

III. Program Year 2010 Annual Action Plan

This third section of the document contains the program year 2010 Annual Action Plan. It provides the Consortium's proposed spending plan for CDBG, HOME and ESG funds for the 2010 program year, including specific activities proposed for funding and how these activities are consistent with the 2010-2014 Consolidated Plan strategies and objectives. It also includes information on other activities to be undertaken during the 2010 program year.

A. EXECUTIVE SUMMARY

Snohomish County estimates it will receive \$5,503,497 in federal housing and community development formula funding for the 2010 program year under the CDBG, HOME and ESG programs. An additional \$1,295,718 is available from prior year contingency and recaptured/returned funds for a total of \$6,799,215 in funds available for allocation. Funding is estimated at this time and actual funds received may vary from this estimated amount. The County anticipates that these funds will help leverage a significant amount of dollars from other public and private resources.

All of the proposed projects selected to receive funds in 2010 will address strategies and objectives set forth in the 2010-2014 Housing and Community Development Consolidated Plan. The estimated funds will be allocated as follows: \$3,455,204 for affordable housing projects and programs, \$1,839,083 for public facility and infrastructure projects and contingency funds, \$617,706 for programs providing public services, and \$887,158 for program administration. As funding is estimated at this time, adjustments to these allocations may be made based on the actual amount of funds available.

The affordable housing projects will help make decent and safe housing affordable, available, and accessible to low- and moderate-income households. The community development projects will help create more suitable living environments and sustainable communities by making public services, public facilities, and infrastructure more available, accessible, and affordable to low- and moderate-income persons and neighborhoods.

In addition to administering these federal grant programs and funded activities, the County will also undertake additional housing and community development activities during the 2010 program year in support of its housing and non-housing community development goals. These activities include, but are not limited to, continuing administration of funds made available under the Housing and Economic Recovery Act of 2008 and the American Recovery and Reinvestment Act of 2009 (NSP, CDBR-R, HPRP), administering the local housing trust fund, administering the local fund for ending homelessness, managing the preparation of the 2010 federal funding application for Continuum of Care homeless programs, continued implementation of Project Anchor, continue to work in

cooperation with the local Continuum of Care task force to support implementation of our local 10-year plan to end homelessness, and implementation of a housing voucher program and development of a revolving loan fund to provide additional housing for persons with mental health and chemical dependency disorders.

Consistent with federal regulations and the County's approved citizen participation plan, the public was provided with several opportunities to comment on the development of the program year 2010 Annual Action Plan which was done in conjunction with public comment opportunities on the development of the 2010-2014 Consolidated Plan. Four public hearings were held in November 2009 in different areas of the county to provide information on the plans, federal funding expected to be available, and to gather public input on housing and non-housing community development needs in the earlier stages of the planning process. Information regarding accomplishments was also made available at these hearings. Citizens were also provided with an opportunity to participate on the TAC and PAB as eight seats on the TAC and one seat on the PAB are open to citizen representatives. The Draft 2010-2014 Consolidated Plan and Draft 2010 Action Plan were made available for a 30-day public review and comment period from April 9, 2010 to May 10, 2010 with copies available at the Snohomish County Human Services Department OHHD office, at Snohomish County libraries, at local city halls, and on the County's Human Services Department OHHCD website. Two public hearings regarding the draft plan were held on May 5. The public had a final opportunity to comment on the 2010 Annual Action Plan and the 2010-2014 Consolidated Plan when the County Council adopted these plans on May 12, 2010. The county received comments at the November public hearings on the needs of victims of domestic violence; elderly persons, persons with chemical dependency and mental health disorders; persons with physical, mental, and developmental disabilities; and persons at risk of homelessness as well as comments to consider the recommendations in the Housing Within Reach Plan to address affordable housing needs and for sidewalk projects that support transit. The County considered these comments and many of them are incorporated in the 2010-2014 Consolidated Plan strategies and objectives and are reflected in the 2010 Annual Action Plan. The County received six written comments on the draft plans during the April-May comment period. The County considered these comments before adoption of the final plans. Three of the comments requested minor editing changes. The changes were to information on Domestic Violence Services of Snohomish County, on strategies used by Mountlake Terrace to promote affordable housing, and on current actions being taken in the community form a task force to implement an intergovernmental program to produce or preserve affordable housing. The comments were accepted and the changes were incorporated into the final plan. The fourth comment was from the Housing Authority of Snohomish County and contained general and specific comments for proposed changes to affordable housing and related service strategies in the Consolidated Plan, recommendations for County advocacy/actions related to some affordable housing issues, and consideration

of an editing request on information related to a homeless voucher program. The County accepted some of these comments and did not accept others. The fifth comment was from the Snohomish Health District requesting support in the Consolidated Plan for indoor no-smoking policies for housing projects. The County did not include this in the Consolidated Plan but will further explore this item. The sixth comment was from Cocoon House requesting inclusion of an additional objective for youth homeless prevention projects under the youth service programs strategy. The County acknowledged this need, but did not add an additional objective. No comments were received at the May public hearings. A summary of the comments and the County's response, including reasons for views not accepted, may be found in Section II. U. of the 2010-2014 Consolidated Plan. Additional information regarding commenting and the public hearings may be found in Section I. H. of the 2010-2014 Consolidated Plan.

Information on past performance may be found in the Executive Summary of the 2010-2014 Consolidated Plan.

