; state and local Consolidated Plans; Workforce Investment Act Plans; PHFA tax credit allocation plans; and Homeless Assistance Program plans. The Council also has the authority to review the performance of all relevant state agencies in advancing the state's mission and conforming to the guiding principles.

### Facilities Targeted to Homeless Persons

	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)	848	49	1,225	996	14
Households with Only Adults	833	35	555	1,290	26
Chronically Homeless Households	0	0	0	316	15
Veterans	36	5	95	503	0
Unaccompanied Youth	0	0	0	0	0

**Table 40 - Facilities Targeted to Homeless Persons**

**Data Source** 2014 Housing Inventory Count (HIC)  
**Comments:**

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

DCED through their administration of the Emergency Solutions Grant Program requires successful grantees to utilize mainstream resources to assist in stabilizing a household if warranted. As part of the application process, potential subrecipients must list all of the potential mainstream services they will be contacting in aiding the household to get out of their homelessness. During the evaluation process of the applications, these connections are reviewed and points are awarded based on the number of services an agency plans on utilizing. Most subrecipients use between five and fifteen local mainstream services to address the needs of their clients. Utilization of these services are verified in the case manager's notes when DCED monitors the program. Examples of mainstream services utilized are drug and alcohol services, mental health counseling, career counseling, job services, transportation, child care, and intermediate units that aid in educational needs.

**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.**

DCED administers Emergency Solutions Grant funds that support homeless services and facilities across Pennsylvania. Priority is given to the non-entitlement municipalities of the state, all areas may apply for funding. During the 2011 (Second Allocation) - 2013 program year the ESG funding was awarded to 36 rapid rehousing programs, 13 homeless prevention programs, 27 shelters, and one outreach program throughout the state. Additional services and facilities are funded directly by the direct entitlement jurisdictions with their own ESG funding.

HUD's Continuum of Care program funds services and programs across Pennsylvania as well and DCED is the Collaborative Applicant for the four Balance of State CoCs, though not involved in the decision making process for these funds. Many of these services and facilities coordinate or assist with those funded with ESG.

In addition to the federal funding, the state has a number of programs through the Department of Public Welfare to aid in addressing the needs of the Homeless. The ones most often leveraged with ESG funding are Pennsylvania Transition to Home program (PATH), Housing Assistance Program (HAP), and SOAR.

## MA-35 Special Needs Facilities and Services – 91.310(c)

### Introduction

The Commonwealth of Pennsylvania contains a diversity of programs and services for persons with disabilities and other special needs. These programs are available through multiple state agencies, mostly the Department of Health and the Department of Public Welfare. Each of these separate service systems has plans and information about the variety of facilities and services to meet these needs. Information on their various programs may be found on their respective websites.

### HOPWA Assistance Baseline Table

Type of HOWA Assistance	Number of Units Designated or Available for People with HIV/AIDS and their families
TBRA	446
PH in facilities	13
STRMU	703
ST or TH facilities	0
PH placement	183

Table 41 – HOPWA Assistance Baseline

**Alternate Data Source Name:**

HOPWA Service Utilization Data Set for 2013

**Data Source Comments:**

**To the extent information is available, describe the facilities and services that assist persons who are not homeless but who require supportive housing, and programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing**

The Department of Public Welfare supports programs for individuals with disabilities throughout the state with a focus on individualized care and benefits programs designed to meet the specific needs of each person. From assisted living and personal care homes, to individual supports plans for community services, to Medical Assistance, DPW seeks to meet the needs of individuals with disabilities throughout the community.

The Department's Office of Developmental Programs works with individuals and families to provide supportive services and care for people with cognitive disabilities, especially intellectual disabilities and disorders falling in the autism spectrum. Additionally, the Office of Mental Health and Substance Abuse Services administers programs to support people suffering from mental illness or substance abuse issues, such as a drug or alcohol addiction.

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

Every individual served by the PA DPW Mental Health and Substance Abuse Service system will have the opportunity for growth, recovery and inclusion in their community, have access to culturally competent services and supports of their choice, and enjoy a quality of life that includes family members and friends. The Mental Health and Substance Abuse Service System will provide quality services and supports that:

- Facilitate recovery for adults and resiliency for children;
- Are responsive to individuals' unique strengths and needs throughout their lives;
- Focus on prevention and early intervention;
- Recognize, respect and accommodate differences as they relate to culture/ethnicity/race, religion, gender identity and sexual orientation;
- Ensure individual human rights and eliminate discrimination and stigma;
- Are provided in a comprehensive array by unifying programs and funding that build on natural and community supports unique to each individual and family;
- Are developed, monitored and evaluated in partnership with consumers, families and advocates;
- Represent collaboration with other agencies and service systems.

The Commonwealth is engaged in interagency planning to expand community-based housing opportunities for people with disabilities who are at risk of, or who are currently living in places such as nursing homes, mental health institutions, personal care homes, facilities for people with developmental disabilities, and other forms of congregate residential settings. These individuals face significant barriers to accessing standard housing in the community such as: a lack of affordable accessible housing; difficulties coordinating community-based supportive services; discrimination by public and private landlords due to disabling conditions; and obstacles resulting from criminal histories and insufficient rental histories, often connected to periods of institutionalization and disability.

**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)**

The Commonwealth will continue its interagency planning to expand community-based housing opportunities for people with disabilities and work toward a coordinated process for discharge of these persons into regular society to be as seamless as possible.

While specific use of HOPWA funds is driven by regionally identified needs, there is a broad need for affordable, accessible housing for low-income families affected by HIV disease. Short-term rent, mortgage, and utility payments and tenant-based rental assistance are the most needed services. Other services needed are permanent housing placement, supportive services - case management, and resource identification.

**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))**

Not Applicable

## **MA-40 Barriers to Affordable Housing – 91.310(d)**

### **Negative Effects of Public Policies on Affordable Housing and Residential Investment**

When it comes to public policy, many rural local governments in Pennsylvania do not have zoning codes or land use ordinances so public policy is not a major issue with most of the municipalities affected with the non-entitlement CDBG funding. There are cities and counties though that do have such policies and the Commonwealth is working with these communities in identifying impediments to affordable housing.

State government agencies, led by DCED, have also given significant attention to the issues of land use that often pose barriers to affordable housing. As a result of state legislation and a Governor's Executive Order, the Governor's Center for Local Government Services (GCLGS) has issued a regular report on land use and growth management. This report outlines the Commonwealth's efforts to grow smarter and promote sound land use practices. These reports can be found at: <http://dced.pa.gov>.

In addition to these land use and growth management reports, GCLGS updates its activities through its annual report. That annual report is available at: <http://dced.pa.gov>.

Moreover, GCLGS is the lead agency in state government to assist local governments with community planning, land use issues and the Municipalities Planning Code (MPC). Planning is the springboard for successfully tackling these issues — the MPC provides authority for comprehensive plans and for ordinances like zoning or subdivision and land development to move communities in new, positive directions.

GCLGS assists communities through training and publications. The Planning Series publications can be found at: <http://dced.pa.gov>.

## MA-45 Non-Housing Community Development Assets -91.315(f)

### Introduction

Pennsylvania's diverse economy has a variety of strengths across five main industry sectors, including life sciences, advanced manufacturing and materials, technology, agribusiness and a booming energy sector. Our world-class education and research institutions, along with established industry clusters in these sectors and strategic support from the state government and local and regional partners, have helped Pennsylvania maintain stability and growth during challenging financial times.

Despite relentless, worldwide challenges to U.S. manufacturing, Pennsylvania continues to diversify and develop its manufacturing base to ensure its strength as an economic driver. Today, with 658,000 workers and a top five ranking in manufacturing venture capital investment, new projects and job creation, Pennsylvania's advanced manufacturing sector is the largest part of the Gross State Product. Pennsylvania also continues to be a leader in the life sciences, due in large part to the state's unique blend of world-class educational institutions, a highly-skilled workforce and distinct entrepreneurial spirit.

Shale gas exists beneath approximately 60 percent of Pennsylvania. In fact, the Marcellus Shale is one of eight shale gas formations in Pennsylvania.

### 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	22,960	25,106	2	3	1
Arts, Entertainment, Accommodations	127,848	108,253	11	11	0
Construction	61,545	46,197	5	5	0
Education and Health Care Services	264,696	200,426	22	21	-1
Finance, Insurance, and Real Estate	65,906	39,516	5	4	-1
Information	21,064	14,615	2	2	0
Manufacturing	207,313	189,691	17	20	3
Other Services	47,998	38,974	4	4	0
Professional, Scientific, Management Services	78,893	50,809	7	5	-2
Public Administration	7,707	7,670	1	1	0
Retail Trade	179,020	151,919	15	16	1
Transportation and Warehousing	63,647	56,395	5	6	1
Wholesale Trade	56,278	39,570	5	4	-1
Total	1,204,875	969,141	--	--	--

**Table 42- Business Activity**

Data 2006-2010 ACS (Workers), 2010 Longitudinal Employer-Household Dynamics (Jobs)  
Source:

## Labor Force

Total Population in the Civilian Labor Force	1,744,072
Civilian Employed Population 16 years and over	1,620,555
Unemployment Rate	7.08
Unemployment Rate for Ages 16-24	19.76
Unemployment Rate for Ages 25-65	4.26

**Table 43 - Labor Force**

Data Source: 2006-2010 ACS

Occupations by Sector	Number of People
Management, business and financial	289,102
Farming, fisheries and forestry occupations	59,783
Service	182,256
Sales and office	266,595
Construction, extraction, maintenance and repair	179,997
Production, transportation and material moving	130,118

**Table 44 – Occupations by Sector**

Data Source: 2006-2010 ACS

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	1,049,194	69%
30-59 Minutes	357,506	23%
60 or More Minutes	117,293	8%
<b>Total</b>	<b>1,523,993</b>	<b>100%</b>

**Table 45 - Travel Time**

Data Source: 2006-2010 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	79,960	10,634	83,457
High school graduate (includes equivalency)	572,422	39,457	214,140
Some college or Associate's degree	361,022	19,908	95,316
Bachelor's degree or higher	323,103	9,666	59,901

**Table 46 - Educational Attainment by Employment Status**

Data Source: 2006-2010 ACS

### Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	5,446	8,259	9,094	21,283	59,304
9th to 12th grade, no diploma	42,111	28,007	30,979	76,443	92,065



	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
High school graduate, GED, or alternative	116,694	138,458	203,938	484,190	294,956
Some college, no degree	120,134	68,867	80,900	155,243	64,953
Associate's degree	15,372	41,936	49,199	81,119	15,604
Bachelor's degree	24,661	68,742	70,310	120,851	37,323
Graduate or professional degree	1,508	23,605	33,199	76,517	30,128

**Table 47 - Educational Attainment by Age**

Data Source: 2006-2010 ACS

### Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	0
High school graduate (includes equivalency)	0
Some college or Associate's degree	0
Bachelor's degree	0
Graduate or professional degree	0

**Table 48 – Median Earnings in the Past 12 Months**

Data Source: 2006-2010 ACS

### Based on the Business Activity table above, what are the major employment sectors within the state?

The three largest employment sectors for the Commonwealth are Education and Health Care Services, Manufacturing, and Retail Trade.

