

**TAKE NOTICE THAT A REGULAR MEETING
OF THE COMMUNITY DEVELOPMENT COUNCIL
OF THE CITY OF PHARR, TEXAS
WILL BE HELD AT CITY HALL, COMMISSIONERS' ROOM,
118 S. CAGE BLVD., 2ND FLOOR, PHARR, TEXAS
COMMENCING AT 6:00 PM ON
WEDNESDAY, JANUARY 12, 2022**

The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and city ordinances. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. All persons desiring to address the governing body must register with the presiding city clerk prior to the scheduled meeting.

1. CALL MEETING TO ORDER

A) Roll call and possible action on the excusing of any absent member.

2. PUBLIC HEARING: (Ordinance No. O-2019-31). A registered speaker during the public hearing may not exceed 1.5 minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the presiding clerk and be made available at the city clerk's office. The public hearing sign-in form shall include the person or entity's name, address, telephone number, other contact information, organization if applicable, and other notices, authorizations, and acknowledgements as may be allowed by law from time to time. No registered speaker may be allowed to address the governing body once the public hearing has closed.

A) Solicitation of comments for City of Pharr Consolidated Annual Performance and Evaluation Report (CAPER) prior to submission to the U.S Department of Housing and Urban Development

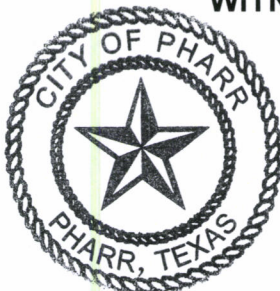
3. ADMINISTRATIVE:

A) Approval of minutes for June 29, 2021 Meeting

4. ADJOURNMENT:

I, the undersigned authority, do hereby certify that the above notice of said Meeting of the Community Development Council of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at www.pharr-tx.gov. This Notice was posted on the 7th day of January 2022 at 11:00 a.m. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).

WITNESS MY HAND AND SEAL, this 7th day of January 2022.



HILDA PEDRAZA, TRMC|CMC
CITY CLERK



AGENDA MEMORANDUM



BOARD: Community Development Council

AGENDA ITEM #: 2.A.

DATE SUBMITTED:

MEETING DATE: January 12, 2022

FROM: Imelda Barrera, Assistant City Clerk

DEPARTMENT: GMCD

DIRECTOR: Cynthia Garza

Agenda Item: Solicitation of comments for City of Pharr Consolidated Annual Performance and Evaluation Report (CAPER) prior to submission to the U.S Department of Housing and Urban Development

Classification: Public Hearing

(* If closed session, City Attorney must review and approve.)

Issue: The Citizen Participation Plan dictates that the City hold a Public Hearing to consider public comments on the contents of its Consolidated Annual Performance and Evaluation Report prior to submission to HUD

Fiscal Consideration:

Staff Recommendation: N/A

Alternatives: N/A

Exclude Material from Public Packet? No

Reason: N/A

ROUTING:

Imelda Barrera
Cynthia Garza

Created -



Pharr



**Grants Management
& Community Development**

DRAFT

2020
THE CONSOLIDATED ANNUAL
PERFORMANCE AND EVALUATION
REPORT (CAPER)

CR-05 - Goals and Outcomes

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

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

The Consolidated Annual Performance & Evaluation Report (CAPER) presents the progress in carrying out projects and activities pursuant to the City of Pharr's 2020 Program Year (PY) Annual Action Plan for the Community Development Block Grant (CDBG) allocation received from the U.S. Department of Housing and Urban Development (HUD). CDBG funds must meet the national objective of principally benefitting low- and moderate-income persons. The city followed its Citizens Participation Process (CPP) to fund activities it determined to be of high priority to the Pharr residents. The CPP allows for the citizens to participate in the decision-making of awarding HUD funds to agencies that submit request for proposals to the city. The agencies propose to use HUD funds on essential services that meet the community development needs and demands of the citizens. The CPP also allows the participation of the citizens in planning out and awarding the CDBG annual allocation budget.

In summary, the following CDBG categories were addressed with the PY 2020 CDBG funds: Housing - Rehabilitation of Single-family Residential Units; Public Services - Essential services for CDBG-eligible individuals and families including services for the elderly, advocacy for abused and neglected children, food pantry, literacy, as well as transportation, health services and subsistence payments. All CDBG-funded activities are deemed "High" priorities and benefit the low-moderate-income individuals of Pharr. No economic development activities were undertaken using HUD resources. The city had allocated \$90,000 to a Downtown Assistance Program but, unfortunately the funds were not used and we reallocated to Pharr North Sports Complex. The city also used carry-over CDBG funds obligated to a Park Facilities activity, the Jones Box Park Improvements - Phase III. Funds for this activity were drawn down as part of the 2020 CDBG activity.

The city was not able to meet its housing goals due to regional systematic challenges that are found within the application process. Those challenges are found through regulatory housing credit guidelines not working cohesively with the federal HUD rules in place. Obstacles are found within credit debt ratios and property title issues within the final stages of underwriting. Recently, the city debriefed with AHSTI; routine obstacles were addressed and will be implemented. Within the (2) year time frame, 125 residents have been contacted and received program notification for pre-qualification documents. Within the current timeframe and program eligibility standards, 61% of the residents did not qualify.