B. RESOURCES AVAILABLE

In addition to CDBG, HOME, ADDI and ESG funds, the County anticipates the following federal, state, local and private resources may be available during all or portions of the 2010 program year to help meet local housing and community development strategies and objectives and to help leverage HUD federal formula funds. These comprise some committed funds, but primarily represents funds agencies have applied for and actual or estimated funding from funding sources serving Snohomish County.

Section 8 Housing Assistance Funds (HASCO)	\$26,922,671
Section 8 Housing Administrative Funds (HASCO)	\$2,667,000
HUD Homeless Prevention and Rapid Re-Housing Program (HPRP)	\$600,000
HUD Neighborhood Stabilization Program (NSP)	\$2,236,131
HUD Supportive Housing Program	\$1,878,252
HUD Shelter Plus Care	\$2,630,880
HHS-ACF Basic Center	\$85,000
HHS-ACF Community Services Block Grant	\$245,930
HHS-Older Americans Act	\$33,000
HHS Low Income Home Energy Assistance	\$428,198
Housing Opportunities for Persons With AIDS (HOPWA)	\$237,692
Federal Home Loan Bank Affordable Housing Program	\$50,000
FEMA Emergency Food and Shelter	\$188,077
USDA Child & Adult Care Food Program (CACFP)	33,000
Department of Energy	\$368,051
Department of Energy ARRA Grant	\$1,062,545
BPA Weatherization Assistance Program	\$173,135
WA State Department of Social and Health Services	\$1,082,234
WA State Emergency Shelter & Homeless Prevention (ESHP)	\$469,653

WA State Housing Finance Commission – Home Choice	\$137,500
WA State Housing Trust Fund	\$1,900,000
WA State Homelessness Grant Assistance Program (HGAP)	\$429,811
WA State Transitional Housing Operating and Rent (THOR)	\$371,272
City of Arlington	\$100,000
City of Sultan	\$77,000
City of Lynnwood	\$300,000
City of Mountlake Terrace	\$339,778
Snohomish County Affordable Housing Trust Fund	\$834,231
Snohomish County Ending Homelessness Program	\$2,528,000
Snohomish County General Funds	\$258,994
Gates Foundation	\$54,600
Northwest Puget Sound Energy	\$70,000
United Way	\$328,179
Washington Families Fund	\$180,500
Whitehorse Foundation	\$40,000

For any projects assisted with HUD formula funds which require matching funds, evidence of matching resources will be required of project sponsors as part of the contracting process. Part of the subsequent monitoring activities will focus on documenting that required match was, in fact, expended by the project sponsors.

C. ANNUAL OBJECTIVES

Snohomish County proposes to use CDBG, HOME/ADDI and ESG grant funds and program income anticipated to be available in 2010 to assist 39 projects to accomplish the following objectives and outcomes:

Priority: Housing

6 housing activities will provide affordability for the purpose of providing decent affordable housing.

Activity	Funding Source	Strategy & Objective	Goal
Home For Good Community Land Trust in MLT	HOME ADDI	H-5 HO-15	15 units
HomeSight Puget Sound Revolving Loan Fund – Homebuyers Assistance	CDBG HOME	H-5 HO-15	3 units
Housing Hope Homeownership Assistance Fund	HOME	H-5 HO-15	3 units
Parkview Services Parkview Homeownership S2	HOME	H-5 HO-15	3 units
Habitat for Humanity of Snohomish County Villa de Gracia	HOME	H-4 HO-14	8 units

Activity	Funding Source	Strategy & Objective	Goal
Housing Authority of Snohomish County Fairview I Apartments	HOME	H-1 HO-1	24 units

3 housing activities will provide availability/accessibility for the purpose of providing decent affordable housing.

Activity	Funding Source	Strategy & Objective	Goal
Housing Authority of Snohomish County Single Family Rehabilitation Loan Program	CDBG HOME	H-4 HO-10	25 units
Senior Services Minor Home Repair Program	CDBG	H-4 HO-13	300 units
Sno. Cty. Human Services Department Weatherization Program	CDBG	H-4 HO-11	80 units

Additional affordable housing projects are anticipated to be funded under the affordable housing priority need from HOME/ADDI funds set-aside for City of Everett eligible projects. Additional housing projects funded in previous years are also anticipated to be underway during the program year.

Priority: Public Facilities

4 public facility activities will provide availability/accessibility for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Arlington Community Food Bank Arlington Community Food Bank	CDBG	CD-1 PFO-3	1 facility
Boys & Girls Club of Snohomish County Sultan Boys & Girls Club Bldg Improvements	CDBG	CD-1 PFO-3	1 facility
Friends of Youth New Ground Roof Replacement	CDBG	CD-1 PFO-2	1 facility
Village Community Services ADA Accessibility	CDBG	CD-1 PFO-2	1 facility

Additional community facilities projects funded in previous years are also anticipated to be underway during the program year.

Priority: Infrastructure

4 infrastructure activities will provide availability/accessibility for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Lynnwood, City of 48 th Avenue West Sidewalks	CDBG	CD-2 IO-1	3,201 persons
Mountlake Terrace, City of 222 nd Street Sidewalk	CDBG	CD-2 IO-1	2,261 persons
Sno. Cty. Public Works Department ADA Upgrades at Airport Rd, Gibson Rd, & Admiralty Way	CDBG	CD-2 IO-1	1 project
Sultan, City of Second Street Improvements, Phase II	CDBG	CD-2 IO-1	1,574 persons

2 infrastructure activities will provide sustainability for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Darrington, Town of 2010 Waterline Improvements	CDBG	CD-2 IO-2	1,136 persons
Startup Water District Three-Phase Generator	CDBG	CD-2 IO-2	877 persons

Additional infrastructure projects funded in previous years are anticipated to be underway during the program year.