### Describe the workforce and infrastructure needs of business in the state.

Pennsylvania also continues to be a leader in the life sciences, due in large part to the state's unique blend of world-class educational institutions, a highly-skilled workforce and distinct entrepreneurial spirit.

- Home to 125 bio-pharma companies and more than 2,000 life sciences-related enterprises.
- Eight of the largest U.S. pharmaceutical companies within a 50-mile radius of Philadelphia.
- Consistently ranked in the top five among states for biotechnology investment, projects, jobs and the overall strength of the industry.

### Describe any major changes that may have an economic impact, such as planned 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.

Shale gas exists beneath approximately 60 percent of Pennsylvania. In fact, the Marcellus Shale is one of eight shale gas formations in Pennsylvania. The first Marcellus Shale well was drilled just seven years

ago, and in June 2011, Pennsylvania became a net exporter of natural gas. In addition to the up-, mid-, and down-stream business opportunities, abundant access to this inexpensive energy source has translated into lower prices for consumers, not only of natural gas but electricity as well. Pennsylvania is not just producing natural gas, it is developing new ways to leverage natural gas and its bi-products to produce petrochemicals used in manufacturing, including locally produced resins for the plastics industry.

### **How do the skills and education of the current workforce correspond to employment opportunities in the state?**

A quality workforce is a critical component of business competitiveness. Those companies with a presence in our state acknowledge our workforce as one of the best. The key to a quality workforce is a quality education. The commonwealth is home to:

- four of the nation's top 50 universities
- eight of the top 50 liberal arts colleges
- three of the top business schools
- two of the top 50 law schools

### **Describe current workforce training initiatives supported by the state. Describe how these efforts will support the state's Consolidated Plan.**

Keystone Works delivers that training and matches unemployment compensation, or UC, claimants with businesses willing to provide on-the-job training in open positions. Claimants receiving training remain eligible for UC benefits, and businesses are eligible to receive incentive payments when certain milestones are met.

The training is in high-priority occupations leading to career-focused employment. Training is Department of Labor & Industry-certified and delivered on site and on the job by businesses with openings to fill.

Businesses participating in Keystone Works pay no wages to the trainee - not even the additional premium cost of providing workers' compensation insurance coverage during the training period. Training can be conducted for up to 24 hours per week for up to eight weeks. Individuals referred to businesses will be prescreened by PA CareerLink® staff to meet the criteria outlined by the business in their training application and plan. Businesses have the opportunity to interview referred individuals to ensure they are an appropriate match. Trainees completing the program will have received up to 192 hours of training, enabling them to be immediately productive if hired.

Businesses who hire trainees receive a monetary incentive for doing so - \$375 every four weeks the trainee is employed full time, up to a total of \$1,500 per trainee hired.

More information about this initiative can be found at: [http://www.portal.state.pa.us/portal/server.pt/community/keystone\\_works/21120](http://www.portal.state.pa.us/portal/server.pt/community/keystone_works/21120)

**Describe any other state efforts to support economic growth.**

In 2012, Governor Corbett launched JOBS1st PA as a comprehensive roadmap to economic recovery that harnessed the state's resources and talents to prioritize private-sector job creation and retention.

The Corbett Administration is encouraging private-sector job growth and putting Pennsylvanians back to work by removing government barriers to job creation, reducing taxes on our families and job-creating businesses, protecting tax-payer dollars with controlled spending and providing an open, transparent, accountable and trustworthy government.

The policies enacted by Governor Corbett have spurred investment in Pennsylvania's future. Fiscal stability, an improved business climate and a growing abundance of low-cost, domestically produced energy has our economy growing.

More information and details about specific projects can be found at: <http://dced.pa.gov> .

## **MA-50 Needs and Market Analysis Discussion**

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

As this Consolidated Plan encompasses the non-entitlement areas of Pennsylvania, there are numerous areas that have households with multiple housing problems though generally not in a concentration. A concentration would be considered where at least 10% of the housing units have the same housing issue. As the lowest level of information that can be attained for this type of information is a Census Tract, and in some cases this will incorporate two or three municipalities of the state, it is difficult to identify any true pattern of concentration. As expected the small cities that are part of the state's program would have the most potential for concentration and through the competitive programs of HOME and ESG, are encouraged to target these areas for housing projects.

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

When looking at Pennsylvania's racial and ethnic numbers as a whole, it would appear that there would be concentrations, more than 10% of the population, of minorities that could be identified. But when one removes the numbers of the entitlement municipalities from these calculations, one finds that for the CDBG program there's only a 5.9% minority population in the non-entitlement municipalities and a 2.7% Hispanic population (according to the 2010 Census). For the HOME program, where some of the smaller cities are not included in the direct entitlement calculations, the percentages increase slightly to 6.4% and 3.5% respectively. The majority of the areas covered by Pennsylvania's programs have less than 10% minority and/or ethnic population.

This cannot be said for the low-income. Pockets of poverty can be found in nearly all of the municipalities eligible for federal funding through Pennsylvania's programs. Most counties have between 30 - 50% low to moderate income residents, though because of the rural nature of most of the counties true concentrations are hard to find unless around more urban areas of the counties.

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

The market varies with the diversity of the regions. In the eastern portion of the state, affordable homeownership is difficult to attain because of the influx of residents from New York and New Jersey. In the west, the homeownership market is good with a large amount of units available but in many cases the condition of the housing is not good. The rental market is deeply affected in the Marcellus Shale regions of the state due to lack of affordable units once landlords can increase their rents to the new labor force in the areas. Pennsylvania's methods of distribution through all of their federal programs are designed to be flexible to meet the needs of each specific community and allow the units of local government to determine which needs are priorities and need addressed with the funding.

**Are there any community assets in these areas/neighborhoods?**

There are many community assets available in some of the neighborhoods especially those around an urban area. Attributes such as higher education facilities, hospitals, tourist areas and major manufacturing sites are some of the assets that can be found in the more populated municipalities of the non-entitled communities. Unfortunately the majority of the area covered by the rest of the rural municipalities, few assets are available. This is most prevalent in terms of employment, public transportation, and affordable housing.

Pennsylvania encourages its grantees to capitalize on these assets with its Targeting, Leveraging, and Impact criteria for the HOME program. It prioritizes applications that target specific populations, whether geographically or demographically, encourages leveraging of the assets of the communities, and identifies the impact the project will make on the population or community.

**Are there other strategic opportunities in any of these areas?**

None

# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

This Consolidated Plan establishes eleven goals for the state of Pennsylvania. In pursuing these goals, the Commonwealth has also established priorities for the use of its resources. Those priorities emphasize targeting of activities, leveraging other resources and public investments, and promoting community changing impact.

#### Goals:

1. Improve the quality of housing stock through rehabilitation of existing single family and multi-family units.
2. Aid individuals and families with finding affordable living environments through new rental units and rental assistance.
3. Assist individuals and families in obtaining the necessary public services to improve their quality of life.
4. Provide flexibility to local government officials to meet the needs of their municipalities in preserving neighborhoods and communities by providing critical assistance for public infrastructure and community facility projects.
5. Provide the necessary assistance for local government officials to clear and demolish substandard units to rid their communities of hazards to the health and safety of its residents.
6. Provide the necessary rental assistance for persons suffering with HIV/AIDS to be able to find affordable housing.
7. Through coordination with the Continuum of Care, the state will address the housing needs of the homeless and provide necessary supportive services to help them attain stability.
8. Further fair housing and address impediments to housing choice.
9. Develop economic opportunities to improve the economic environment of the state especially in the rural areas.
10. Assist families and individuals to become home buyers and encourage stability in local communities.
11. Build capacity of community-based organizations and local governments to meet the needs of their residents and encouraging planning.

## SP-10 Geographic Priorities – 91.315(a)(1)

### Geographic Area

Table 49 - Geographic Priority Areas

1	Area Name:	Pennsylvania Act 179 Formula
	Area Type:	Units of General Local Government
	Other Target Area Description:	Units of General Local Government
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	
2	Area Name:	HOME Non-HUD Entitlement Jurisdictions
	Area Type:	Units of General Local Government
	Other Target Area Description:	Units of General Local Government
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	
3	Area Name:	PA 507 Altoona/Central Pennsylvania Continuum of Care
	Area Type:	Homeless Provider Network
	Other Target Area Description:	Homeless Provider Network
	HUD Approval Date:	

	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
<b>4</b>	<b>Area Name:</b>	PA 509 Allentown/Northeast Pennsylvania Continuum of Care
	<b>Area Type:</b>	Homeless Provider Network
	<b>Other Target Area Description:</b>	Homeless Provider Network
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
<b>5</b>	<b>Area Name:</b>	PA 601 Southwest Pennsylvania Continuum of Care
	<b>Area Type:</b>	Homeless Provider Network
	<b>Other Target Area Description:</b>	Homeless Provider Network
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	



	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?	
6	Area Name:	PA 602 Northwest Pennsylvania Continuum of Care
	Area Type:	Homeless Provider Network
	Other Target Area Description:	Homeless Provider Network
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	
7	Area Name:	PA - HOPWA 7 Regional Grantees and the Allentown, Harrisburg, and Bensalem Township EMSAs
	Area Type:	Other
	Other Target Area Description:	Other
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	

8	Area Name:	PA 509 Pennsylvania Eastern Continuum of Care
	Area Type:	Pennsylvania Balance of State
	Other Target Area Description:	Pennsylvania Balance of State
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	
9	Area Name:	PA 601 Pennsylvania Western Continuum of Care
	Area Type:	Pennsylvania Balance of State
	Other Target Area Description:	Pennsylvania Balance of State
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	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?	
10	Area Name:	Housing Trust Fund State-Wide Eligibility
	Area Type:	State-Wide
	Other Target Area Description:	State-Wide – 50% Urban 50% Rural
	HUD Approval Date:	
	% of Low/ Mod:	100%
	Revital Type:	
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	N/A

Include specific housing and commercial characteristics of this target area.	N/A
How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	N/A
Identify the needs in this target area.	Please refer to Needs section of this Plan.
What are the opportunities for improvement in this target area?	N/A
Are there barriers to improvement in this target area?	N/A

### General Allocation Priorities

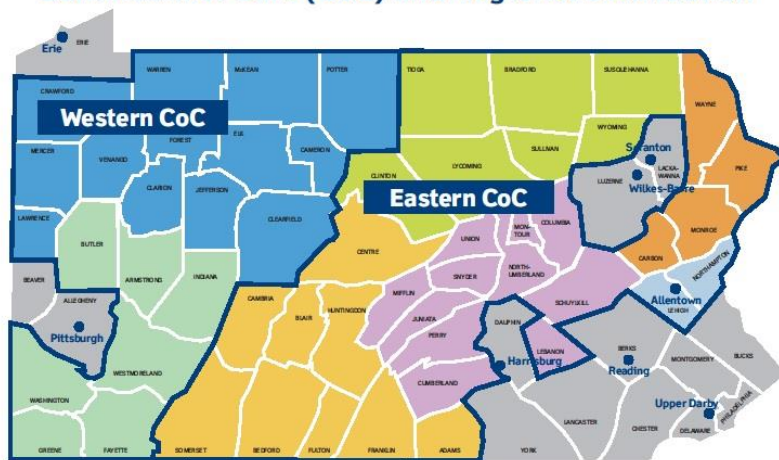
Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA) Pennsylvania's CDBG Entitlement Program is regulated by Pennsylvania Act 179. Target areas within those eligible municipalities are identified by units of general local government.