CDBG-funded activities must meet one of the three national objectives/goals that serve as the overall framework of the 3-5 year Consolidated

Plan & Strategy. The goals are (1) to provide decent housing, (2) create a suitable living environment and (3) expand economic opportunities, to principally benefit extremely low, and moderate income individuals and families. All of the PY 2020 projects met one of the national objectives.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
G-AH1: Rehabilitation of existing units	Affordable Housing	CDBG: \$	Homeowner Housing Rehabilitated	Household Housing Unit	24	24	100%	6	3	50.00%
G-AH2: Demolition of Blighted Structures	Affordable Housing	CDBG: \$	Buildings Demolished	Buildings	40	0	17.50%	8	6	75.00%
G-CD1: Public Facilities	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	20000	14643	73.22%			

G-CD2: Public Improvements and Infrastructure	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	40000	0	0.00%			
G-CD3: Public Services	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	40000	31680	79.20%	27362	26197	95.74%
G-CD4: Economic Development: Businesses	Non-Housing Community Development	CDBG: \$90000	Facade treatment/business building rehabilitation	Business	6	0	0.00%	6	0	0.00%
G-CD4: Economic Development: Jobs	Non-Housing Community Development	CDBG: \$	Jobs created/retained	Jobs	0	0				
G-HM1: Prevention	Homeless	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	16	17	106.25%	6	17	283.33%

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

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

The City of Pharr identified the following 7 priorities for targeting resources received from HUD:

1. To preserve and rehabilitate existing single family housing stock for owner occupant households.
 - There were no reconstructions or rehabilitations done during the 2020 year, but four (4) applicants did complete thier complete eligibility process and underwriting
 - There are currently five (5) applicants going through program compliance processes and once completed there will be a total of nine (9) properties assisted between now and the end of the 2021 program year.
 - The reconstruction of homes differs from the rehabilitation process in that there is a much more lengthy qualifying process.
 - AHSTI closed their offices for a three month period at the onset of the COVID-19 pandemic; residents who had qualified for assistance lost their jobs due to the pandemic, therefore they had to requalify - some not being eligible for assistance afterwards.
2. Homeless Prevention.
 - The Salvation Army provided rental assistance to seventeen (17) Pharr families preventing them from being evicted and becoming homeless
3. To preserve, provide and improve social services for residents with special needs, particularly the elderly, the physically disabled, victims of domestic violence.
 - Amigos Del Valle, LRGVDC–Area Agency on Aging and Silver Ribbon provided a total of forty-seven (47) elderly with prepared nutritious

meals, medical necessities, and utility assistance between all three agencies.

- Children's Advocacy Center and CASA of Hidalgo County, Inc. assisted (131) victims of domestic violence

5. Food Pantry Assistance.

- The RGV Food Bank distributed food to (109) Pharr residents who have limited income for purchasing food

6. Transportation Services.

- The Valley Metro Transit System provided public transportation to 25,681 Pharr residents
- The transportation service helps to expand business development and work opportunities.

7. Health Services.

- Su Casa de Esperanza's Early Childhood Development program provided prenatal nutritional education, infant stimulation and toddler proper growth and development lessons to a cumulative (191) mothers with toddlers and/or infants

8. Park Improvements.

- 2018 CDBG funds from the Jones Box Park Improvements - Phase III activity assisted with an irrigation system improvement to the park.

9. Demolition Program.

- CDBG funds were used to fund a Waste Management trash bin for the clearance and removal of demolition products (rubble) and other debris through the city's Voluntary Demolition Program. The program targets Pharr residents who own abandoned and dilapidated structures that pose a health and safety issue. Seven (7) structures were demolished and assisted with CDBG funds.

CR-10 - Racial and Ethnic composition of families assisted

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

91.520(a)

	CDBG
White	26,193
Black or African American	4
Asian	0
American Indian or American Native	0
Native Hawaiian or Other Pacific Islander	0
Total	26,197
Hispanic	26,193
Not Hispanic	4

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

Narrative

The city has been an Entitlement Community of the Community Development Block Grant (CDBG) program since 1978. The city is privileged to be a recipient of CDBG federal funds with the governing body awarding these monies to benefit the Pharr residents community development needs. CDBG funds benefited a total of 26,197 Pharr residents during the 2020 program year of which 93% were low-to-moderate-income individuals. The City of Pharr did not allocate funds geographically; however, the Limited Clientle activities are limited to areas of the City in which the preponderance (at least 51%) of persons are of low and moderate income. Further, the majority of the non-profit organizations operate from low income Census Tracts or have satellite offices within these eligible areas.

The American Community Survey (ACS) has the following Race and Hispanic Origin data available as of July 1, 2020 for the City of Pharr, Hidalgo County, Texas:

The racial makeup of the city was 79.46% White, 0.24% African American, 0.72% Native American, 0.23% Asian, 0.03% Pacific Islander, 17.29% from other races, and 2.04% from two or more races. 90.62% of the population were Hispanic or Latino of any race.

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CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	1,131,388	
Other	public - federal	665,558	445,000

Table 3 - Resources Made Available

Narrative

The City of Pharr's PR07 Report, Vouchers Submitted to the Line of Credit Control System identifies \$934,961.94 expended from October 1, 2020 through September 30, 2020.

