



# 2014 Program Year CAPER

The CPMP 2014 Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

## GENERAL

**GRANTEE: Dane County, WI**

**CON PLAN PERIOD: 1/1/2014 to 12/31/2014**

### **Executive Summary (92.220(b))**

PY 2014 Action Plan Executive Summary:

Dane County presents the following Consolidated Annual Performance and Evaluation Report (CAPER) for the expenditure of Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds received from the Department of Housing and Urban Development (HUD) for the period of January 1, 2014 through December 31, 2014.

#### **BACKGROUND**

The primary objective of the Community Development Block Grant Program as stated in Title I of the Housing and Community Development Act of 1974, as amended, is the development of viable urban communities. This is achieved by:

Providing decent housing (DH),  
Providing a suitable living environment (SL), and  
Expanding economic opportunities (EO).

Each activity funded by CDBG must meet one of three national objectives:

Benefit to low and moderate-income persons (LMI),  
Aid in the prevention or elimination of slums or blight (SB); and  
Meet a particularly urgent community development need.

No less than 70% of funds are to be spent on activities that benefit low and moderate-income persons. Spending on public service activities is limited to 15% of the program year's allocation plus 15% of the preceding year's program income.

The HOME Program was created by the National Affordable Housing Act of 1990. The intent of the program is to expand the supply of decent, safe, sanitary, and affordable housing, with primary attention to rental housing, for very low-income and low-income families. HOME funds may be used for:

Homeowner Rehabilitation – to assist existing owner-occupants with the repair, rehabilitation, or reconstruction of their homes.

Homebuyer Activities – to finance the acquisition and/or rehabilitation or new construction of homes for homebuyers.

Rental Housing – affordable rental housing may be acquired and/or rehabilitated, or constructed.

Tenant-Based Rental Assistance – financial assistance for rent, security deposits, and, under certain conditions, utility deposits may be provided to tenants.

There is a 25 percent matching obligation for HOME funds.

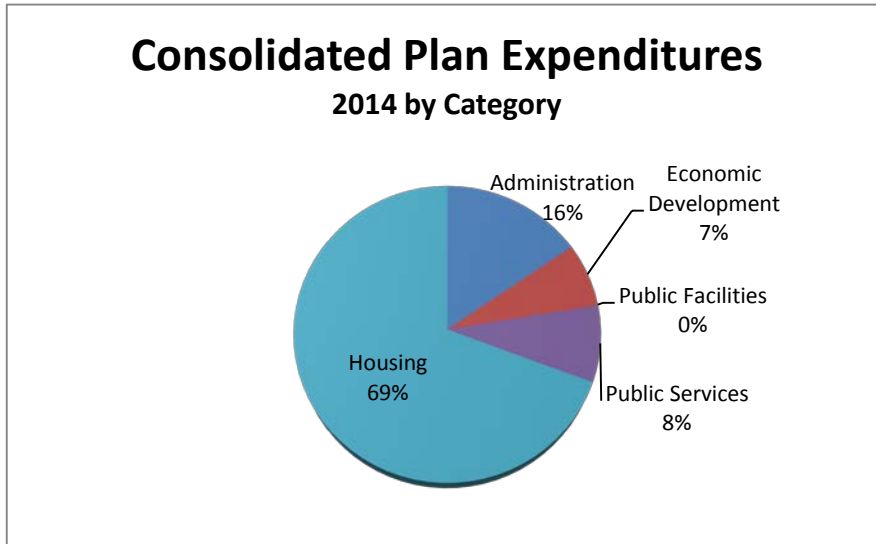
**RESOURCES AVAILABLE**

The resources available to Dane County for 2014 (based on the Integrated Disbursement and Information System report C04PR01) included:

Item	CDBG	HOME	Total
2014 Formula Allocation	1,006,512	403,892	1,410,404
2013 Program Income	33,510	26,569	60,079
2014 Program Income	60,846	180,405	241,251
2013 Revolving Loan Income	56,498	0	56,498
2014 Revolving Loan Income	52,752	0	52,752
Total Available	1,210,118	610,866	1,820,984

In 2014, \$1,410,404 in CDBG/HOME Formula Grants were allocated by HUD to Dane County. The CDBG Commission made recommendations to the County Board and County Executive for the allocations of those funds and any remaining funds from prior years.