Pennsylvania does not specifically identify any target areas within its boundaries but requires target areas to be identified by the applicant and provide supporting documentation on their needs assessment in the administration of the competitive programs (CDBG Competitive and HOME.) Target areas are identified by units of general local government by area of greatest need based on eligibility and fundability.

Historically, HOPWA funding for Pennsylvania's Regional Grantees has been distributed primarily in proportion to the number of live AIDS cases in each respective region. Additionally, service utilization patterns have been factored into this distribution. Regional Grantees having and documenting, greater housing needs have been awarded funding beyond the basic proportion of live AIDS cases. Distribution of the estimated HOPWA award in Pennsylvania will use the FY2013-14 funding distribution (a combination of the number of live AIDS cases, service utilization data, and demonstrated need) as a baseline. Since the overall housing picture in Pennsylvania has not changed significantly over the past year, distribution of HOPWA funds will remain consistent for planning purposes. Additionally, the Pennsylvania Department of Health will also serve as grantee and will administer funds on behalf of eligible persons in the designated counties of Carbon, Lehigh, and Northampton in the Allentown-Bethlehem-Easton, PA-NJ EMSA and on behalf of eligible persons in the designated counties of Dauphin, Cumberland and Perry in the City of Harrisburg, PA EMSA and on behalf of eligible persons in the Bucks, Chester and Montgomery counties in the Bensalem Township EMSA. Each Regional Grantee prioritizes needs for its respective region through a formal process reflective of its demographic and epidemiological profile. The Fiscal Agent, will disperse the funds based on the need for the full range of eligible activities. Fiscal Agents issue Requests for Proposals annually, to large organizations and smaller grassroots, faith based and other community organizations to provide the following activities: tenant based rental assistance; short term rent, mortgage, and utility payments; permanent housing placement; supportive services; and resource identification. Supportive services are limited to those eligible under the Ryan White CARE Act of 1990. In addition, each Regional Grantee / Fiscal Agent has

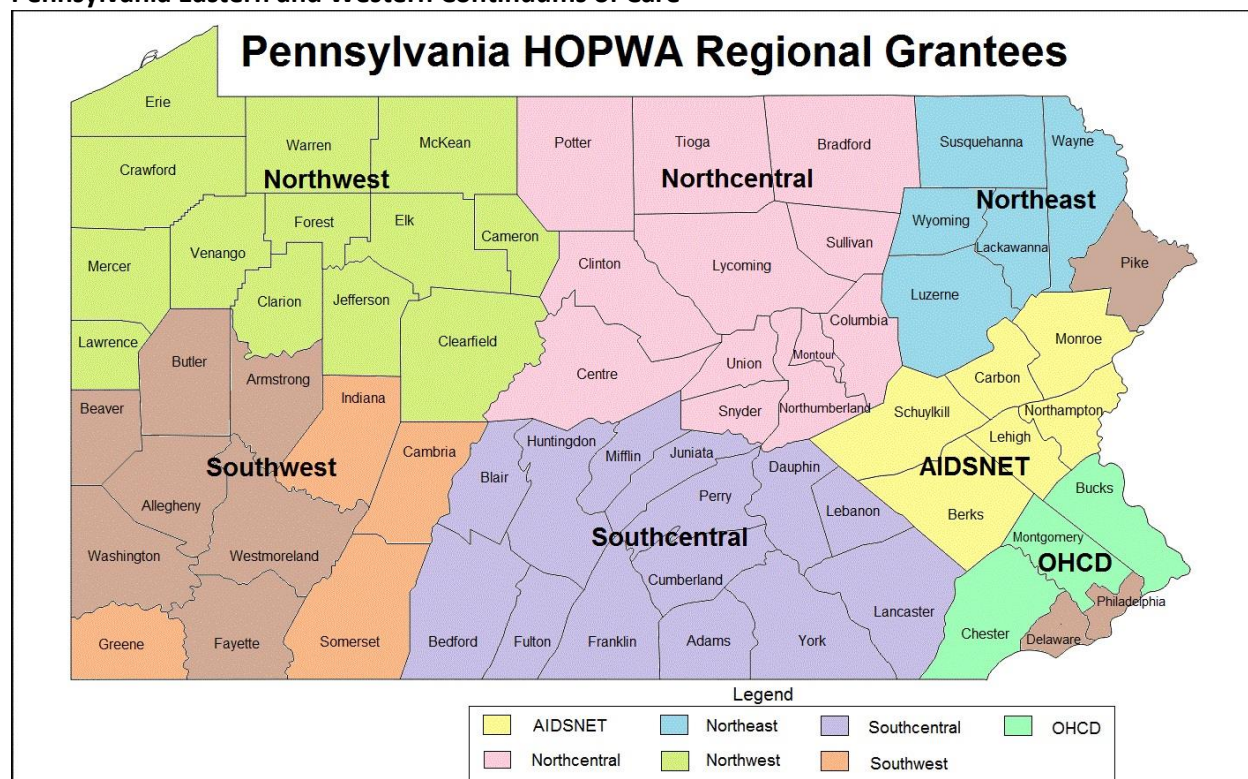
the capacity to distribute patient care funds directly if it is expedient and/or the most cost effective method for service delivery.

### Pennsylvania Balance of State Continuum of Care (CoC) and Regional Distribution



**Boundaries of CoC**

### Pennsylvania Eastern and Western Continuums of Care



### Pennsylvania HOPWA Regional Grantees

Only includes: Cambria, Greene, Indiana, and Somerset Counties in the Southwest region. Does not include Pike County in the Northeast region which is part of the New Jersey Jurisdiction. Does not include the Philadelphia and Delaware Counties in the South East Region.

To the greatest extent feasible, the Agency will allocate resources in the following manner: 50% to urban communities and 50% to suburban/rural communities (as defined in the LIHTC Allocation Plan)

## SP-25 Priority Needs – 91.315(a)(2)

### Priority Needs

Table 50 – Priority Needs Summary

1	<b>Priority Need Name</b>	Acquisition/Disposition of Real Property
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities Clearance and Demolition of Substandard Units Construction of New Rental Units Improve the Economic Environment
	<b>Description</b>	Acquisition of real property that will be developed for a public purpose. Used for the CDBG-funded purchase of real property on which, for example, a public facility or housing will be constructed. Costs related to the sale, lease, or donation of real property acquired with CDBG funds or under urban renewal. These include the costs of temporarily maintaining property pending disposition and costs incidental to disposition of the property.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
2	<b>Priority Need Name</b>	Clearance and Demolition
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Clearance and Demolition of Substandard Units Construction of New Rental Units Improve the Economic Environment
	<b>Description</b>	Clearance or demolition of buildings/improvements, or the movement of buildings to other sites.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-50 Non-Housing Community Development Needs.
3	<b>Priority Need Name</b>	Public Facilities Senior Centers
	<b>Priority Level</b>	Low

	<b>Population</b>	Low Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Non-housing Community Development
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of facilities (except permanent housing) for seniors. May be used for a facility serving both the elderly and the handicapped provided it is not intended primarily to serve persons with handicaps.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
<b>4</b>	<b>Priority Need Name</b>	Public Facilities Handicapped Center
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of centers, group homes, and other facilities (except permanent housing) for the handicapped. May be used for a facility serving both the handicapped and the elderly provided it is not intended primarily to serve the elderly.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
<b>5</b>	<b>Priority Need Name</b>	Public Facilities Homeless Facilities
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of temporary shelters and transitional housing for the homeless, including battered spouses, persons with mental disability, runaway children, drug offenders, and parolees. This also includes operational costs for the shelter and essential services provided to the residents of the shelters.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-40 Homeless Needs Assessment.
6	<b>Priority Need Name</b>	Public Facilities Youth Centers
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of facilities intended primarily for young people age 13 to 19. These include playground and recreational facilities that are part of a youth center.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
7	<b>Priority Need Name</b>	Public Facilities Neighborhood Facilities
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government



	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of facilities that are principally designed to serve a neighborhood and that will be used for social services or for multiple purposes (including recreation). Such facilities may include libraries and community centers.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
8	<b>Priority Need Name</b>	Public Facilities Parks, Recreational Facilities
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Non-housing Community Development
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Development of open space areas or facilities intended primarily for recreational use. Also improvements to the facilities to allow for persons with disabilities.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-50 Non-Housing Community Development Needs.
9	<b>Priority Need Name</b>	Public Facilities Parking Facilities
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of parking lots and parking garages. Also included if the primary purpose of rehabilitating a public facility or carrying out a street improvement activity is to improve parking.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
10	<b>Priority Need Name</b>	Public Facilities Solid Waste Disposal Improvement

	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction or rehabilitation of solid waste disposal facilities.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
11	<b>Priority Need Name</b>	Public Facilities Flood Drainage Improvements
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of flood drainage facilities, such as retention ponds or catch basins.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
12	<b>Priority Need Name</b>	Public Facilities Water/Sewer Improvements
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Installation or replacement of water lines, sanitary sewers, storm sewers, and fire hydrants. Costs of street repairs (usually repaving) made necessary by water/sewer improvement activities are included.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-50 Non-Housing Community Development Needs.
13	<b>Priority Need Name</b>	Public Facilities Street Improvements
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Installation or repair of streets, street drains, storm drains, curbs and gutters, tunnels, bridges, and traffic lights/signs. Improvements that include landscaping, street lighting, and/or street signs (commonly referred to as “streetscaping”) and sidewalk improvements are part of more extensive street improvements.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-50 Non-Housing Community Development Needs.
14	<b>Priority Need Name</b>	Public Facilities Sidewalks
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Improvements to sidewalks and sidewalk improvements that include the installation of trash receptacles, lighting, benches, and trees.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
15	<b>Priority Need Name</b>	Public Facilities Child Care Centers
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of facilities intended primarily for children age 12 and under. Examples are daycare centers and Head Start preschool centers.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
16	<b>Priority Need Name</b>	Public Facilities Tree Planting

	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Activities limited to tree planting (sometimes referred to as “beautification”).
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
17	<b>Priority Need Name</b>	Public Facilities Fire Stations/Equipment
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of fire stations and/or the purchase of fire trucks and emergency rescue equipment.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
18	<b>Priority Need Name</b>	Public Facilities Health Facilities
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of physical or mental health facilities. Examples of such facilities include neighborhood clinics, hospitals, nursing homes, and convalescent homes.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
19	<b>Priority Need Name</b>	Public Facilities for Abused & Neglected Children
	<b>Priority Level</b>	Low

	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Acquisition, construction, or rehabilitation of daycare centers, treatment facilities, or temporary housing for abused and neglected children.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
20	<b>Priority Need Name</b>	Public Facilities for AIDS Patients
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Persons with HIV/AIDS Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities Housing and Services for Persons with HIV/AIDS
	<b>Description</b>	Acquisition, construction, or rehabilitation of facilities for the treatment or temporary housing of people who are HIV positive or who have AIDS.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
21	<b>Priority Need Name</b>	Public Facilities General Improvements
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Persons with Physical Disabilities Non-housing Community Development
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	General Public Facility Improvements that do not fit into a more specific category such as activities that assist persons with disabilities by removing architectural barriers from or providing ADA improvements to government buildings (activities that otherwise would not be eligible for CDBG funding).