The city expended \$445,000.00 in CDBG-CV1 funds from the \$665,558.00 CARES Act award.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description

Table 4 – Identify the geographic distribution and location of investments

Narrative

The City of Pharr's CDBG program year 2020 met the following HUD federal requirements:

- 93% of CDBG funds expended were pledged to activities that benefited low-and moderate-income individuals, thus exceeding the 70% minimum standard for overall program benefit.
- 11.67% of the CDBG funds were spent on public service activities, thus complying with the 15% cap for public service activities
- 16.44% of the CDBG funds were spent on the public administration activity, thus complying with the 20% cap for planning & administration
- The city was awarded \$665,558.00 in CARES ACT Round 1 (CDBG-CV1) monies. The city spent \$445,000.00 (63%) in CDBG-CV1 funds.
- The city followed its Citizens Participation Process and funded the following CDBG-CV1 activities:
 - \$465,558 - Small Business Relief Assistance: \$5,000 in grant assistance to eligible small businesses adversely affected by the COVID-19 pandemic; (43) businesses have been assisted with the CDBG-CV1 funds.

\$100,000 - Utility Assistance Program: Up to \$500 in arrears utility assistance to eligible Pharr residents adversely affected by the COVID-19 pandemic; (411) Pharr residents were assisted with their utility bill.

\$ 50,000 - Amigos del Valle: Provide funding to the Pharr elderly in response to the COVID-19 pandemic whereas the eligible elderly are at-risk to the coronavirus; (18) new Pharr elderly were assisted.

\$ 50,000 - Food Bank of the RGV: Provide a share-maintenance on the food distribution in response to the COVID-19 pandemic;

- Timeliness Test: The City expended CDBG funds in a timely manner in accordance with HUD regulations, which require that a grantee not have more than 1.5 times its prior year grant amount on hand, sixty days before the end of its program year. As of July 31, 2020 the City had a ratio of 0.55 in its line of credit balance in the U.S. Treasury.

Leveraging

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

The U.S. Department of Housing & Urban Development (HUD) CDBG entitlement allocation does not need to comply with matching requirements to satisfy program guidelines. Additionally, no publicly owned land or property located within the jurisdiction was used to address the needs identified in the plan. The CDBG program works as a leveraging mechanism for the Subrecipients of CDBG funds. The federal funds are meant to supplement the CDBG agencies' social services in order to expand the services that may not have been accessible to the Pharr residents if it were not for the federal monies. The city commends the stakeholders of CDBG funds for their community development efforts in our community.

CR-20 - Affordable Housing 91.520(b)

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	6	17
Number of Special-Needs households to be provided affordable housing units	0	0
Total	6	17

Table 5 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	6	17
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	0	0
Number of households supported through Acquisition of Existing Units	0	0
Total	6	17

Table 6 – Number of Households Supported

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

The city did not meet its goal with the Owner-Occupied Rehabilitation & Reconstruction Program (OORRP). The city obligated 17% of its 2020 Entitlement award to the housing program to improve its housing stock. Improvements and sustainability to the housing stock is important to Pharr families and to the city. Unfortunately, the underwriting criteria that qualifies the applicants to receive the federal grant assistance hindered the program's goal reaching efforts. The OORRP has a total of nine (9) home

owners in the pipeline pending underwriting eligibility that will be assisted within the upcoming program year.

Discuss how these outcomes will impact future annual action plans.

The city will continue to be pro active and maintain a close communication with Affordable Homes of South Texas, Inc. (AHSTI) the housing administrator of the Owner-Occupied Rehabilitation & Reconstruction Program (OORRP). AHSTI has also committed to being more assertive with the applicants when it comes to them providing required documents and records to AHSTI. Applicants that do not provide requested records in a timely fashion delays the process.

City concerns have been expressed with AHSTI when assessing the OORRP's future funding, but the city also acknowledges that each application will be subject to unforeseen obstacles. These challenges again delay the extensive process for the qualifying homeowner. The city also acknowledges overall systematic delays due to an overwhelming underserved demographic population and their socioeconomic status. The city met with AHSTI after the program year 2020 to discuss the lack of meeting the city's goals therefore determining again low production of housing units is a systematic regional subject. It must be acknowledged that other regional housing entities and housing programs are faced with a similar issue and is apparent across the board.

The city currently has \$162,755.26 available in 2018 funds, \$220,000 available in 2020 funds, and \$200,000 available in 2020 funds. The city is proposing to allocate funding to AHSTI with the 2021 action plan.

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

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	4	0
Low-income	11	0
Moderate-income	2	0
Total	17	0

Table 7 – Number of Households Served

Narrative Information

The Number of Households Served Table reflects the breakdown by income of the number of Pharr households assisted with 2020 CDBG funds through the Rental Assistance activity (The Salvation Army) and the Owner-Occupied Rehabilitation & Reconstruction activity.

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

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

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

The city recognizes that unsheltered homeless individuals represent the hardest cases to address and assist. The city does not obligate any CDBG funds directly to any homeless activity, but, in talking to CDBG-funded Subrecipients that network amongst one another, most unsheltered homeless individuals will tend to seek assistance from The Salvation Army. Staff at The Salvation Army maintain a working relationship with staff at South Texas Behavioral Health Center in their efforts to address some of the clients' concerns. With Pharr CDBG funding, the Salvation Army was able to provide housing support services and temporary emergency shelter to homeless individuals and families, and those individuals and families threatened with homelessness. The 2020 program year also saw a continuing influx of undocumented immigrants traveling through the area. There is also a bigger number of individuals panhandling. Catholic Charities of the RGV has maintained a presence with Pharr in an effort to process these individuals and address any immediate medical concerns. Catholic Charities of the RGV has never submitted an application with the city requesting CDBG funds, but the city refers Pharr residents who call seeking emergency shelter to their shelter program.