## EXPENDITURES BY ACTIVITIES



Based upon the IDIS Expenditure Report, 69% of all CDBG and HOME funds expended in 2014 were for housing assistance.

Of the remaining funds, 16% of total CDBG/HOME expenditures were for planning and administration; 8% for public services; and, 7% for economic development. Although there were open and active public facilities projects in 2014, there were no funds expended on these projects during 2014.

### HIGHLIGHTS

Highlights of 2014 included:

- Assisting 41 low-and moderate-income households with major and minor home repairs, the most of any year in the 5-year Consolidated Plan.
- Completion of a new domestic abuse center that will provide shelter to victims of abuse from Dane County.
- Funding the construction of housing units targeted to low-income families; the construction workers of the homes are at-risk adolescents and young adults gaining experience and training in construction.
- Installing assistive equipment in homes for 19 families of elderly and disabled persons.

### ACTIVITIES ADDRESSING STRATEGIC PLAN OBJECTIVES AND AREAS OF PRIORITY IN THE CONSOLIDATED PLAN

The HUD Outcome Performance Measurement System offers three possible objectives for each activity. As noted in the [CPD Performance Measurement Guidebook](#), these are based on the broad statutory purposes of the programs and include:

Creating Suitable Living Environments – relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment. This objective relates to activities that are intended to address a wide range of issues faced by low-and-moderate income persons, from physical problems with their environment, such as poor quality infrastructure, to social issues such as crime prevention, literacy, or health services.

Providing Decent Housing – This objective focuses on housing activities whose purpose is to meet individual family or community housing needs.

Creating Economic Opportunities – applies to activities related to economic development, commercial revitalization, or job creation.

The system outcome is closely aligned with the objective and helps to further refine the expected result of the objective that is sought. HUD narrowed this to three outcomes including:

Availability/Accessibility – applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low and moderate-income people, including persons with disabilities.

Affordability – applies to activities that provide affordability in a variety of ways to low-and-moderate income people. Affordability is an appropriate objective whenever an activity is lowering the cost, improving the quality, or increasing the affordability of a product or service to benefit a low-income household.

Sustainability – applies to activities that are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low-and-moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

Table 1 illustrates how activities undertaken during this program year addressed strategic plan objectives and areas of high priority identified in the 2010-2014 Consolidated Plan.

**Table 1: 2014 Status of Projects and Activities by Consolidated Plan Priority Area**

<b>Project: Housing Rehabilitation</b> Project ID: 2011-2, 2012-2, 2013-2, 2014-2 Priority Need Category: Owner Occupied Housing									
Priority 1: Provide energy efficiency improvements as a means to promote continuing affordability of housing. Priority 2: Promote the rehabilitation of existing owner-occupied housing as a means to maintain affordable housing. Priority 3: Provide accessibility improvements as a means to help low-and-moderate income households with disability maintain existing housing.									
Activity/Subrecipient/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Home Modification Independent Living 598, 626	LMC	Decent Housing  DH 2.1	Affordability	CDBG (2012) CDBG (2014)	\$10,015 \$40,000	\$10,015 \$22,509	\$0 \$17,491	18	11
Major Home Repair and Rehabilitation Loan Program City of Stoughton	LMH	Decent Housing  DH 2.1	Affordability	HOME (2012)	\$100,000	0	\$50,000 <sup>1</sup>	2	0
Major Home Repair and Rehabilitation Loan Program Project Home 592, 609, 613	LMH	Decent Housing  DH 2.1	Affordability	CDBG (2013) CDBG (2014)	\$115,485 \$150,000	\$115,485 \$15,573	\$0 \$134,427	6-8	9
Minor Home Repair Project Home 634, 610	LMH	Decent Housing  DH 2.1	Affordability	CDBG (2013) CDBG (2014)	\$72,543 \$100,000	\$72,543 \$14,505	\$0 \$85,495	18	21

<sup>1</sup> City of Stoughton indicated they planned to spend \$50,000 of the \$100,000 contract balance on two properties. As of 12.31.2014, one job is underway and another is in the approval process.