	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
22	<b>Priority Need Name</b>	Housing Construction of New Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Large Families Families with Children Elderly Public Housing Residents
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Improve Quality of Housing Stock Construction of New Rental Units Further Fair Housing and Address Impediments
	<b>Description</b>	Construction of new housing units
	<b>Basis for Relative Priority</b>	Identified priority for very low- and extremely low-income rental opportunities. New construction for homeownership remains a low priority.
23	<b>Priority Need Name</b>	Housing Direct Homeownership Assistance
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assist New Homebuyers Further Fair Housing and Address Impediments Housing and Services for Persons with HIV/AIDS
	<b>Description</b>	Homeownership assistance to low-to-moderate income households. Forms of assistance include subsidizing interest rates and mortgage principal, paying up to 50% of down payment costs, paying reasonable closing costs, acquiring guarantees for mortgage financing from private lenders, and financing the acquisition by LMI households of the housing they already occupy. If housing counseling is provided to households receiving direct homeownership assistance, the counseling is considered part of the activity.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-10 Housing Needs.
24	<b>Priority Need Name</b>	Housing Rehab Single-Unit Residential
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Units of General Local Government Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Improve Quality of Housing Stock
	<b>Description</b>	Rehabilitation of privately owned, single-unit homes.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-10 Housing Needs.
25	<b>Priority Need Name</b>	Housing Rehab Multi-Unit Residential
	<b>Priority Level</b>	High
	<b>Population</b>	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
	<b>Geographic Areas Affected</b>	Units of General Local Government Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Improve Quality of Housing Stock
	<b>Description</b>	Rehabilitation of privately owned buildings with two or more permanent residential units.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-10 Housing Needs Assessment.
26	<b>Priority Need Name</b>	Economic Development Rehab Commercial Industrial
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate

	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Improve the Economic Environment
	<b>Description</b>	Rehabilitation of commercial/industrial property. If the property is privately owned, CDBG-funded rehab is limited to exterior improvements (generally referred to as “facade improvements”) and correction of code violations
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
27	<b>Priority Need Name</b>	Economic Development Infrastructure Development
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Improve the Economic Environment
	<b>Description</b>	Street, water, parking, rail transport, or other improvements to commercial/industrial sites. Also includes the installation of public improvements, such as the construction of streets to and through commercial/industrial areas. Activities must be carried out by the grantee or by non-profits.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
28	<b>Priority Need Name</b>	Economic Development Direct Financial Assistance
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Improve the Economic Environment
	<b>Description</b>	Financial assistance to for-profit businesses to (for example) acquire property, clear structures, build, expand or rehabilitate a building, purchase equipment, or provide operating capital. Forms of assistance include loans, loan guarantees, and grants.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
29	<b>Priority Need Name</b>	Public Services Senior Services
	<b>Priority Level</b>	Low



	<b>Population</b>	Extremely Low Low Moderate Elderly Elderly Frail Elderly
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services for the elderly. May be used for an activity that serves both the elderly and the handicapped provided it is not intended primarily to serve persons with handicaps.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
30	<b>Priority Need Name</b>	Public Services Handicapped Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services for the handicapped, regardless of age.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
31	<b>Priority Need Name</b>	Public Services Legal Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assist New Homebuyers Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Services providing legal aid to low and moderate-income (LMI) persons.

	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
32	<b>Priority Need Name</b>	Public Services Youth Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services for young people age 13 to 19 that include, for example, recreational services limited to teenagers and teen counseling programs. Also includes counseling programs that target teens but include counseling for the family as well.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
33	<b>Priority Need Name</b>	Public Services Transportation Systems
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	General transportation services.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
34	<b>Priority Need Name</b>	Public Services Substance Abuse Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Persons with Alcohol or Other Addictions
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Substance abuse recovery programs and substance abuse prevention/education activities.

	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
35	<b>Priority Need Name</b>	Public Services for Battered and Abused Persons
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Families with Children Individuals Families with Children Victims of Domestic Violence Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services for battered and abused persons and their families.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
36	<b>Priority Need Name</b>	Public Services Employment Training
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Improve the Economic Environment Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Assistance to increase self-sufficiency, including literacy, independent living skills, and job training.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
37	<b>Priority Need Name</b>	Public Services Crime Awareness/Prevention
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government

	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Promotion of crime awareness and prevention, including crime prevention education programs and paying for security guards
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
38	<b>Priority Need Name</b>	Public Services Tenant/Landlord Counseling
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Counseling to help prevent or settle disputes between tenants and landlords.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
39	<b>Priority Need Name</b>	Public Services Child Care Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services that will benefit children (generally under age 13), including parenting skills classes.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
40	<b>Priority Need Name</b>	Public Services Health Services
	<b>Priority Level</b>	Low

	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Services addressing the physical health needs of residents of the community.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
41	<b>Priority Need Name</b>	Public Services for Abused and Neglected Children
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Daycare and other services exclusively for abused and neglected children.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
42	<b>Priority Need Name</b>	Public Services Mental Health Services
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Services addressing the mental health needs of residents of the community
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
43	<b>Priority Need Name</b>	Public Services Subsistence Payments
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Middle Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	One-time or short-term (no more than three months) emergency payments on behalf of individuals or families, generally for the purpose of preventing homelessness. Examples include utility payments to prevent cutoff of service and rent/mortgage payments to prevent eviction.
	<b>Basis for Relative Priority</b>	HOPWA 7 Regional Coalitions have determined this is an activity of high priority in NA-45 Non-Homeless Needs Assessment.
44	<b>Priority Need Name</b>	Public Services Homeownership Assistance not direc
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assist New Homebuyers Further Fair Housing and Address Impediments
	<b>Description</b>	Homeowner down payment assistance provided as a public service. If housing counseling is provided to those applying for down payment assistance, the counseling is considered part of the activity. Assistance provided must meet the low/mod housing national objective.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-10 Housing Needs Assessment.
45	<b>Priority Need Name</b>	Public Services Rental Housing Subsidies
	<b>Priority Level</b>	High
	<b>Population</b>	Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Units of General Local Government

	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Housing and Services for Persons with HIV/AIDS Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Tenant subsidies exclusively for rental payments for more than three months.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of high priority in NA-10 Housing Needs Assessment.
46	<b>Priority Need Name</b>	Public Services Security Deposits
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Housing and Services for Persons with HIV/AIDS Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Tenant subsidies exclusively for payment of security deposits.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-10 Housing Needs.
47	<b>Priority Need Name</b>	Public Services Housing Counseling
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents
	<b>Geographic Areas Affected</b>	Units of General Local Government

	<b>Associated Goals</b>	Assist New Homebuyers Further Fair Housing and Address Impediments Housing and Services for Persons with HIV/AIDS Public Services for LMI Households (Non-ESG) Rental Assistance and Services for the Homeless
	<b>Description</b>	Housing counseling for renters, homeowners, and/or potential new homebuyers that is provided as an independent public service (i.e., not as part of another eligible housing activity).
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-10 Housing Needs.
48	<b>Priority Need Name</b>	Public Services Neighborhood Cleanups
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Public Services for LMI Households (Non-ESG)
	<b>Description</b>	One-time or short-term efforts to remove trash and debris from neighborhoods. Examples of legitimate uses of this code include neighborhood cleanup campaigns and graffiti removal
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
49	<b>Priority Need Name</b>	Public Services Food Banks
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Costs associated with the operation of food banks, community kitchens, and food pantries, such as staff costs, supplies, utilities, maintenance, and insurance
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
50	<b>Priority Need Name</b>	Public Services Operating Costs of Homeless/AIDS
	<b>Priority Level</b>	Low



	<b>Population</b>	Extremely Low Low Moderate Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Homeless Provider Network Homeless Provider Network Homeless Provider Network Units of General Local Government Homeless Provider Network Other
	<b>Associated Goals</b>	Housing and Services for Persons with HIV/AIDS Rental Assistance and Services for the Homeless
	<b>Description</b>	Costs associated with the operation of programs for the homeless or for AIDS patients, such as staff costs, utilities, maintenance, and insurance. Because payment of operating costs for these programs is a public service under CDBG, all CDBG expenditures are included in the calculation of the Public Services cap.
	<b>Basis for Relative Priority</b>	HOPWA 7 Regional Grantees non-entitlement have determined this is an activity of low priority in NA-45 non-homeless needs assessment.
51	<b>Priority Need Name</b>	Public Services Other
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Public Services for LMI Households (Non-ESG)
	<b>Description</b>	Used for public services activities that do not fall under a more specific public service category. An example of a legitimate use of this code is referrals to social services.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
52	<b>Priority Need Name</b>	Code Enforcement

	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Improve Quality of Housing Stock
	<b>Description</b>	Salaries and overhead costs associated with property inspections and follow-up actions (such as legal proceedings) directly related to the enforcement (not correction) of state and local codes.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
53	<b>Priority Need Name</b>	Non-Residential Historic Preservation
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Assistance for Public Infrastructure & Facilities
	<b>Description</b>	Rehabilitation of historic buildings for non-residential use. Examples include the renovation of an historic building for use as a neighborhood facility, as a museum, or by an historic preservation society.
	<b>Basis for Relative Priority</b>	Units of general local government have determined this is an activity of low priority in NA-50 Non-Housing Community Development Needs.
54	<b>Priority Need Name</b>	Housing for Low Income HIV/AIDS clients
	<b>Priority Level</b>	High
	<b>Population</b>	Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Other
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments Housing and Services for Persons with HIV/AIDS
	<b>Description</b>	Housing for Low Income HIV/AIDS clients
	<b>Basis for Relative Priority</b>	HOPWA 7 Regional Grantees non-entitlement have determined this is an activity of high priority in NA-45 non-homeless needs assessment.
55	<b>Priority Need Name</b>	Fair Housing Activities

	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Mentally Ill Chronic Substance Abuse Persons with HIV/AIDS Unaccompanied Youth 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
	<b>Geographic Areas Affected</b>	Units of General Local Government Units of General Local Government
	<b>Associated Goals</b>	Further Fair Housing and Address Impediments
	<b>Description</b>	Mandatory and additional activities that local governments must conduct annually in an effort to elevate impediments to housing choice in their communities.
	<b>Basis for Relative Priority</b>	As Pennsylvania puts an emphasis on all persons having the choice to live where they choose, activities to further Fair Housing especially in the rural areas of the state where knowledge of the law may not be as well known, are crucial in removing the impediments and providing affordable housing to all residents.
56	<b>Priority Need Name</b>	Capacity Building through Admin & Planning
	<b>Priority Level</b>	Low
	<b>Population</b>	Other
	<b>Geographic Areas Affected</b>	Units of General Local Government
	<b>Associated Goals</b>	Building Local Capacity
	<b>Description</b>	Another important priority of the Consolidated Plan is the need to improve the capacity of local governments and community development organizations to identify the true needs of their community, plan how best to address these needs and then to be able to administer the various funding programs necessary to accomplish the goal in full compliance of all regulations.
	<b>Basis for Relative Priority</b>	As this is ongoing with all subrecipients, it doesn't need to be a high level priority.