Addressing the emergency shelter and transitional housing needs of homeless persons

Pharr CDBG funds were not used to provide emergency shelter or transitional housing needs to homeless persons. Women Together Foundation, Inc., (a.k.a. Mujeres Unidas), operates an emergency shelter and a transitional housing complex for victims of domestic violence. The city has funded Mujeres Unidas in past action plan years, but the agency has not applied for CDBG funding since 2015. The city did receive a Request for Proposal application from Mujeres Unidas this year; the city will consider funding them with the upcoming 2021 allocation. It should be noted that Mujeres Unidas receives ESG funds from the Hidalgo County - Urban County Program in order to assist with costs associated with the shelters and/or expenses to relieve the needs of homeless persons.

A transitional housing complex is still needed for the general population; however, with limited resources, homeless service providers have not actively sought funding for the construction of a transitional housing facility. An alternative may come from agencies that can provide rapid rehousing in lieu of a traditional transitional housing facility.

The Homeless Coalition's Continuum of Care approach is necessary to develop more effective strategies to address homelessness. The Salvation Army in McAllen Loaves & Fishes in Harlingen are two other primary sources of emergency shelter and supportive services in South Texas for the homeless population in Pharr to tap into for assistance.

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

CDBG funds were targeted towards those threatened with homelessness through The Salvation Army. CDBG funds assisted seven (17) Pharr families with their rent helping and preventing them from becoming homeless.

Chronically homeless individuals still represent the most difficult cases for which permanent housing is realized. Without a transitional housing facility for the general population, it is very uncommon for chronically homeless persons to obtain and maintain stable housing. In contrast, families with veterans and children are more likely to maintain housing. Additional resources exist for these groups, either through McKinney Vento funds or through Veterans Affairs benefits/VASH vouchers. The Homeless Management Information System (HMIS) is a great tool in addressing the needs of homeless individuals and families or precariously housed persons. The HMIS allows users to monitor the number and length of times assistance was provided by the various homeless providers as well as review case notes regarding mainstream benefits, goals or other concerns. The city encourages the use of HMIS whenever possible and whenever subrecipients have access to it while providing homeless prevention services.

The city does have a Discharge Policy in place during this 2020 CAPER period to address Pharr residents who have been discharged from publicly funded institutions and systems of care. The city was not referred to any individual who had been released from any institution during the 2020 program year. The city will get more involved in homeless agendas via the Texas Homeless Network's virtual meetings and discussion sessions during the upcoming 2020 program year to ensure a commitment that all persons released from publicly funded institutions or systems of care are not released into homelessness. The city also worked with area agencies, when applicable, to provide mechanisms to link homeless persons with as many mainstream resources as possible prior to their discharge.

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

The city does not obligate CDBG funds or any other funding sources to any homeless population or subpopulation. However, the city recognizes the seriousness of the problem and will continue to expand efforts on addressing the homeless agenda. Victims of domestic violence who utilize the

transitional housing complex are one of the most likely group of formerly homeless individuals who are able to obtain and maintain permanent housing. Many of these transitional housing residents use the services provided by Affordable Homes of South Texas, Inc. to purchase their own homes. As a repeat to the 2018 CAPER narrative, the 2009 American Recovery & Reinvestment Act put into place the use of the Homeless Management Information System (HMIS) which allows agencies who have the system to track not only when the families utilize homeless services but also enter case notes to assist households obtain mainstream services and address any potential relapses into homelessness. Additionally, the City, in conjunction with the other entitlement communities in the Rio Grande Valley, developed a discharge policy plan in 2015. It is a method to inform publicly funded institutions of services so that persons are not discharged into homelessness.

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

Actions taken to address the needs of public housing

The Pharr Housing Authority is a low rent federally funded program that assists low income families with rental assistance. The units are owned by the Pharr Housing Authority.

The Pharr Housing Authority created opportunities to increase the availability of affordable, suitable housing for families in the low, very low, and extremely low income families and improve our resources for administering of the programs

1. Objective: Apply for all grants that the PHA can qualify for.
2. Objective: Apply for Housing Tax Credits and financing and other Grants that may be available to develop affordable housing to meet the needs in the City of Pharr.
3. Objective: Evaluate PHA developments to determine redevelopment initiatives, including but not limited to possible demolition/disposition and redevelopment as mixed finance developments, and replace all units lost on a one-for-one basis.
4. Objective: Evaluate vacant land owned by the PHA remaining after demolition of PHA developments for possible sale or affordable housing development. In addition, evaluate and consider the Administration Building for possible sale. Any sales proceeds will be used for additional affordable housing and to produce additional resources for the administration of the PHA programs.

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

The staff of the Pharr Housing Authority was able to successfully link service providers with residents during the 2020 program year. (230) Pharr residents were able to begin the path to homeownership using Section 8 vouchers. In addition, Pharr Housing Authority administered two HUD grants that promoted self-sufficiency, homeownership and economic independence entitled Resident Opportunity for Self Sufficiency (ROSS) and Family Self Sufficiency (FSS).

Actions taken to provide assistance to troubled PHAs

Non-applicable. The Pharr Housing Authority is not a troubled agency as defined by HUD.

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

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

As it has been for the last few years, factors that are barriers to affordable housing include include land costs, construction costs, financing costs, and the availability of land.

An analysis of housing during the development of the 2020-2023 Consolidated Plan indicated that households that are cost burden for low-income residents is a concern in Pharr. Actions taken to ameliorate this is by the city supporting the efforts of nonprofit and private developers. The city funds Affordable Homes of South Texas, Inc. (AHSTI) whose rehabilitation/reconstruction assistance works to preserve affordable housing in Pharr. The Pharr Housing Authority also contributes to removing housing barriers by increasing the number of affordable units available and increasing access for housing choice voucher holders to have the opportunity to affordable rental units. Even though the city does not fund Habitat for Humanity, this housing agency works to increase the number of housing units available thorough construction of new housing in Pharr for qualified households.