Priority: Public Services -- Youth

5 service activities will provide availability/accessibility for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Cocoon House Teen Shelter and Transitional Housing	CDBG	CD-3 YPO-4 H-2 HO-4&6	305 persons
Cocoon House Teen Shelter and Transitional Housing	ESG	CD-3 YPO-4 H-2 HO-4&6	305 persons
Deaconess Children's Services Teen Parent Advocacy Program	CDBG	CD-3 YPO-2	170 persons
Housing Hope New Century Village	CDBG	CD-3 YPO-3 H-2 HO-4&6	52 persons
Open Door Theatre Personal Safety Outreach	CDBG	CD-3 YPO-1	1,940 persons

Priority: Public Services -- Seniors

2 service activities will provide affordability for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Catholic Community Services Volunteer Chore Services	CDBG	CD-4 SPO-1 H-3 HO-9	160 persons
Senior Services Housing Social Services	CDBG	CD-4 SPO-1 H-3 HO-9	515 persons

Priority Need: Public Services

12 service activities will provide availability/accessibility for the purpose of creating suitable living environments.

Activity	Funding Source	Strategy & Objective	Goal
Catholic Community Services Pregnant and Parenting Women's Housing Program	CDBG	CD-5 PSO-1	75 persons
Domestic Violence Services of Sno. Cty. Domestic Violence Services	CDBG	CD-5 PSO-2 H-3 HO-9	350 persons
Domestic Violence Services of Sno. Cty. Transitional Housing for Victims of DV	ESG	CD-5 PSO-2 H-3 HO-9	75 persons
Housing Hope Homeless Services	CDBG	CD-5 PSO-1 H-2 HO-4&6	258 persons
Housing Hope Transitions	ESG	CD-5 PSO-2 H-2 HO-4&6	191 persons
Interfaith Association Interfaith Family Shelter	ESG	CD-5 PSO-2 H-2 HO-4&6	135 persons
Village Community Services Aging Adults with Disabilities	CDBG	CD-5 PSO-3 H-3 HO-9	30 persons
Volunteers of America Emergency Housing Assistance	CDBG	CD-5 PSO-1 H-2 HO-4&6	94 persons
Volunteers of America Emergency Housing Assistance	ESG	CD-5 PSO-2 H-2 HO-4&6	42 persons
Volunteers of America Sky Valley Resource Center	CDBG	CD-5 PSO-5	290 persons
YWCA Families in Transition	CDBG	CD-5 PSO-1 H-2 HO-4&6	75 persons
YWCA Families in Transition/Homeward Bound	ESG	CD-5 PSO-2 H-2 HO-4&6	158 persons

1 service activities will provide availability/accessibility for the purpose of providing decent affordable housing.

Activity	Funding Source	Strategy & Objective	Goal
Volunteers of America Rental Housing Mediation Services/Fair Housing Counseling	CDBG	CD-5 PSO-4 H-1 HO-3	1,000 persons

Priority: Housing

Snohomish County also proposes to use HOME grant funds anticipated to be available in 2010 to assist with the organizational operating costs for 3 Community Housing Development Organizations for the purpose of building and maintaining local capacity to efficiently produce and maintain affordable housing.

Activity	Funding Source	Strategy & Objective	Goal
Habitat for Humanity CHDO Operating Support Grant	HOME	H-8 HO-23 & HO-26	1 agency
Housing Hope Properties CHDO Operating Support Grant	HOME	H-8 HO-23 & HO-26	1 agency
Senior Services of Snohomish County CHDO Operating Support Grant	HOME	H-8 HO-23 & HO-26	1 agency

Priority: Planning and Administration

Snohomish County proposes to use CDBG, HOME, and ESG funds for planning and administration of these programs. These costs are capped under each grant.

Activity	Funding Source	Strategy & Objective
Snohomish County CDBG Planning and Administration	CDBG	CD-6 PAO-1
Snohomish County Community Housing Resource Board	CDBG	CD-6 PAO-1 H-1 HO-3
Snohomish County ESG Planning and Administration	ESG	CD-6 PAO-1
Snohomish County HOME Planning and Administration	HOME	CD-6 PAO-1

Priorities: Community Facilities and Infrastructure

Snohomish County proposes to use a portion of CDBG funds to maintain a contingency fund to assist community facility and infrastructure projects with unanticipated project costs.

Activity	Funding Source	Strategy & Objective
Snohomish County Contingency Fund – CDBG	CDBG	CD-1 and CD-2

D. ACTIVITIES TO BE UNDERTAKEN

Descriptions of proposed activities to be undertaken by the Snohomish County Urban County Consortium with federal formula funds available for allocation for the 2010 program year are presented using the HUD Table 3 format and are located Section III. R. Each Table 3 form provides a description of the project, the corresponding strategy and objective in the Consolidated Plan that the activity will help meet, the estimated accomplishments (number of persons that will benefit from the activity, number of facilities assisted, or number of units produced), the estimated target date for completion, and the specific HUD objective and outcome.