**Narrative (Optional)**

Priorities for the use of CDBG entitlement funding is determined by the local governmental unit.

## SP-30 Influence of Market Conditions – 91.315(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)	Due to a shortfall of publicly owned affordability housing units in most of the rural areas of Pennsylvania, there is a need for TBRA to allow low-income residents to find affordable privately owned housing units. TBRA allocation to Pennsylvania Housing Finance Agency is determined on a yearly basis by examining the need based on previous years demand.
TBRA for Non-Homeless Special Needs	HUD HOPWA Housing affordability is problematic due largely in part to the Marcellus Shale Natural Gas industry. This industry has increased the demand for housing dramatically, whereas landlords are asking unreasonable and high monthly rent amounts; renting to the industry workers who have a high housing allowance. Additionally, the industry has driven up the demand and cost of housing in the counties served through HOPWA funds. This results in a major barrier for achieving stable housing for Persons living with HIV/AIDS who have limited income. This also limits the housing options for clients. If clients do not have enough income to pay their share of rent, there is the potential for them to become homeless, missing out on an important opportunity at stabilizing their housing and health. Regional Grantees participate with the housing advocacy groups that work to influence policies that increase affordable housing stocks and other initiatives that increase housing vouchers and funding for housing subsidies. In addition, many of the Regional Grantees work to educate state and local legislators on the importance of affordable housing as it especially impacts clients access to life-saving care.
New Unit Production	Pennsylvania continues to allocate funding to PHFA in the development of low-moderate income rental units as there continues to be a high demand especially in the rural areas of the state. In the Marcellus Shale areas of the state, taxes and drilling licenses are collected to assist in the provision of necessary resources for affordable rental unit development. HTF funds will specifically be used to target rehabilitation and construction of affordable housing units to very low- and extremely low-income households. DCED, based on the available housing resources for homeownership, has placed new construction of single family housing units for homeownership as a low priority, except when targeted to meet the needs of very low- and extremely low-income households.
Rehabilitation	<p>There continues to be a high demand of single family homeowner occupied units requesting/requiring housing rehabilitation. The non-entitlement areas of the state tend to have more of a need for homeowner rehabilitation due to the age of the housing and resources available for code compliance. Especially for the elderly and disabled population who are relying on fixed incomes to maintain their homes and continue to live independently. DCED considers this to be a high priority and will continue to utilize the majority of their HOME funding for this activity type.</p> <p>Also there continues to be a need to rehabilitate older multi-family units to keep them affordable for low income housing. PHFA allows for this activity through their tax credit program and through the use of HOME funds received from the Commonwealth. The use of HTF funding for this type of activity will also be encouraged.</p>

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Acquisition, including preservation	In areas of Pennsylvania that have a high vacancy rate, or homes available for sale, acquisition with rehabilitation is the chosen method of homeownership program. DCED has placed a priority on acquisition for resale as opposed to new construction. Units of local government as part of a slum and blight initiative program to revitalize their communities will identify potential structures to be acquired as a means for clearance of a health and safety violation.

**Table 51 – Influence of Market Conditions**

## SP-35 Anticipated Resources - 91.315(a)(4), 91.320(c)(1,2)

### Introduction

The Commonwealth is expecting a total of \$61,104,622 of federal funding in 2014 in the CDBG, HOME, HOPWA and ESG grant programs and a total of \$239,200,000 over the next five years to be used for the needs of the non-entitled communities in Pennsylvania. These funds will be used to address many different needs across the state as determined by the units of local government. The Commonwealth doesn't formally place any other resources to be used directly with these funds but rather allows the local government to package their own projects which could include the use of other federal resources, state, local and private funding. In all programs requiring match, the requirement is met.

### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder 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	38,158,835	0	0	38,158,835	152,000,000	2014 - 2018 allocations
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	15,511,156	0	0	15,511,156	60,000,000	2014 - 2018 allocations plus \$298,637 from Upper Darby

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	2,385,518	0	227,691	2,613,209	7,200,000	2014 - 2018 Pennsylvania allocation of \$1,294,561 plus funds from Allentown Eligible Metropolitan Statistical Area (EMSA) (Pennsylvania's share of Allentown's entitlement is \$288,390 and Harrisburg EMSA of \$291,022). Bensalem Township EMSA amount of 511,545 was added.
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	5,049,113	0	0	5,049,113	20,000,000	2014 - 2018 allocations



Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - federal	Acquisition Admin and Planning Economic Development Financial Assistance Homebuyer assistance Homeowner rehab Housing Multifamily rental new construction Multifamily rental rehab New construction for ownership Permanent housing in facilities Permanent housing placement Public Improvements	313,155	0	0	313,155	56,667,888	Grants for federally designated disaster areas impacted by Tropical Storm Lee and Hurricane Irene and Sandy.
Other	public - federal	Acquisition Homebuyer assistance Homeowner rehab Housing Multifamily rental new construction Multifamily rental rehab New construction for ownership	2,321,114	0	0	2,321,114	5,574,714	Pennsylvania's Neighborhood Stabilization Program (NSP) is generating program income from the sale of properties.
National Housing Trust Fund	Public-federal	Acquisition Admin and Planning Multifamily rental new construction Multifamily rental rehab	3,868,768	0	0	3,868,768	11,606,304	2016-2018 allocations.

**Table 52 - 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**

HOME Match requirement of 25% will be satisfied primarily by Pennsylvania Housing Finance Agency utilizing Tax Credits, Cash non-Federal, Charges and Bond Financing. Units of General Local Government (UGLG) may also contribute to Pennsylvania's match requirement providing match such as Act 137 - housing fees attached to mortgages (state) and local financial institutions (private).

Emergency Solutions Grant (ESG) Match requirement is 100%. Pennsylvania requires grantees to match 100% of their sub-award grant amount. Grantees are using Homeless Assistance Program (HAP - State), United Way (Local), Pennsylvania Coalition Against Domestic Violence (PCADV - State), Federal Emergency Management Agency (FEMA - Federal), Human Services Development Fund (HSDV - Federal), Low Income Home Energy Assistance Program (LIHEAP - Federal), Victims of Crime Act (VOCA - Federal), Community Development Block Grant (CDBG - Federal), Pennsylvania continuum of Care (COC - Federal), in-kind contributions and cash donations (Local). Pennsylvania's administration and data collection is matched using general government operations.

CDBG federal funds will be leveraged by local municipalities using Pennsylvania Infrastructure Investment Authority (PENNVEST - Federal and State), United States Department of Agriculture (USDA - Federal), Neighborhood Assistance Program tax credits (NAP - state), Keystone Communities (State), Act 137 - housing fees attached to mortgages (state), in-kind contributions, cash donations and general government operations. The HOPWA Program uses the Ryan White PART B funds as leveraged funding to assist the clients receiving HOPWA services. There are no matching requirements in the Pennsylvania HOPWA Program.

Although the Housing Trust Fund (HTF) does not require a match, funds will be used to leverage from the PHFA administered federal Low Income Housing Tax Credit projects in Pennsylvania to increase the number of units set aside for very low- and extremely low-income tenants in the proposal.

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

The state of Pennsylvania does not provide state owned land or property for use with CDBG, HOME, ESG or HOPWA federal funds. Pennsylvania units of general local government may provide locally owned land or property for projects on a grant by grant basis.

**Discussion**

The Pennsylvania Housing Finance Agency (PHFA) is contractually required to provide the required match for the Commonwealth's HOME match requirement. PHFA accomplishes this through the use of their Tax Credit Program for all the new construction multi-family rental projects. In most years the match requirement is superseded and the extra is banked for use in future years.

## SP-40 Institutional Delivery Structure – 91.315(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
PENNSYLVANIA	Departments and agencies	Economic Development Homelessness Non-homeless special needs Ownership Planning Rental neighborhood improvements public facilities public services	State
PENNSYLVANIA	Other	Economic Development Homelessness Non-homeless special needs Ownership Planning Rental neighborhood improvements public facilities public services	Other
PENNSYLVANIA DEPARTMENT OF HEALTH	Departments and agencies	Non-homeless special needs public services	State
PENNSYLVANIA HOUSING FINANCE AGENCY	Departments and agencies	Public Housing Rental	State

**Table 53 - Institutional Delivery Structure**

### Assess of Strengths and Gaps in the Institutional Delivery System

There are no gaps in the institutional delivery system of the federal programs that the Commonwealth receives. All areas of the strategic plan are covered by the organization best equipped to carry out the specific priority. Act 179 dictates the use of an entitlement type of program for the counties, cities, town, boroughs, and townships of the state that meet the requirements. These units of local government best know the needs of their communities in terms of affordable housing, community development, public services and economic development.

In terms of rental housing and new construction the PHFA is better suited to accomplish the plan's goals. DCED will administer the HOME Program but will transfer a portion of the Commonwealth's allocation to the Pennsylvania Housing Finance Agency (PHFA) as a sub-recipient to administer large (ten units or more) rental projects and homebuyer projects. PHFA will use 35 percent of these funds for

rental housing construction and development. PHFA will perform the necessary serves on all HOME projects requiring underwriting. The balance of the HOME funds will be administered by DCED through a competitive application process in a joint review between PHFA and DCED. The capacity of the applicant and nature of the project will be determining factors in the recommendation for funding. Ten percent of HOME funds may be used for administrative costs. DCED will share these costs with PHFA and the local administrators. PHFA will be administering the HTF program under the authority the Pennsylvania Act 105 of 2010 which also established the Pennsylvania Housing Affordability and Rehabilitation Enhancement Fund (PHARE).