The city's Owner-Occupied Rehabilitation & Reconstruction Program (OORRP) works to preserve affordable housing by assisting low-income homeowners in maintaining their home and ensuring the homeowner has safe, stable housing. Due to the increase in foreclosure rates in the last few years, stricter underwriting guidelines implemented by AHSTI kept the city from meeting its goals, but the upcoming 2020 program year will see up to eight (8) qualified applicants currently in the pipeline be assisted.

It was also noted that minorities were disparately impacted by the cost of housing, household incomes not keeping up with the prices of housing, and additional funding was needed for subsidies to make homeownership attainable. From this, the city has decided to support the increased production of affordable housing by working with local developers, use its federal funds for subsidies to make homeownership more available, and keep a list of private lenders with affordable financing options. Furthermore, the City will continue to look for new partners in affordable housing development and encourage private sector investment by using federal and local funds as leverage.

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

Meeting the underserved needs has always had its barriers; whether it being cultural, economic or language barriers, general and government funding is never enough to address the underserved. The

City worked closely with the agencies throughout the program year 2020 to ensure that the awarded CDBG funds would be used in the most effective and prioritized manner. The City tracked the 2020 activities by reviewing monthly submittal of accomplishment reports and comparing the proposed goals with the actual number of beneficiaries served. The monthly review of the agencies performance reports assists the CDBG staff determine if there are obstacles affecting the ability of the agencies to implement and carry-out the awarded activity. This also assists staff when considering organizations who apply for CDBG funding during the development of the annual action plan.

CDBG staff provided technical assistance and guidance with programmatic requirements associated with meeting HUDs low-to-moderate-income of beneficiaries compliance. The city's administration considers the needs of the underserved residents, especially the elderly and those in poverty levels of income therefore, the city utilized 13% of the allowed 15% public service cap of CDBG funds with this 2020 action plan. All of the 2020 CDBG-funded agencies provided essential social and public services that met the community development needs and demands of the Pharr residents.

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

In recognition of the dangers posed by lead based paint, the city's Owner-Occupied Rehabilitation & Reconstruction Program (OORRP) requires the testing of homes that were constructed prior to January 1, 1978 for the presence of lead. The specific homes tested are those that are under consideration for housing rehabilitation and reconstruction assistance under the CDBG program. The appropriate abatement or interim control methods are employed if lead is found in the home. The city models its Lead Based Paint Policy after the guidance issued in by EPA and HUD. This policy is included as part of the Standard Operating Procedures for the housing rehabilitation program in an effort to comply with the Lead Based Paint Requirements – HUD Lead Safe Housing Rule 24 CFR Part 35, Subpart J Rehabilitation Section 35.900. In summary of the policy, the following are the levels of intervention and action: **Rehabilitation activities less than \$5,000** – Safe work practices and work site clearance · **Rehabilitation activities between \$5,000 and \$25,000** – Risk assessment and interim controls · **Rehabilitation activities over \$25,000** – Risk Assessment and abatement

Any contractor/subcontractor attempting to work on federally funded projects in which lead based paint is a concern is subject to compliance with the regulation. AHSTI has in-house lead-based paint specialist that assure lead-based compliance is met with all assisted units.

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

The city funded public service activities in 2020 up to 13% of the 15% cap allowed by the regulations. The City of Pharr supports the efforts undertaken by Workforce Solutions, the contractor for the Jobs Training Partnership Act programs. This organization currently operates a successful on-the-job training program for both adults and youth. The creation of decent jobs is important to community residents; therefore, the city will continue to support economic development proposals that create jobs for the community. CDBG funds are used for a variety of activities, including improving the city's park

facilities and rehabilitating/reconstructing owner-occupied housing for low-income elderly and/or disabled households. The city provided CDBG funds to support an extensive range of services to individuals and families in need during the 2020 program year.

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

The City of Pharr's Grants Management & Community Development Department (GMCD) is responsible for oversight of housing and community development funds received from the U.S. Department of Housing and Urban Development (HUD). The GMCD has the primary responsibility for all functions associated with the city's One Year Action Plan to HUD, including the development, implementation, monitoring, and reporting of CDBG-funded activities. In this capacity, the GMCD Department provides considerable insight and expertise gathered through daily interactions with individual citizens, community and neighborhood organizations, non-profit housing and public service agencies, and the housing industry. In addition, GMCD Department gathers annual data from citizens, neighborhood meetings, and public hearings for which it is responsible for organizing to encourage public participation.

This input is factored into its community development analysis, which establishes priorities for local housing and community development needs. All activities and programs supported by CDBG funds benefit low and moderate-income Pharr residents. The CDBG program provides the City of Pharr with the opportunity to develop viable communities by funding activities that provide decent housing, a suitable living environment, and by expanding economic opportunities. CDBG funds were awarded to carry out a wide range of community development activities. While federal legislation and regulations have established rules that all federally funded activities must meet, the city has developed its own funding policy and priorities to meet the needs of the community. In addition, the City Commission has appointed an 11 member Community Development Council (CDC) advisory board that reviewed applications for funding from nonprofit organizations and City departments. The CDC held three virtual (3) public hearings due to the COVID-19 pandemic prior to presenting a recommendation to City Commission for the 2020 CDBG budget.