Project Selection Process

See Section I. K. in the 2010-2014 Consolidated Plan for a description of the project selection process undertaken for 2010 projects.

As funding is estimated at this time and project funding is contingent upon actual funds received, adjustments to these allocations may be made based on the actual amount of funding available.

City of Everett

The City of Everett is a member of the Snohomish County HOME Consortium. As described in our Consolidated Plan and pursuant to an interlocal agreement, the City of Everett receives 21% of the Snohomish County Consortium’s HOME funds each program year as a proportionate share of this funding for affordable housing projects which benefit residents of the City of Everett. The project selection process for these funds is conducted by the City of Everett which follows its Citizen Participation Plan and coordinates with the County to ensure that county-wide citizen participation requirements are met. The County is reserving these estimated 2009 HOME and ADDI funds for City of Everett projects. The City of Everett notified the County that specific projects have been selected for funding from this set-aside through its project selection process and is undergoing final citizen participation and City Council approval processes. The County will propose an amendment to this Action Plan at a later date to

incorporate projects selected for funding under these set-asides and will engage in any additional county-wide citizen participation requirements.

E. OUTCOME MEASURES

Required project objectives and outcomes are included in the activity descriptions in Section III. R.

F. GEOGRAPHIC DISTRIBUTION

Because the needs addressed by the Snohomish County Urban County Consortium are found in all parts of the County, project locations are likewise spread throughout the county. Some projects benefit specific areas of the county while others provide county-wide benefits. Locations of projects may be ascertained from the activity descriptions in Section III. R.

G. ONE-YEAR AFFORDABLE HOUSING GOALS

Housing projects and programs allocated estimated federal formula funds available in 2010 are consistent with the strategies and objectives under the housing priority need contained in the Consolidated Plan. The following is a summary of goals for these activities:

Housing projects to be funded with HOME funds will assist with the rehabilitation of 24 units of affordable rental housing for low-income households.

Housing programs to be funded with CDBG and HOME funds available in 2010 will provide accessibility to affordable housing for 405 low- and moderate-income homeowners. Major rehabilitation loans will be provided to 25 low- and moderate-income homeowners, weatherization repairs will be provided to 80 low-income homeowners, and minor home repairs will be provided to 300 elderly and disabled low-income homeowners.

Homeownership programs to be funded with HOME and ADDI funds available in 2010 will provide downpayment assistance for 24 low- and moderate-income homebuyers, including three families where at least one member of the household has a disability. HOME funds will also assist with the acquisition of property and development costs for the new construction of 8 "sweat-equity" homeownership units for low-income households.

Local funds available through the Snohomish County Affordable Housing Trust Fund will assist with a project to construct 8 new units of affordable rental housing for persons with chronic mental illness, physical disabilities or developmental disabilities and/or co-occurring disorders. These local funds will also provide operating and maintenance costs for 6 emergency shelters and 4 low-income rental housing projects serving homeless persons.

Additional affordable housing goals are anticipated to be accomplished for projects selected for funding from estimated 2010 HOME funds set-aside for City of Everett projects. Also, additional housing projects funded in previous years are also anticipated to be underway during the program year.

H. PUBLIC HOUSING

See Section II. K. of the 2010-2014 Consolidated Plan regarding the Housing Authority of Snohomish County's strategy.

I. HOMELESS AND OTHER SPECIAL NEEDS

2010 Projects: The following is a list of projects to be funded with available formula funds for the 2010 program year which help address shelter/housing and supportive service needs of homeless individuals and families to assist them along a continuum of assistance from homelessness to permanent housing and independent living, which provide assistance to low-income individuals and families with children to prevent homelessness, and which address the special needs of persons who are not homeless but require supportive services (such as elderly and frail elderly persons, persons with disabilities, and victims of domestic violence). Projects descriptions for these activities are located in Section III. R.

Catholic Community Services – Pregnant and Parenting Women's Housing Program

Catholic Community Services -- Volunteer Chore Services

Cocoon House -- Teen Shelter and Transitional Housing

Domestic Violence Services – Domestic Violence Services

Domestic Violence Services –

Transitional Housing for Victims of Domestic Violence

Friends of Youth – New Ground Roof Replacement

Housing Authority of Snohomish County –

Single Family Rehabilitation Loan Program

Housing Hope – Homeless Services

Housing Hope – New Century Village

The Interfaith Association of Northwest Washington – Interfaith Family Shelter

Parkview Services – Homeownership 2

Senior Services – CHDO Operating Grant

Senior Services – Minor Home Repair Program

Village Community Services – ADA Accessibility

Village Community Services – Aging Adults with Disabilities

Volunteers of America – Emergency Housing Assistance

YWCA – Families in Transition

YWCA – Families in Transition/Homeward Bound

Homeless Policy Task Force (HPTF): Snohomish County will continue its participation in the Everett/Snohomish County Continuum of Care Homeless Policy Task Force (HPTF) in the upcoming program year.