Strengths for the HOPWA grant year, the program enabled 575 households to make housing affordable and they established and/or maintained a stable living environment in housing that is decent, affordable, safe and sanitary. Thus, the clients have an improved quality of life and increased housing stability for their families. The goal is to prevent homelessness and provide housing stability for clients who are HIV/AIDS infected. Overall, for the 2013 HOPWA grant year, the state of Pennsylvania achieved 95.38% of all clients receiving HOPWA housing assistance maintained or established a stable living situation. This allows clients to focus on their health, well-being and maintain an effective HIV/AIDS treatment and medication regimen. Gaps - Regional grantees have historically cited affordable, accessible, and non-discriminatory housing as a priority need of people living with HIV/AIDS in Pennsylvania. The majority of individuals served with HOPWA funding are living at or below the poverty level, are Medicaid eligible, and receive other health and human services. Because people with HIV disease are increasingly poorer and are living longer, their needs continue to shift from services related to dying and death to longer-term basic needs such as housing. In PA's rural communities, safe and affordable housing is a rare commodity. There is little incentive for landlords to improve housing quality. Additionally, because of societal stigma, people living with HIV disease are reluctant to disclose their status in rural communities. The housing of people with HIV/AIDS is increasingly an issue of poverty, mental health and substance abuse. Housing affordability is problematic and is a barrier due largely in part to the Marcellus Shale Natural Gas industry. This industry has increased the population dramatically, along with rapid economic growth whereas landlords are asking unreasonable and high monthly rent amounts; renting to the industry workers who have a high housing allowance and thus, has severely limited the supply of available affordable housing options. It is difficult to achieve stable housing for clients who have limited income. Limited housing availability also increases the cost of what housing is available.

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

<b>Homelessness Prevention Services</b>	<b>Available in the Community</b>	<b>Targeted to Homeless</b>	<b>Targeted to People with HIV</b>
<b>Homelessness Prevention Services</b>			
Counseling/Advocacy	X	X	
Legal Assistance	X	X	
Mortgage Assistance	X		X
Rental Assistance	X	X	X
Utilities Assistance	X	X	X

Street Outreach Services			
Law Enforcement	X		
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS	X	X	X
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X	X	
Other			

**Table 54 - Homeless Prevention Services Summary**

**Describe the extent to which services targeted to homeless person and persons with HIV and mainstream services, such as health, mental health and employment services are made available to and used by homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families and unaccompanied youth) and persons with HIV within the jurisdiction**

In terms of the Emergency Solutions Grant Program, coordination with Mainstream Resources is mandated. Subrecipients must develop and implement standard policies and procedures for coordination among providers of homeless services, as well as mainstream service and housing providers who offer services for which ESG clients may qualify. (Mainstream services include cash and food assistance and human service programs administered through the Departments of Public Welfare, Health, and Labor & Industry.)

Minimum Standards: The policies shall encompass all providers and programs listed in Sections 576.400 (b) and (c) of HUD regulations to maximize and leverage a comprehensive and seamless service delivery system for ESG clients in order to promote their successful transition from the program.

With HOPWA, case managers conduct a thorough assessment of the current state of who, what, when, and why a person is experiencing a need for housing. A one-to-one informal counseling is done to develop a housing plan with the client. Clients are linked to financial, medical, behavioral health, and other support services, along with referrals that are made to community resources such as consumer credit counseling to assist in preventing homelessness. Clients that are homeless are referred to shelters. Appointments are then set to develop a housing plan and link clients with resources that will assist in obtaining safe and affordable housing, as well as other services that may be necessary to

stabilize their living situation. This is a step by step process with the goal and plan for the client to obtain stable housing.

**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**

For the ESG Program, successful performance of the program's goals will also be measured by evidence that the subrecipient has coordinated with the local Continuum of Care (CoC) to ensure that ESG activities are consistent with CoC's strategies and objectives for preventing and ending homelessness. The impact of ESG funds will ultimately be reported by CoCs through Point-in-Time counts and through other data collected by HUD. In addition, subrecipients are to ensure coordination with other local organizations that are planning and carrying out activities related to prevention, rapid re-housing and to link participants to other mainstream resources. This practice assists in providing a seamless delivery system to the homeless of Pennsylvania.

The only gap that can be found in this system is when the shelter or vendor is not actively involved in the process of the CoC. Under the new Hearth Act regulations, the CoCs will be more involved with the ESG grantees, which will aid in the development of needs and goals of the CoCs.

HOPWA case managers frequently review client housing agreements to encourage compliance resulting in stable housing. They have put a significant effort into budget counseling and significant time to build trust with their clients. Case Managers stress the importance of becoming more independent, responsible, and accountable to the clients with the goal of reducing homelessness within the HIV/AIDS community. Working with the client daily, weekly, monthly or quarterly is determined by their level of medical and housing needs. It also includes phone calls to remind clients of appointments, to service providers related to health care, to landlords, and to local public housing representatives. This is to ensure that clients do not miss appointments, do not go without medication, are connected to multiple resources, and all housing needs are satisfied.

**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**

The four PA Balance of State Continuums of Care have combined to create two BOS CoCs, one on the East and one on the West of PA. This will allow for a more unified approach to homelessness based on their regional needs. It also will provide the ability for training and coordination of mandated requirements of the Hearth Act such as coordinated assessment and performance measures, in an cost feasible manner while still allowing the RHABs to retain their autonomous handling of local issues. Hopefully this type of organizational structure will encourage shelters and vendors, who are not actively involved in the CoC to become more active.

For the HOPWA program, case managers maintain their clients stable housing environment by providing appropriate referrals, financial assistance and budget counseling. Follow-up is also offered because

sometimes clients do not maintain their motivation to stay focused on their health and daily living needs. The focus is on ensuring that clients connect with and utilize program services. One of the primary goals of HOPWA assistance is to obtain permanent housing. While there are long waiting lists for Section 8, case managers continue to work with clients to maximize the benefits of other programs to alleviate other financial burdens. The goal is to assist consumers to maintain or to obtain safe, decent, sanitary and affordable housing. By developing a housing plan and working with the clients on realistic housing goals based on their monthly budget, the case manager empowers the client with better decision making. The short-term needs are addressed first, keeping in mind long term goals.



## SP-45 Goals Summary – 91.315(a)(4)

### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Quality of Housing Stock	2014	2018	Affordable Housing Public Housing	HOME Non-HUD Entitlement Jurisdictions Pennsylvania Act 179 Formula	Code Enforcement Housing Rehab Multi-Unit Residential Housing Rehab Single-Unit Residential	CDBG: \$25,497,670 HOME: \$25,690,041 HTF: \$5,803,152	Rental units rehabilitated: 580 Household Housing Unit Homeowner Housing Rehabilitated: 1225 Household Housing Unit
2	Construction of New Rental Units	2014	2018	Affordable Housing Public Housing Homeless Non-Homeless Special Needs	HOME Non-HUD Entitlement Jurisdictions Pennsylvania Act 179 Formula HTF: no geographic target area	Acquisition/Disposition of Real Property Clearance and Demolition Housing Construction of New Housing Housing Rehab Multi-Unit Residential	CDBG: \$500,000 HOME: \$28,859,959 HTF: \$5,803,152	Rental units constructed: 1415 Household Housing Units  Housing for Homeless added: 25 Household Housing Unit  Buildings Demolished: 3 Buildings
3	Public Services for LMI Households (Non-ESG)	2014	2018	Affordable Housing Public Housing Homeless	Pennsylvania Act 179 Formula	Public Services Child Care Services Public Services Crime Awareness/Prevention Public Services Employment Training Public Services Food Banks Public Services Handicapped Services Public Services Health Services Public Services Housing Counseling	CDBG: \$1,200,000 HOME: \$450,000	Public service activities other than Low/Moderate Income Housing Benefit: 4125 Persons Assisted  Tenant-based rental assistance / Rapid Rehousing: 39 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3 (con't)	Public Services for LMI Households (Non-ESG) (con't)	2014	2018	Affordable Housing Public Housing Homeless	Pennsylvania Act 179 Formula	Public Services Legal Services Public Services Mental Health Services Public Services Neighborhood Cleanups Public Services Other Public Services Rental Housing Subsidies Public Services Security Deposits Public Services Senior Services Public Services Subsistence Payments Public Services Substance Abuse Services Public Services Tenant/Landlord Counseling Public Services Transportation Systems Public Services Youth Services Public Services for Abused and Neglected Children Public Services for Battered and Abused Persons		

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Assistance for Public Infrastructure & Facilities	2014	2018	Non-Housing Community Development	Pennsylvania Act 179 Formula	Acquisition/Disposition of Real Property Non-Residential Historic Preservation Public Facilities Child Care Centers Public Facilities Fire Stations/Equipment Public Facilities Flood Drainage Improvements Public Facilities General Improvements Public Facilities Handicapped Center Public Facilities Health Facilities Public Facilities Homeless Facilities Public Facilities Neighborhood Facilities Public Facilities Parking Facilities Public Facilities Parks, Recreational Facilities Public Facilities Senior Centers Public Facilities Sidewalks Public Facilities Solid Waste Disposal Improvement	CDBG: \$85,467,330	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4743340 Persons Assisted  Facade treatment/business building rehabilitation: 24 Business

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
<b>4 (con't)</b>	Assistance for Public Infrastructure & Facilities (con't)	2014	2018	Non-Housing Community Development		Public Facilities Street Improvements Public Facilities Tree Planting Public Facilities Water/Sewer Improvements Public Facilities Youth Centers Public Facilities for AIDS Patients Public Facilities for Abused & Neglected Children		
<b>5</b>	Clearance and Demolition of Substandard Units	2014	2018	Non-Housing Community Development	Pennsylvania Act 179 Formula	Acquisition/Disposition of Real Property Clearance and Demolition	CDBG: \$3,500,000	Buildings Demolished: 85 Buildings
<b>6</b>	Housing and Services for Persons with HIV/AIDS	2014	2018	Affordable Housing Non-Homeless Special Needs	PA - HOPWA 7 Regional Grantees and the Allentown, Harrisburg, and Bensalem Township EMSAs	Housing Direct Homeownership Assistance Housing for Low Income HIV/AIDS clients Public Facilities for AIDS Patients Public Services Housing Counseling Public Services Operating Costs of Homeless/AIDS Public Services Rental Housing Subsidies Public Services Security Deposits	HOPWA: \$9,126,285	HIV/AIDS Housing Operations: 2900 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	Rental Assistance and Services for the Homeless	2014	2018	Affordable Housing Public Housing Homeless	PA 507 Altoona/Central Pennsylvania Continuum of Care PA 601 Southwest Pennsylvania Continuum of Care PA 602 Northwest Pennsylvania Continuum of Care Pennsylvania Act 179 Formula PA 509 Allentown/Northeast Pennsylvania Continuum of Care PA 509 Pennsylvania Eastern Continuum of Care PA 601 Pennsylvania Western Continuum of Care	Public Services Health Services Public Services Housing Counseling Public Services Legal Services Public Services Operating Costs of Homeless/AIDS Public Services Rental Housing Subsidies Public Services Security Deposits Public Services Tenant/Landlord Counseling	ESG: \$23,796,658	Tenant-based rental assistance / Rapid Rehousing: 2500 Households Assisted  Homeless Person Overnight Shelter: 6500 Persons Assisted  Overnight/Emergency Shelter/Transitional Housing Beds added: 45 Beds  Homelessness Prevention: 4500 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
8	Further Fair Housing and Address Impediments	2014	2018	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	HOME Non-HUD Entitlement Jurisdictions Pennsylvania Act 179 Formula	Code Enforcement Fair Housing Activities Housing Construction of New Housing Housing Direct Homeownership Assistance Housing Rehab Multi-Unit Residential Housing Rehab Single-Unit Residential Housing for Low Income HIV/AIDS clients Public Services Homeownership Assistance not direc Public Services Housing Counseling Public Services Neighborhood Cleanups Public Services Rental Housing Subsidies Public Services Security Deposits Public Services Tenant/Landlord Counseling	CDBG: \$250,000	Other: 176 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	Improve the Economic Environment	2014	2018	Non-Housing Community Development Economic Development	Pennsylvania Act 179 Formula	Acquisition/Disposition of Real Property Clearance and Demolition Economic Development Direct Financial Assistance Economic Development Infrastructure Development Economic Development Rehab Commercial Industrial Public Services Employment Training	CDBG: \$535,000	Jobs created/retained: 52 Jobs  Businesses assisted: 8 Businesses Assisted
10	Assist New Homebuyers	2014	2018	Affordable Housing Non-Homeless Special Needs	HOME Non-HUD Entitlement Jurisdictions Pennsylvania Act 179 Formula	Housing Direct Homeownership Assistance Public Services Homeownership Assistance not direc Public Services Housing Counseling Public Services Legal Services	CDBG: \$50,000 HOME: \$500,000	Direct Financial Assistance to Homebuyers: 125 Households Assisted
11	Building Local Capacity	2014	2018	Administration & Planning	HOME Non-HUD Entitlement Jurisdictions Pennsylvania Act 179 Formula	Capacity Building through Admin & Planning	CDBG: \$35,000,000 HOPWA: \$686,924 HOME: \$4,500,000 ESG: \$1,252,455	Other: 176 Other