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

The city funded agencies involved in the delivery of housing and community development activities, including agencies that were consulted with during the development of the 2020 One-Year Action Plan. These include the Pharr Housing Authority (PHA), Affordable Homes of South Texas, Inc. and community organizations whose fields of interest and service include but are not limited to: social services, youth services, elderly services, disability services, abused children's services, health services, homeless services and domestic violence assistance. The strength of the city's CDBG program structure is derived from the variety of public agencies and community organizations in the area that are working diligently toward one common goal: to provide affordable housing, supportive services, and community development assistance to benefit low-and-moderate-income individuals and families.

Local agencies, community-based organizations, and social service providers must coordinate their activities in response to the region's urgent needs. Each stakeholder in the delivery system contributes valuable resources and expertise. Each funded agency is provided information on the other funded service providers. CDBG staff encourages agencies to network and refer clients to one another whenever services are needed.

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

The city followed the Analysis of Impediments and had the city's Human Resources Department, which handles discrimination claims for the City of Pharr, was readily available to assist with any identified cases. The COVID-19 pandemic limited the CDBG's office outreach efforts to very low and low-moderate populations. CDBG office provides information at city events/functions and through non-profit organizations, but the unprecedented 2020 - 2020 program year restricted these annual agendas; limiting all technical assistance to citizens via telephone or through other virtual methods.

The City did not identify any impediments within the areas of fair housing jurisdiction.

CR-40 - Monitoring 91.220 and 91.230

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

Monitoring is an ongoing process involving communication and evaluation of subrecipients, departments and expenditures. This process involves frequent telephone contacts, written communication and meetings. The goal is to identify deficiencies and provide technical assistance to improve and/or reinforce performance. The purpose of the monitoring is to determine compliance with the executed agreements, including HUD, other Federal, State or local codes or statutes. The city did not identify any at-risk agencies (subrecipients) towards the end of the 2020 program year. Additionally, because of the CDC's guidelines on the COVID-19 pandemic, the city felt the safety of CDBG staff and the CDBG-funded agencies was far-reaching and therefore did not conduct any on-site monitoring sessions for the 2020 program year.

In normal past years, monitoring visits begin with interviews with subrecipient personnel. They serve to inform the entity of the goals and purpose and express areas of concern. Following the visit, a report is then issued to the agency. The city generally allows ten (10) days for response. Construction projects includes assessing compliance with additional requirements. Specifically, Davis-Bacon requirements and procurement procedures are reviewed. Testing by an independent contractor may be used to ensure the contractor is following specifications. To monitor its own compliance, CDBG staff is responsible for the following:

1. The Consolidated Annual Performance and Evaluation Report (CAPER) to note accomplishments;
2. Provide HUD officials with documents to fulfill any monitoring requirements;
3. Provide financial and performance reports to city management, the Community Development Council and the City Commission, as requested
4. Utilizes the city's Finance Department and Office of Management and Budget to review expenditures and maintain records;
5. Utilizes the city's Purchasing Department to solicit bids, when applicable;
6. Conducts desk monitoring of all public service projects; and
7. Is a high priority inspection as part of the city's internal and external audit process

CDBG staff will continue to encourage minorities and women businesses to participate in the implementation of HUD programs. CDBG staff makes it a point that Section 3 compliance is met when applicable, especially in the inclusion of city bid specifications for CDBG-funded construction projects.

The city has an adopted Citizen Participation Process it follows in order to meet HUD program requirements. The process details the number of reasonable days the city must notify the public of upcoming hearings, prescribes the places where notifications must be placed and contact information to submit concerns.

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

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

The City of Pharr's Citizens Participation Process requires that the Consolidated Annual Performance and Evaluation Report (CAPER) be made available for 15 days for public comment. The City provided a working draft report of the City's 2020 Consolidated Annual Performance & Evaluation Report (CAPER) for citizens to inspect at the following Pharr public locations:

Pharr Housing Authority, 104 W. Polk Avenue

Pharr Memorial Library, 121 E. Cherokee

Pharr City Hall, 118 S. Cage Boulevard

The CAPER was also posted on the City of Pharr's website and in the Public Kiosk at City Hall lobby area.

The City also provided the opportunity for the Pharr citizens to comment for or against the CAPER by publishing a 15-day comment period public notice in The Monitor on March 9, 2021.

The 15-day comment period, March 10, 2021 through March 25, 2021, included a Public Hearing, as well. The Public Hearing was held on March 18, 2021.

No public comments were received in writing or at the actual public hearing during the 15-day comment period.

CR-45 - CDBG 91.520(c)

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

Overall, the 2020 activities have been undertaken in an acceptable timeframe. However, the city's Owner-Occupied Rehabilitation & Reconstruction Program (OORRP) did lag behind schedule and the City's actions to restore their status to satisfactory is closer communication and monitoring. A total of (125) Pharr residents on the waiting list have been contacted during the past two years of which only 65% met prequalifying status. Out of those applicants, nine (9) are currently in the pipeline. An important factor to acknowledge is that in year's past the majority of the applicants were qualifying for rehabilitation assistance. The nine (9) current applicants were all assessed as total reconstruction projects and the eligibility process for reconstruction is a much more lengthy and stringent one.