In the upcoming program year, the County will continue to coordinate with the HPTF in providing joint leadership to implement the local ten-year plan to end homelessness, Everyone At Home NOW, which identifies several policy initiatives related to ending homelessness in our community for chronically homeless persons and other homeless families and individuals. The HPTF has established five major objectives with annual action steps to work on targeted issues. Each objective is assigned an Action Team consisting of various community members and organizations, including non-profit, business and government representatives. Action Teams carry out the specific activities assigned to each objective. The Continuum of Care Annual Action Plan includes specific activities to develop housing units and services for chronically homeless persons, improve employment services, increase the number of individuals and families moving into permanent housing, and assist people in maintaining their permanent housing. Targeted activities will benefit homeless youth, domestic violence victims individuals and families, veterans, those at risk of homelessness, and those with substance abuse or mental health issues.

In addition, the County will continue working with mainstream resources on discharge planning to prevent discharge to homelessness. Collaborations between non-profit organizations, hospitals, jails, mental health, substance abuse, and foster care systems will work to facilitate discharge to housing with services as needed. The Action Team working on mainstream collaborations includes service providers and mainstream providers who work with chronically homeless persons and other individuals or families in need of these services.

In 2007, the HPTF implemented a community case management system (CCM), which is a collaborative effort administered by the Volunteers of America and funded initially through the Evertrust Foundation. The system provides a centralized shelter intake process and waiting list for Snohomish County. This innovative program is a research-based model that has shown to be effective in reducing the duration of homelessness and breaks down the barriers that people face in trying to access housing and services. The CCM system will continue to operate in the upcoming program year.

In the upcoming program year, the HPTF and the County will continue to coordinate the annual Point-in-Time (PIT) count of individuals and families who are homeless in Snohomish County. The County will also develop the annual PIT report. Typically, the count takes place in January. Although the count does not provide a comprehensive count of all homeless persons, it does provide a snapshot of homelessness in Snohomish County.

McKinney-Vento Act Competitive Application: Snohomish County will manage the preparation and submittal of the application for McKinney-Vento Act competitive funds available under the Supportive Housing Program and Shelter Plus Care grant programs in coordination with the HPTF. These funds are used to provide housing and supportive service to assist persons in progressing along a continuum of assistance from homelessness to permanent housing. Snohomish County will also continue to administer the SHP program related to the contracts under this program which it manages.

Homeless Management Information System (HMIS): In the 2008 program year, the County, together with its community partners, improved its ability to collect data regarding homeless persons served in our community through implementation of an improved computerized homeless management information system (HMIS). This system will enhance the County's ability to report on progress towards ending homelessness in Snohomish County. This system is also anticipated to provide better data to assess the types of housing and services that are needed to meet ending homeless outcomes. Snohomish County will continue operation and management of this system in the upcoming program year.

ESHP, THOR, Balance of State ESG: Snohomish County is currently the lead agency for grant funds available from Washington State for homeless assistance in Snohomish County under the Emergency Shelter and Homeless Prevention Program (ESHP) and the Transitional Housing Operating Rent Program (THOR), and for homeless assistance in the City of Everett under the balance of State Emergency Shelter Grant Program (ESG) and anticipates that it may be selected as lead agency again for the upcoming program year.

Ending Homelessness Program: In the upcoming program year, Snohomish County will continue to administer its locally-funded ending homelessness program. Projects funded under this program for the 2010 program year will assist the County in implementing its ten-year plan to end homelessness, Everyone At Home Now. It is anticipated that a portion of the funding will also be used to continue Project Anchor referenced below and to continue a subsidized rental housing voucher program to assist up to 50 homeless households annually.

Project Anchor: In the upcoming program year, the County will continue to administer Project Anchor, which received a three-year grant from the WA State Homeless Grant Assistance Program. The pilot project provides short-term and long-term rental assistance to low-income individuals and families at imminent risk of homelessness due to eviction or discharging from facilities. Due to reduced document recording fee revenues which fund the HGAP program, WA State reduced funding levels for HGAP programs. The Project Anchor service delivery model will remain unchanged, but will serve fewer households than originally anticipated with full funding.

Homeless Prevention and Rapid Re-Housing Program (HPRP). Snohomish County received funded that was made available under the 2009 American Recovery and Reinvestment Act (ARRA) for the HPRP program. In the past year, Snohomish County implemented this program which provides prevention assistance to those at risk of homelessness and rapid re-housing for homeless persons. Snohomish County will continue administering this program in the upcoming program year.

For additional information, refer to the 2010-2104 Consolidated Plan, Section II. C.

J. REDUCING BARRIERS TO AFFORDABLE HOUSING

The need for affordable housing in our community continues to be greater than the supply. The County will continue its commitment to helping meet this need through the award of federal formula funds to projects that will help develop or maintain decent and safe affordable housing for low-to-moderate income persons in our community. The County will also continue to use local AHTF and other funding available to support this objective. In addition, other federal, state and local funds administered by OHHCD to combat homelessness will be used to provide housing and supportive services to persons and families who are homeless. Specific projects funded with federal formula funds which address housing needs may be referenced in Section R.

During the upcoming program year, the County's Department of Planning and Development Services will continue to review and revise its land use and development controls. Phase 2 of the Unified Development Code update project is a substantive revision of the code that also aims to improve the UDC's clarity, consistency, simplicity, and flexibility, in part to reduce the costs of compliance for developers and builders.

For additional actions, refer to the 2010-2014 Consolidated Plan, Section II. M.

K. OTHER ACTIONS

In addition to activities already discussed and to activities listed in Section III. R, Snohomish County will undertake the following actions during the 2010 program year in support of the County's housing and non-housing community development needs.