**Table 55 – Goals Summary**

## Goal Descriptions

1	<b>Goal Name</b>	Improve Quality of Housing Stock
	<b>Goal Description</b>	The poor quality of the housing stock is generally identified as one of Pennsylvania's largest housing problems. By improving the quality of the housing stock through rehabilitation of existing single family and multi-family units, the community sustains its tax base while allowing the current residents to be able to afford their homes.
2	<b>Goal Name</b>	Construction of New Rental Units
	<b>Goal Description</b>	This goal will aid individuals and families with finding affordable living environments through the construction of new rental units. Census data indicate that renters have more housing problems than homeowners. When renters are compared to homeowners of the same household type and income level, the percentage of renters with housing problems is higher than owners. Several rental needs, such as large family units and construction of affordable units in areas where none exist, are critical. Although there are other federal and state resources currently assisting in creating new housing opportunities, the Commonwealth sees a need to add additional funding especially for the smaller developments and special needs housing.
3	<b>Goal Name</b>	Public Services for LMI Households (Non-ESG)
	<b>Goal Description</b>	This goal is to assist individuals and families in obtaining the necessary public services to improve their quality of life and perhaps keep them from homelessness. The Commonwealth encourages local governments and non-profits to provide service-enriched housing that will help low-income residents maintain or achieve greater personal, social, and economic independence and an enhanced quality of life. Providing assistance for low - income households with the proper types of services, provides for the stability of the household and improvement of their living environment.
4	<b>Goal Name</b>	Assistance for Public Infrastructure & Facilities
	<b>Goal Description</b>	Provide flexibility to local government officials to meet the needs of their municipalities in preserving neighborhoods and communities by providing critical assistance for public infrastructure and community facility projects. Broader community development strategies may need to be undertaken to maintain and revitalize neighborhoods that have been in decline or are deteriorated. These efforts may include a variety of activities including sewer and water system improvement, park and recreational facility improvements, road and street reconstruction, storm water and flood protection installation and facade improvements to downtown buildings. The quality of the built environment for villages in rural areas and neighborhoods in more urban areas is critical to the vibrancy of a community.



5	<b>Goal Name</b>	Clearance and Demolition of Substandard Units
	<b>Goal Description</b>	Provide the necessary assistance for local government officials to clear and demolish substandard units to rid their communities of hazards to the health and safety of its residents. Many local government officials across the rural areas of the state and in the more urbanized cities, town, and boroughs have serious problems with blight due to abandoned housing and commercial units. To be able to improve their communities, these dilapidated structures need to be removed and allow the land to be put back into development and the tax base, so as to start revitalization of the community and put pride back into the neighborhoods.
6	<b>Goal Name</b>	Housing and Services for Persons with HIV/AIDS
	<b>Goal Description</b>	Provide the necessary rental assistance for persons suffering with HIV/AIDS to be able to find affordable housing. While specific use of HOPWA funds is driven by regionally identified needs, there is a broad need for affordable, accessible housing for low-income families affected by HIV disease. Short term rent, mortgage, and utility payments and tenant based rental assistance are the most needed services. Other services needed are permanent housing placement, supportive services- case management, and resource identification.
7	<b>Goal Name</b>	Rental Assistance and Services for the Homeless
	<b>Goal Description</b>	Through coordination with the Continuums of Care, the Commonwealth will address the housing needs of the homeless and provide necessary supportive services to help them attain stability. The driving force behind homelessness is often economic/and/or social problems. Subsidies and assistance for housing development programs can help many very low and low-income households overcome their housing problems. However, for the homeless population with little to no income, physical or mental health problems, and/or a variety of addiction problems, housing may often be a secondary issue. While continuing to provide shelter and housing programs for the homeless, the Commonwealth's goal will be to address the economic and social problems as the primary causes and aid the households in their quest for stability. The best way to accomplish this is to coordinate with the existing Continuums of Care to best identify the needs of the homeless in their regions.
8	<b>Goal Name</b>	Further Fair Housing and Address Impediments
	<b>Goal Description</b>	This goal encourages subrecipients to further fair housing in their communities and address the impediments that may be hindering housing choice for the protected classes. The Commonwealth's Consolidated Plan gives priority to projects that benefit low-income households and to projects that promote diversity in housing opportunities or further fair housing within Pennsylvania localities. The Commonwealth will encourage its grantees to meet their requirements under the Fair Housing Act and to identify impediments that impede fair housing choice and remove them from their communities. During the tenure of this Consolidated Plan, the Commonwealth will identify the impediments to housing choice for their subrecipients and provide instruction and technical assistance in eradicating them from the municipalities.

9	<b>Goal Name</b>	Improve the Economic Environment
	<b>Goal Description</b>	Develop economic opportunities to improve the economic environment of the state especially in the rural areas. This goal focuses on the needs of the workers, as well as the businesses. The efforts of workers require assuring that education, job training, and skill development programs adequately prepare them for the jobs that are available. The business efforts include providing economic assistance and loans that attract firms, as well as retain and expand existing ones. Economic development programs at the state and local level should link the two efforts together. The most important step to promote effective economic revitalization is to develop sound local community development strategies.
10	<b>Goal Name</b>	Assist New Homebuyers
	<b>Goal Description</b>	Assist families and individuals to become homebuyers and encourage stability in local communities. The Commonwealth recognizes that homeowners, including low-income owners, take greater pride than renters do in their property and community. They tend to maintain their homes, yards and neighborhoods, thus providing stability to the neighborhood. Homeowners also contribute more to the tax base of a local government. Lastly, in some areas, once the down payment and closing costs are covered, homeownership can be more affordable than renting. While every household may not be suited for homeownership, many households might solve housing problems, build financial wealth, and gain an enhanced sense of belonging to a community if they were able to purchase their first home.
11	<b>Goal Name</b>	Building Local Capacity
	<b>Goal Description</b>	Another important goal of the Consolidated Plan is the need to improve the capacity of local governments and community development organizations to identify the true needs of their community, plan how best to address these needs and then to be able to administer the various funding programs necessary to accomplish the goal in full compliance of all regulations.

**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)**

Pennsylvania's estimate of 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) is 16,938 households over the 5 year period of this plan.

## **SP-50 Public Housing Accessibility and Involvement – 91.315(c)**

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

The Commonwealth of Pennsylvania does not manage public housing authorities, as each have their own charter with HUD. However, DCED maintains partnerships with public housing authorities through:

- Presentations at Pennsylvania Association of Housing and Redevelopment Agencies (PAHRA) Conferences on a variety of subjects of programs administered by DCED
- Targeting of Tenant-Based Rental Assistance (TBRA) funds with designated Public Housing Authority jurisdictions using state HOME funds as administered by PHFA.
- Ensuring adequate representation by public housing authorities on Commonwealth Regional Housing Advisory Boards and on the Balance of State Continuum of Care Steering Committee
- Provide to all PHAs a Certification of Consistency with the Consolidated and annual Action Plan for their agency plans. Specific requirements of the certification will address the following topics:
  - Compliance to Section 504
  - Participation in the Continuum of Care
  - Activity to alleviate homelessness.

The Pennsylvania Housing Finance Agency (PHFA) continues to provide assistance to public housing authorities that desire to undertake bond financing to modernize their public housing units or build new units through their Tax Credit Program or HOME allocation. Priority would be given to units that are under a Voluntary Compliance Agreement with HUD.

### **Activities to Increase Resident Involvements**

The local PHAs must adhere to this requirement, so the Commonwealth has no input.

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

N/A

### **Plan to remove the ‘troubled’ designation**

If HUD identifies a troubled public housing agency, the Commonwealth will explore options to assist that agency through the PHFA bond financing initiative and other options available to the Commonwealth.

## **SP-55 Barriers to affordable housing – 91.315(h)**

### **Barriers to Affordable Housing**

When it comes to public policy, many rural local governments in Pennsylvania do not have zoning codes or land use ordinances so public policy is not a major issue with most of the municipalities affected with the non-entitlement CDBG funding. There are cities and counties though that do have such policies and the Commonwealth is working with these communities in identifying impediments to affordable housing.

State government agencies, led by DCED, have also given significant attention to the issues of land use that often pose barriers to affordable housing. As a result of state legislation and a Governor's Executive Order, the Governor's Center for Local Government Services (GCLGS) has issued a regular report on land use and growth management. This report outlines the Commonwealth's efforts to grow smarter and promote sound land use practices. These reports can be found at: <http://dced.pa.gov>.

In addition to these land use and growth management reports, GCLGS updates its activities through its annual report. That annual report is available at: <http://dced.pa.gov>.

Moreover, GCLGS is the lead agency in state government to assist local governments with community planning, land use issues and the Municipalities Planning Code (MPC). Planning is the springboard for successfully tackling these issues the MPC provides authority for comprehensive plans and for ordinances like zoning or subdivision and land development to move communities in new, positive directions.

GCLGS assists communities through training and publications. The Planning Series publications can be found at: <http://dced.pa.gov>.