Although the City was compliant in its timeliness test, attention is paid to slow moving activities such as the housing program or any other at-risk or flagged activities listed in IDIS. But, the city will attempt to work through delays for the purpose of not having to deobligate funds from awarded agencies. Another point to mention is that awarded agencies provide a proposed plan on the scope of work they will provide with CDBG funds and on present a number of beneficiaries they propose to assist. The subrecipient agreement holds them accountable to this suggested plan of action, but every effort is made to ensure that all CDBG funded activities attain at least 80% of their proposed goals.

The housing program is the only activity that did not meet their goal in 2020, but as indicated in this CAPER's housing sections, several key talks with AHSTI have led to the revaluation of current strategies in place and the city will keep finding ways to optimize their performance metric along with increasing the communication with AHSTI.

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

No

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

CR-45 - CDBG 91.520(c)

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Office of Community Planning and Development
U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG Financial Summary Report
Program Year 2020
PHARR, TX

DATE: 12-10-21
TIME: 16:04
PAGE: 1

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	210,421.00
02 ENTITLEMENT GRANT	1,131,215.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	0.00
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,341,636.00

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	499,174.24
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	499,174.24
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	98,240.38
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	363,225.46
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	960,640.08
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	380,995.92

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	499,174.24
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	499,174.24
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	139,495.72
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	139,495.72
32 ENTITLEMENT GRANT	1,131,215.00
33 PRIOR YEAR PROGRAM INCOME	0.00
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,131,215.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	12.33%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	98,240.38
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	98,240.38
42 ENTITLEMENT GRANT	1,131,215.00
43 CURRENT YEAR PROGRAM INCOME	0.00
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,131,215.00
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	8.68%



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U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG Financial Summary Report
Program Year 2020
PHARR, TX

DATE: 12-10-21
TIME: 16:04
PAGE: 2

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

Report returned no data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

Report returned no data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2018	16	422	6466744	Jones Box Park Improvements	03F	LMA	\$69,861.77
2018	16	422	6515965	Jones Box Park Improvements	03F	LMA	\$11,812.50
2018	16	422	6533369	Jones Box Park Improvements	03F	LMA	\$92,310.25
2018	16	422	6534336	Jones Box Park Improvements	03F	LMA	\$46,404.00
					03F	Matrix Code	\$220,388.52
2019	7	429	6438967	DEmolition Program 2019	04	LMC	\$8,872.79
2019	7	429	6455153	DEmolition Program 2019	04	LMC	\$6,127.37
2019	7	429	6466744	DEmolition Program 2019	04	LMC	\$1,352.95
2019	7	429	6493598	DEmolition Program 2019	04	LMC	\$2,863.21
2019	7	429	6525672	DEmolition Program 2019	04	LMC	\$4,527.54
2019	7	429	6531880	DEmolition Program 2019	04	LMC	\$82.34
					04	Matrix Code	\$23,826.20
2020	12	495	6438967	Silver Ribbon	05A	LMC	\$400.00
2020	12	495	6515965	Silver Ribbon	05A	LMC	\$2,501.43
2020	13	496	6466744	Area Agency on Aging	05A	LMC	\$1,948.90
2020	13	496	6475318	Area Agency on Aging	05A	LMC	\$510.10
2020	13	496	6510444	Area Agency on Aging	05A	LMC	\$1,750.00
2020	13	496	6517923	Area Agency on Aging	05A	LMC	\$500.00
2020	13	496	6531883	Area Agency on Aging	05A	LMC	\$250.00
2020	13	496	6571807	Area Agency on Aging	05A	LMC	\$41.00
2020	14	497	6438967	Amigos Del Valle	05A	LMC	\$1,821.33
2020	14	497	6454139	Amigos Del Valle	05A	LMC	\$3,717.00
2020	14	497	6466744	Amigos Del Valle	05A	LMC	\$1,651.41
2020	14	497	6475318	Amigos Del Valle	05A	LMC	\$1,396.53
2020	14	497	6510444	Amigos Del Valle	05A	LMC	\$6,807.42
2020	14	497	6525841	Amigos Del Valle	05A	LMC	\$1,401.84
2020	14	497	6571332	Amigos Del Valle	05A	LMC	\$5,639.24
					05A	Matrix Code	\$30,336.20
2020	10	493	6544320	Valley Metro Transit	05E	LMC	\$57,808.93
2020	10	493	6571356	Valley Metro Transit	05E	LMC	\$2,191.07
					05E	Matrix Code	\$60,000.00
2019	5	427	6423334	RGV Litearcy Center	05H	LMC	\$2,112.46
2019	5	427	6447334	RGV Litearcy Center	05H	LMC	\$2,386.71
					05H	Matrix Code	\$4,499.17
2020	15	498	6438967	Su Casa de Esperanza	05M	LMC	\$6,242.90
2020	15	498	6466744	Su Casa de Esperanza	05M	LMC	\$2,850.79
2020	15	498	6475318	Su Casa de Esperanza	05M	LMC	\$2,150.21
2020	15	498	6493598	Su Casa de Esperanza	05M	LMC	\$152.46
2020	15	498	6531887	Su Casa de Esperanza	05M	LMC	\$782.56
2020	15	498	6556846	Su Casa de Esperanza	05M	LMC	\$13.43
					05M	Matrix Code	\$12,192.35
2020	9	492	6438967	Children's Advocacy Center	05N	LMC	\$2,754.56
2020	9	492	6454139	Children's Advocacy Center	05N	LMC	\$2,155.71
2020	9	492	6466744	Children's Advocacy Center	05N	LMC	\$1,424.38
2020	9	492	6493598	Children's Advocacy Center	05N	LMC	\$3,111.76
2020	9	492	6510444	Children's Advocacy Center	05N	LMC	\$553.59
					05N	Matrix Code	\$10,000.00
2020	16	499	6493598	Food Bank of RGV	05W	LMC	\$14,074.74
2020	16	499	6510444	Food Bank of RGV	05W	LMC	\$7,476.95
2020	16	499	6525681	Food Bank of RGV	05W	LMC	\$916.31
					05W	Matrix Code	\$22,468.00
2018	3	410	6447334	Pharr OORRP 2018	14A	LMH	\$36,895.29
2018	3	410	6451494	Pharr OORRP 2018	14A	LMH	\$78,568.51
					14A	Matrix Code	\$115,463.80
Total							\$499,174.24