Neighborhood Stabilization Program: Snohomish County will continue to administer the Neighborhood Stabilization Program (NSP) which provided approximately \$2.3 million locally to be used for affordable housing projects which will purchase and rehabilitate/redevelop abandoned and foreclosed homes. The funding will be used to assist three projects.

Community Development Block Grant – Recovery Act funds: Snohomish County will continue to administer \$825,000 in supplemental CDBG funds received under the American Recovery and Reinvestment Act of 2009. The funding will be used to assist one infrastructure improvement project and two affordable housing projects.

Affordable Housing Trust Fund: Snohomish County will continue to administer its Affordable Housing Trust Fund (AHTF) program. The fund is capitalized by a recording fee on real estate transactions in the County and generates approximately \$900,000 annually. Funds are used for affordable housing capital projects and operating and maintenance for emergency shelters and low-income rental units.

CDBG Float Loan Program: Snohomish County will continue to administer its float loan program. It will review and adjust, as needed, the County's float loan program to better integrate the resources into the range of funding initiatives managed by HSD/OHHCD, to provide greater flexibility to the affordable housing provider network, and to offer a tool for encouraging economic development activities.

New Sales Tax Program Initiatives: Snohomish County will continue to implement and administer a new program which provides housing vouchers for persons with mental health and chemical dependency disorders. It will also continue development of a revolving loan fund as a tool to facilitate development of affordable housing for this population. Funding for these programs would be generated from a local sales tax recently adopted to meet the needs of these persons.

M/WBE: In program year 2010 Snohomish County will continue its policy of ensuring that business enterprises owned by minorities and by women (M/WBEs) are given an equal opportunity to compete for projects funded in part with County HUD funds. Because the list of qualified M/WBEs changes on a daily basis, and because the County does not have the resources to maintain its own current list, HSD/OHHCD staff refer sub-grantees to the Internet web site maintained by the State of Washington. The County's policy on M/WBE opportunity is also included in the standard language of each contract executed for projects. Finally, M/WBE requirements will be discussed at pre-bid and pre-construction meetings with sub-grantees and their contractors.

Fair Housing: Snohomish County will continue its efforts to develop and implement a mitigation strategy for identified impediments to fair housing and maintain its association with the Community Housing Resource Board to support its education program on landlord/tenant and fair housing laws. Snohomish County anticipates it will update its Analysis of Impediments in the 2010 program year.

Citizen Participation Process and Interagency Consultation: Snohomish County will continue to use its citizen participation process to solicit public comment on local priorities and objectives for housing and community development federal grant funds and to receive feedback on its progress made towards meeting the local strategies and objectives for use of these funds. Snohomish County will maintain its formal and informal relationships with public and private agencies, local governments, planning groups, Continuum of Care, consortia, interest groups, and other stakeholders to provide as many avenues of input as possible.

Section 108 Loans: Snohomish County will continue to explore the feasibility of implementing a Section 108 loan guarantee program for Snohomish County to enhance economic opportunities for low-and-moderate income wage earners.

Program Monitoring: Monitoring of activities assisted in whole or in part with HUD funds administered by Snohomish County and the City of Everett pursuant to this Plan will be carried out by staff of the County Human Services Department and the City of Everett Department of Community Development, respectively, in accordance with the specific compliance monitoring requirements prescribed by regulation for each of the HUD programs. All program compliance requirements and reports required of subrecipients and project sponsors will be specified in the County's and City's funding award contracts. Monitoring procedures and practices will assure that reports are submitted, reviewed and assessed, and that any noncompliance reflected in reports is investigated and resolved. County and City staff will also conduct a risk assessment of all agencies being funded to assist in determining which projects must be monitored at more frequent intervals. On-site monitoring will be done to examine subrecipients' and project sponsors' operations and records, as required by HUD regulations, to validate reports and verify compliance. This includes County monitoring of the City of Everett, which is considered a subrecipient under the HOME regulations. These monitoring operations will be conducted in accord with written operating procedures and schedules. The substantive results of funded activities will be monitored in relation to the Consolidated Plan objectives.

Activities incorporated in the Action Plan which are assisted with funds administered by another County or City department, by one of the housing authorities, or by another independent public agency, will be monitored for regulatory compliance in accordance with their funding source regulatory terms by the administering department or agency. County and City planning and community development staff will obtain annual reports of the substantive results of these activities from the administering agencies to monitor for progress against the Plan objectives.

HOME eligible projects are reviewed and inspected (if applicable) for consistency with the Consolidated Plan, program targeting/income verification of clients, HOME investment per unit, property standards and administrative requirements.

An exhaustive list of these items is reviewed and verified within each application. Ongoing monitoring includes these items in a detailed check list format and report created by the analyst and staff as part of a schedule of monitoring activities this office conducts annually.

Projects are monitored for timeliness of expenditures as part of the program compliance monitoring referenced above. In addition, on-site monitoring of housing projects includes reviewing activities for compliance with housing codes using a simplified version of the Uniform Physical Conditions Standards form.

To the extent feasible, the County will coordinate monitoring of jointly-funded projects with the Washington State Department of Community Trade and Economic Development (CTED) and the Washington State Housing Finance Commission (WSHFC).

Lead-Based Paint

Snohomish County OHHCD staff is assigned to address and monitor issues regarding lead-based paint where applicable in the various housing and community development federal formula grant programs. This staff is responsible for coordinating the County's compliance with all applicable lead-based paint requirements. Refer to the Consolidated Plan for more details.