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

DCED works very closely with its grantees to address barriers to fair housing and promote efforts for Fair Housing Choice. The issues identified as barriers to housing choice include; affordability (with finance issues as a subset of this issue), location of housing (as lack of public transportation presents a challenge to low and very low-income families without vehicles), as well as substandard housing as the key impediments. The need for greater capacity to provide housing counseling and housing services emerged over and over again as a common response. In 2012, the Commonwealth began the process to update the Analysis of Impediments to Fair Housing in several distinct phases:

- Phase I - Data Collection and Analysis

Compile data and prepare a Demographic, Housing and Economic Profile, Market Analysis and Housing Needs Assessment, which analyzes available housing stock and its condition, pricing and cost burden, patterns of occupancy, demographic patterns and income levels of individuals and families, within the Commonwealth. Develop comparative data and analysis between the Commonwealth as a whole and its

nonparticipating jurisdictions. This process was completed by Pennsylvania Housing Finance Agency in the fall of 2012 with the publishing of the *Pennsylvania Housing Availability and Affordability Report*.

- Phase II – Compilation and Review of laws, regulations, administrative policies, procedures and practices

A comprehensive review of the public and private policies, practices and procedures that may affect the location, availability and accessibility of housing and thus limit fair housing choice throughout the Commonwealth. An extensive review of all State laws, regulations, policies etc. will be completed through a contract with a firm during the fall of 2014.

Together this information will be combined to formalize a picture of the Fair Housing needs across the state and aid the local governments in addressing their specific impediments. This document will then be disseminated through training conducted with grantees of federal funding, local government entities, private developers, private property owners and other stakeholders of fair housing.

DCED requires an annual report of its subrecipients to report on the actions the grantees have completed to address the impediments to fair housing in their communities. The results of these reports are part of the annual CAPER. Non-compliance to this requirement will lead to IDIS privileges being halted until the report is completed and the requirements met. Additional training will be provided to the subrecipients so they are well versed in the Fair Housing Laws and be able to lead their local government leaders in activities that eliminate the barriers to affordable housing in their municipalities. Refer to the appendix for a complete listing of barriers and strategies to remove barriers to affordable housing in the HOPWA program

## **SP-60 Homelessness Strategy – 91.315(d)**

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

The responsibility of reaching out to the homeless population and assessing their individual needs is left to the Continuums of Care and the individual shelters and vendors requesting funding from the Commonwealth. As the state's needs for homeless persons vary from region to region, DCED keeps the eligible activities of the ESG program as flexible as the statute allows so that each applicant can develop the program best suited for their local needs. Representation of the homeless population must be on the governing boards of the CoCs under the HEART Act, so it is hoped that through this direct association, the needs will be reflected in the goals and objectives of the CoC and thus become part of the ESG program.

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

All activities allowed under the Hearth Act for emergency shelters are eligible under PA's ESG program. These include rehabilitation/renovation, operational costs, and essential services. Applicants for the funding must provide the need for the required program as part of the application. This may be in the form of information from the annual Point in Time count, average bed night, turnaways from service or the HMIS information from the previous year. As for the transitional housing needs, PA through the ESG program may only address this type of housing if they funded them in 2010 in accordance with the statute. Again the transitional shelters must present evidence to the need for the funding to be able to be considered. In any given year not more than 60% of the ESG allocation will be given out in grants to these types of shelter and/or street outreach.

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

The Commonwealth of Pennsylvania supports the following four federal goals to end homelessness, with the caveats that the goals must be appropriate and achievable for Pennsylvania, and that increased need and limited resources may inhibit the Commonwealth's ability to meet the federal targeted time lines. Attaining these goals requires the cooperation and full commitment of federal, state, local, and private sector organizations:

- Finish the collective effort of ending chronic homelessness in 5 years
- Jointly prevent and end homelessness among veterans in 5 years
- Jointly prevent and end homelessness for families, youth and children in 10 years
- Set a shared path to ending all types of homelessness

These goals have been accepted by the state's Interagency Committee on Homelessness and will provide the footprint for policy when dealing with homelessness issues.

DCED works closely with members of its Regional Housing Advisory Boards (Continuums of Care) and the Pennsylvania Departments of Public Welfare and Health on its Balance of State Continuum of Care Steering Committee to define and address those barriers which could ultimately result in homelessness for individuals and their families. By definition, these are individuals and families who:

- Face imminent eviction without a secured location where they might transition their families;
- Often reside in over-crowded situations with family members outside of their nuclear unit or unrelated members altogether;
- Are currently living in temporary or transitional housing settings where time limits on tenure are imposed;
- Are close to being discharged from a medical facility or the criminal justice system without a confirmed residence wherein they might transition or;
- Reside in substandard housing conditions (i.e. without sufficient heat, running water or protection from natural elements).

It is agreed that individuals and families living under these circumstances, will experience homelessness without appropriate interventions and supportive services. Case Management plans for these individuals and families to help them overcome barriers to retaining permanent housing included job readiness/self-sufficiency training, job placement and coaching, child care, transportation subsidy, parenting training and in many cases, counseling and/or treatment for alcohol or substance abuse. In cases where mental or physical disabilities were evident, appropriate connections with mental health/mental retardation services and health services were also included.

Serving as the working body to support the efforts of the Interagency Council on Homelessness, DCED and DPW continue to manage the statewide Homeless Steering Committee, which addresses programs and policies to assist the homeless in the Commonwealth. This Committee works with and through the four rural Regional Homeless Advisory Boards (RHABs) which develop and maintain a Continuum in each region, representing 51 of the state's 67 counties.

As the administrator of the Emergency Solutions Grant Program, DCED has prioritized rapid rehousing as its primary tool for reducing homelessness. DCED will continue this priority until such a time that there are no families needing assistance in finding permanent housing. Under ESG, the chronically homeless, veterans, and families with children are also prioritized so as to direct as many resources necessary to these special targeted populations.

**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**

In addition to the rapid rehousing topic described above, DCED's ESG program also allows applicants to request funding for homeless prevention. Though not a priority many vendors find this a necessary tool in addressing homelessness. In many areas the need for homelessness prevention is necessary because of the limited available of affordable housing. DCED encourages its subrecipients to work with the local landlords in explaining the program, so they are comfortable with accepting and working with the tenants in assisting them in gaining stability.

DCED is working with both the Department of Health and the Department of Corrections in forming a discharge policy, so as to provide a seamless transition from the institution to housing thus keeping the patient from ever experiencing homelessness.



## **SP-65 Lead based paint Hazards – 91.315(i)**

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

DCED has mandated that all subrecipients of federal funding for housing purposes (rehab, new construction, shelter, etc.) must comply with Lead-Based Paint Poisoning Prevention Act (42 U.S.C. 4821-4846) regulations. All subrecipients sign a Statement of Assurances with the submission of their application that states they will adhere to the Act's requirements when applicable. In addition since 2010, sub-recipients must comply with the EPA's Renovation, Repair and Painting Rule as enacted in 2008. Adherence to this requirement is monitored for the CDBG and HOME programs, as well as with ESG when funding is being used for shelter renovations or conversions.

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

The following may be found in the Housing Rehabilitation Guidelines that are used as the procedures for both CDBG and HOME programs:

*The regulations implement sections 1012 and 1013 of the Residential Lead-Based Paint Hazard Reduction Act of 1992, which is Title X of the Housing and Community Development Act of 1992. The Act applies to all homes constructed prior to 1978. The guidelines include the requirements of Safe Work Practices and lead paint abatement based on the estimate of the project. In addition to the actions outlined above, subrecipients are advised of the new EPA regulations of April, 2010 and their Renovation, Repair and Painting Rule.*

## **SP-70 Anti-Poverty Strategy – 91.315(j)**

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

DCED encourages all grantees to target poverty level recipients in their activities. With Act 179, the subrecipients choose which projects they will address in their communities and in so doing choose the neediest projects. For the competitive programs administered by DCED, those applications addressing the lowest of incomes will be prioritized. This is accomplished through the HOME program criteria of Targeting, Leveraging, and Impact. For CDBG Competitive programs, those programs addressing the most severe infrastructure problems with the largest number of LMI beneficiaries will receive priority. With ESG, the requirements of the program direct the funding to the most neediest in the communities.

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

The Commonwealth's poverty reducing goals, programs, and policies are the same as those for this affordable housing plan. All activities eligible for funding under the programs proposed in this plan will address the needs of poverty-level families. The units of local government are given the flexibility to use the programs to best address their needs in these areas.

## **SP-80 Monitoring – 91.330**

**Describe the standards and procedures that the state 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**

In order to ensure compliance with the provisions of the Housing and Community Development Act of 1974, and other federal and contractual requirements, the Department of Community and Economic Development (DCED) will establish a monitoring system protocol based on objective reviews of U.S. Department of Housing and Urban Development (HUD) programs and activities. As the grant administrator for the Commonwealth of Pennsylvania, DCED is responsible for managing the day-to-day operations of the HOME and CDBG programs, as well as other special purpose grants from HUD, and ensuring that federal funds are expended in accordance with program requirements.

DCED's will establish its monitoring procedures to achieve the following three (3) primary goals:

1. Ensure production and accountability
2. Ensure compliance with CDBG and HOME and other Federal requirements; and
3. Evaluate organizational and project performance

DCED's new monitoring protocol will include a three-tiered approach (Desk Reviews, Remote Monitoring, and On-site monitoring) that shifts emphasis toward maintaining regular and more frequent contact with its subgrantees. It will also include a risk analysis of subgrantees that will be determined by a combination of factors from both the programmatic and fiscal areas. Programmatic factors include:

New subgrantees,

- new or inexperienced staff from existing subgrantees,
- subgrantees not submitting timely reports,
- certain activities, and
- the number and severity of findings (current and previous years).

Fiscal factors could include:

- whether a subgrantee meets the threshold requiring a Single Audit, and
- the results of the review of internal controls.

Subgrantees will be identified as high, medium or low risk. All high risk subgrantees identified will be subjected to a full on-site monitoring review by both financial and program staff.

There are certain levels of risk analysis that can be identified at each of the three levels of monitoring that will be implemented.

An interdepartmental/interdisciplinary staff from three Centers within the department – the Center for Community Financing, the Center for Financial Management and the Center for Community Services – will each have a role in the monitoring protocol. Staff from the three Centers will communicate regularly to coordinate, review, and compile their findings when issuing monitoring reports to the subgrantees.

ESG programs will be monitored once during each contract period. These will be on-site visits to review case files, review written procedures, and assure compliance to the statutory regulations of the Interim Rule of December 5, 2011.

All of the programs administered by DCED will have their invoices reviewed for compliance prior to drawdown through the IDIS system.

The HOPWA Program has a formal monitoring and evaluation system has been developed to ensure quality service and appropriate levels of care. Each Regional grantee is responsible for the development and maintenance of a needs assessment and the prioritization of services. Regional grantees will monitor project sponsor service agencies, and oversee disbursement of funds. The PA DOH, Division of HIV monitors the Regional Grantee expenses on a monthly basis.