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

GRANT:	City of Miami	NAME	ADDRESS	CITY	LOAN NO.	YEAR BUILT	TYPE	APPLICATION DATE	APPROVAL DATE	STATUS	CONSTRUCTION START DATE	CONSTRUCTION END DATE	NOTES	CHECK NO.	DATE REQUESTED	DATE RECEIVED
	City of Miami	Contractors	151 W. VAN ST	MIAMI	1	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	2	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	3	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	4	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	5	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	6	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	7	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	8	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	9	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	10	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	11	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	12	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	13	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	14	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	15	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	16	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	17	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	18	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	19	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	20	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	21	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	22	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	23	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	24	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	25	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	26	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	27	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI	28	1917	Replacement of New Beginning	3/1/2017	3/1/2017	APPROVED	6/29/2017	No Show				
	City of Miami	Contractors	520 S 5th ST	MIAMI												

[illegible]

2 Repairs										CDBG \$ 200,000	
3 Replacements										Leverage \$ 200,000	
Total \$ 400,000											
CDBG FY 2017											
CDBG FY 2018											
CDBG FY 2019											
CDBG FY 2020											
CDBG FY 2021											
CDBG FY 2022											
CDBG FY 2023											
CDBG FY 2024											
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GRANT:		City of Pharr
AMOUNT:	\$108,000	
PURPOSES:	REPAIR AND NEW BEGINNING PROGRAM FY 2018	
START DATE:	10/1/2018	
END DATE:	9/30/2019	

0 Repairs			
1 Replacements			

CDBG \$	454,115		
Leverage \$	-		
Total \$	454,115		

SALARIES	TAXES & EMPLOYEE	OFFICE
115,000.00	\$2,760.00	\$0.00

[illegible]



AGENDA MEMORANDUM



BOARD: Community Development Council

AGENDA ITEM #: 3.A.

DATE SUBMITTED:

MEETING DATE: January 12, 2022

FROM: Imelda Barrera, Assistant City Clerk

DEPARTMENT: Administration

DIRECTOR: Cynthia Garza

Agenda Item: Approval of minutes for June 29, 2021 Meeting

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Issue: Approval of Minutes for June 29, 2021 Meeting

Fiscal Consideration:

Staff Recommendation: Staff recommends approval of Minutes.

Alternatives: N/A

Exclude Material from Public Packet? No

Reason: N/A

ROUTING:

Imelda Barrera

Cynthia Garza

Created -

**MINUTES
COMMUNITY DEVELOPMENT COUNCIL MEETING
PUBLIC HEARING
TUESDAY, JUNE 29, 2021**

The City of Pharr's Community Development Council held a public hearing on Tuesday, June 29, 2021 and the following is the record of attendance:

Council Members present: Jose G. Rodriguez
Romeo Robles
Rene Cantú
Olga Cardoza
Marco Gonzalez
Norma Treviño
Jesus Palomin

Council Members Absent: Belia Garcia
Danny Smith
Lucio Gaitan

Staff Present: Santiago Salinas, Program Manager
Sonia Cantú, Administrative Assistant
Nadia Quintero, CDBG Accountant

Public Present: No public present

1. CALL TO ORDER:

A) ROLL CALL/ACTION ON THE EXCUSING OF ANY ABSENT MEMBER OF THE BOARD

Chairman, Rene Cantú, called the meeting at 6:00 p.m. Roll call established a quorum.

Council Member Jose G. Rodriguez moved to excuse the absent members. Council Member Olga Cardoza seconded the motion and when put to a vote, it carried unanimously.

2. PUBLIC HEARING:

A) DISCUSSION AND APPROVAL ON THE RECOMMENDATIONS FOR ACTION PLAN 2021.

Chairman Rene Cantu call a motion to approve staff recommendations, for the Action Plan 2021.

Councilman Romeo Robles moved to approve recommendations as presented, councilman Norma Treviño seconded the motion and when put to a vote, it carried unanimously.

B) DISCUSSION AND APPROVAL ON THE REALLOCATIONS OF PAST PROGRAM YEARS FUNDS.

Council Member Olga Cardoza **moved** to approve CDBG staff recommendations as presented, councilman Jose Rodriguez seconded the motion and when put to a vote, it carried unanimously.

3. ADMINISTRATIVE:

A) Approval of minutes for March 18, 2021.

Councilman Romeo Robles **moved** to approve the minutes as presented. Council Member Norma Treviño seconded the motion and when put to a vote, it carried unanimously.

Mr. Santiago Salinas welcomed and introduced new council member Juan Palomin and new CDBG Accountant Nadia Quintero.

4. ADJOURNMENT:

There being no other business, Council member Jose G. Rodriguez **moved** to adjourn. Ms. Treviño seconded the motion and when put to a vote, it carried unanimously. Public Hearing adjourned at 6:10 p.m.

Rene Cantú, Chairman