Reducing the Number of Persons Living Below the Poverty Level

Refer to the 2010-2014 Consolidated Plan, Section II. O. for more information.

Institutional Structure

Refer to the 2010-2014 Consolidated Plan, Section I. H. for more information.

Enhance coordination between public and private housing and social service agencies.

Refer to the 2010-2104 Consolidated Plan, Section II. T for more information.

L. FUNDING AVAILABLE

Snohomish County estimates the following federal formula funds will be available for allocation in 2010. The 2010 formula funds are estimated based on funding received by Snohomish County in 2009. The actual level of funding received by Snohomish County may vary from these estimated amounts. Estimated allocations to specific projects included in this document are contingent upon the actual level of funding received under the various programs and may be adjusted.

CDBG

Estimated 2010 Formula Funds	\$3,085,704
Contingency/Returned Funds	<u>\$828,843</u>
Total CDBG Funds	\$3,740,726

HOME

Estimated 2010 Formula Funds	\$2,282,489
Returned Funds	<u>\$280,137</u>
Total HOME funds	\$2,562,626

ADDI

Returned Funds	\$186,738
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ESG

Estimated 2010 Formula Funds	\$135,368
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M. PROGRAM SPECIFIC REQUIREMENTS -- CDBG

Descriptions of all activities to be funded with CDBG funds including 2010 federal formula funds and contingency/recaptured funds may be found in Section III. R. Please see summary above for estimated CDBG funding available for allocation for 2010. As funding is estimated at this time, adjustments to the allocations may be made based on the actual amount of funding available.

Estimated 2010 CDBG program income is \$185,000 from loan repayments from a single family home rehabilitation loan program and a first time homebuyer program. This program income will be used to provide additional assistance under those programs.

Snohomish County does not anticipate any surplus from urban renewal settlements and does not currently have any urgent needs activity.

Snohomish County does not anticipate any proceeds from Section 108 loan guarantees at this time. However, Snohomish County is continuing to explore the feasibility and possible implementation of a Section 108 loan guarantee program. Implementation of such a program would be done in compliance with the County's citizen participation plan. Should such a program be implemented, it is anticipated that activities funded under the program would generate proceeds at some time in the future.

No float loan activities are open at this time. Snohomish County will continue to administer its float loan program during the 2010 program year. Any new float loans approved could generate program income during the 2010 program year. Snohomish County will follow its citizen participation plan with regard to any new

float loans proposed during the 2010 program year. It is anticipated that any interest payments generated in the 2010 program year from new float loans would be used for County administrative costs, subject to the statutory cap for these types of costs.

Program income received increases the allowable cap for CDBG planning and administrative costs (20% of 2010 formula funds plus 20% program income) and public service activities (15% of 2010 formula funds plus 15% prior year program income). Snohomish County allocates the allowable formula funds plus a portion of the estimated program income for these costs.

It is estimated that all of the CDBG funds will be used for activities that primarily benefit low- and moderate-income persons.

The CDBG law authorizes an exception criterion for the minimum percentage of low- and moderate-income persons that need to reside in an identified geographic area in order for some grantees to be able to undertake activities that serve persons on an area-wide basis such as parks and streets. Typically at least 51% of the activity's beneficiaries must be low- and moderate income. The Snohomish County Consortium is granted an exception to this criterion for area benefit activities. Based on data posted on HUD's website, the Consortium's current low- and moderate-income criterion for area benefit activities is 46.4%.

N. PROGRAM SPECIFIC REQUIREMENTS -- HOME

Descriptions of activities to be funded with 2010 HOME funds may be found in Section R. Please see summary above for estimated HOME funds available for allocation for 2010.

Estimated 2010 HOME program income is \$180,396 from single family home rehabilitation loan programs and a first time homebuyer program. This program income will be used to provide additional assistance under those programs. An additional \$500 in 2010 HOME program income is estimated from loan interest and is anticipated to be used for additional HOME activities.

Other Forms of Investment

Snohomish County does not intend to use HOME funds for forms of investment other than those described in 24 CFR 92.205(b) in the 2010 program year.

HOME Homebuyer Program Guidelines for Resale and Recapture

Refer to 2010-2014 Consolidated Plan, Section I. K.

Guidelines for HOME funds used to refinance existing debt secured by multi-family housing being rehabilitated for with HOME funds

Not applicable. Snohomish County does not intend to use HOME funds for this purpose in the 2010 program year.

HOME Affirmative Marketing

Refer to 2010-2014 Consolidated Plan, Section I. K.

American Dream Downpayment Initiative (ADDI)

New funding for this program was discontinued as of program year 2009. However, Snohomish County is proposing allocation of returned 2004/2005 ADDI funds to Home For Good for its first-time homebuyer purchasing assistance program. The program will provide downpayment assistance to low- and moderate-income homeowners who purchase homebuyer units in a Community Land Trust in Mountlake Terrace which the agency is developing. Other agencies that were allocated ADDI funding in previous years for programs and that are anticipated to continue to expend these funds in program year 2010 include: HomeSight, which operates a first-time homebuyer program; Housing Hope, which provides gap financing to first-time homebuyers participating in its rural Self-Help Housing Program (sweat equity new construction) and urban homeownership pilot project (sweat equity new construction and/or preservation); and Parkview Services, which operates a first-time homebuyer program for households where at least one member has a disability.

The County requires agencies allocated ADDI funds to develop a plan prior to receiving ADDI funds to develop a plan for targeted outreach to residents and tenants of public and manufactured housing and to other families assisted by public housing agencies for the purposes of ensuring that ADDI funds are used to provide Downpayment assistance for such residents, tenants and families.”

Each of the agencies receiving ADDI funds provide homebuyer education and counseling services as part of their programs which helps ensure the suitability of families receiving ADDI funds to undertake and maintain homeownership.

Minority Homeownership. HUD has established a national goal to increase the number of minority homeowners by 5.5 million by 2010. Snohomish County is allocating a portion of anticipated 2010 program year HOME funds and prior year ADDI funds for homebuyer purchasing assistance programs. This is in addition to HOME and/or ADDI funding allocated in previous years for projects that are currently underway to provide self-help construction of homebuyer units and first-time homebuyer purchasing assistance. It is difficult to project with any certainty how many of the households assisted will be minority households. Snohomish County estimates that two minority households may be assisted in becoming homeowners in the upcoming program year.

O. PROGRAM SPECIFIC REQUIREMENTS -- ESG

Descriptions of activities to be funded with 2010 ESG funds may be found in Section R. Snohomish County followed the process and criteria for selecting 2010 ESG activities as described in Section I. K. of the Consolidated Plan. Citizen participation activities are summarized in Section I. I. of the Consolidated Plan. It is anticipated that matching funds will be provided from other federal (\$62,250), state/local (\$44,358), and private funds (\$25,780) for a total of \$135,368. Anticipated matching sources include Community Development Block Grant, state funds for homeless shelter programs, local ending homeless program funds, and private foundations/grants and other private funds.

P. PROGRAM SPECIFIC REQUIREMENTS – HOPWA.

The City of Seattle Human Services Department is the regional grantee and coordinator of the Housing Opportunities for Persons with AIDS (HOPWA) program for King, Snohomish, and Island Counties. This federally-funded program provides housing assistance to low-income persons disabled by AIDS and their families. An estimated \$237,692 in HOPWA funds will be provided to Catholic Community Services to serve approximately 75 households in Snohomish County. As Snohomish County does not directly administer this program, it does not have program specific reporting requirements under this section.

Q. AMENDMENTS TO PRIOR YEAR ACTION PLANS

Substantial Amendments

As noted earlier, each year of the Consolidated Plan, with input from cities and towns, public agencies, private non-profit agencies and the general public, the County prepares an Annual Action Plan which must be approved by the County Council and HUD for use of these funds. The plan indicates how the County plans on spending CDBG, HOME, ADDI, and ESG funds which are anticipated to be available for that program year. Occasionally, it becomes necessary to substantially alter provisions of an approved plan (for example, when funds in the amount of \$25,000 or more are allocated to a new activity not included in the original plan; when a previously funded activity is allocated additional funds of more than \$75,000 or more than 50% of the original funding, whichever is greater; when the scope of a project undergoes a substantial revision of its initial concept; or when a project is cancelled.) On such occasions, the County provides notice of such proposed substantial amendments and provides the public with up to 30 days to review and comment on the proposed amendments.

The following substantial amendments were recommended by the Policy Advisory Board and were made available for the required review and comment period; no public comments were received. These amendments were adopted

by the Snohomish County Council as part of this program year 2010 Annual Action Plan. The amendments cancel funding for two projects and make this funding available for re-allocation to other projects in the 2010 funding round. Proposed re-allocation of these funds for 2010 projects have been made through the 2010 project selection process and are included in activity descriptions for 2010 activities contained in the plan.

disAbility Resource Connection:

Housing Information and Advocacy Project – Project Funding Cancellation

On May 13, 2009, the Snohomish County Council awarded \$20,574 in estimated 2009 CDBG funding to the disAbility Resource Connection, Inc., for the Housing Information and Advocacy Project. Due to reduced 2009 CDBG funding, the Council later adjusted this award to \$19,281 on September 2, 2009. The purpose of the project was to provide assistance to persons with disabilities in their search for housing, advocating for accessible housing, and assisting in securing subsidized housing in order to support independent living. Due to a major loss of other federal funding, the agency was unable to continue their programs and declined the 2009 CDBG award. This amendment to the 2009 Action Plan cancels the 2009 CDBG award for this project and make the funds available for re-allocation to other non-service projects in the 2010 funding round.

YMCA/Big Brothers Big Sisters:

Building Strong Communities – Project Funding Cancellation

On May 7, 2007, the Snohomish County Council awarded \$167,000 in 2007 CDBG funding to the YMCA of Snohomish County (YMCA)/Big Brothers Big Sisters of Snohomish County (BBBS) for the Building Strong Communities project. The purpose of the project is to construct a new building in downtown Everett to expand the YMCA-BBBS program which serves residents county-wide. In August 2009, the agency notified the County that it would not be able to purchase property for the project until October 2011, two years after the contract expiration date. The County informed the agency that holding funding for this project for an additional two years would not be consistent with policies and expenditure draw-down expectations. This amendment to the 2007 Action Plan cancels funding for this project and make the funding available to projects in the 2010 funding round. The agency would be able to re-apply for funding for this project.

R. ACTIVITY DESCRIPTIONS

The following are descriptions for activities to be undertaken with estimated formula funds available for allocation in 2010.