<p><b>Project: Home Ownership</b>                  Project ID: 2012-3, 2013-3, 2014-3                  Priority Need Category: Owner Occupied Housing</p>									
<p><i>Priority 4:</i> Promote homeownership through the provision of loans for down payment and closing cost assistance.  <i>Priority 5:</i> Promote the development of owner-occupied affordable single-family housing units.</p>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Habitat for Humanity – Mortgage Reduction Assistance 638, 637, 629, 623, 622, 619	LMH	Decent Housing  DH 1.1	Affordability	HOME (2013) CDBG (2014)	\$27,415 \$200,000	\$27,415 \$150,000	0 \$50,000	8	6
Movin' Out – Homeowner Program 620, 621, 636, 633	LMH	Decent Housing  DH 2.2	Affordability	CDBG (2013) CDBG (2014)	\$56,955 \$210,000	\$56,955 \$74,253	\$0 \$135,747	12	4
Operation Fresh Start – Mortgage Reduction Assistance/New Home Construction 615	LMH	Decent Housing  DH 1.1	Availability/ Accessibility	HOME (2012)	\$108,000	\$106,000	\$2,000	2	2 units under construction with projected sales in 2015.

<p><b>Project: Rental Housing</b>                  Project ID: 2011-4, 2013-4                  Priority Need Category: Rental Housing</p>									
<p><i>Priority 9: Provide the rehabilitation of affordable renter-occupied housing units.</i>  <i>Priority 12: Provide affordable rental housing units.</i></p>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Madison & Main	LMH	Decent Housing  DH 1.2	Availability/ Accessibility	HOME	\$300,000	\$260,324	\$39,676	10 units	1 unit leased in 2014. Remaining units to be leased in 2015.

<p><b>Project: Economic Development</b>                  Project ID: 2011-16, 2013-7                  Priority Need Category: Economic Development</p>									
<p><i>Priority 4:</i> Provide loans for micro-businesses to start-up and grow.  <i>Priority 11:</i> Provide technical assistance for persons wanting to start a business.</p>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Village of Cambridge Make It Work Workshops 603	LMC	Economic Opportunity  EO 1.1	Availability/ Accessibility	CDBG (2013)	\$0	\$20,000	\$0		Accomplishments were achieved in 2013 and funds disbursed in 2014.
Wisconsin Women's Business Initiative – Microenterprise Development Continuum 2 627	LMC	Economic Opportunity  EO 1.1	Availability/ Accessibility	CDBG (2014)	\$80,000	\$80,000	\$0	4 new businesses and 4 existing businesses to be assisted	4 new business and 9 existing businesses were assisted.



<p><b>Project: Public Facilities</b>                  Project ID: 2011-6, 2013-7                  Priority Need Category: Public Facilities; Infrastructure</p>									
<p><i>Priority 10:</i> Improve accessibility to public buildings for persons with disabilities.  <i>Priority 12:</i> Provide assistance to provide infrastructure improvements.  <i>Priority 14:</i> Provide assistance to construct or rehabilitate senior centers, youth centers, and other public facilities.</p>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Domestic Abuse Intervention Services, Inc. (DAIS) 560	LMC	Suitable Living Environment	Availability	CDBG (2011)	\$0	\$0	\$0	Facility completed	They assisted 43 participants
Tellurian U.C.A.N. 646	LMC	Suitable Living Environment	Affordability	CDBG (2013- 2015)	\$47,690	\$0	\$47,690	1 facility	0 work
Accomplishments: Tellurian has some bids and work schedule to begin early spring 2015									
Village of Brooklyn 608	LMJ	Creating economic opportunities	Availability/ Accessibility	CDBG (2013- 2016)	\$0	\$0	\$0	1 facility	1 facility completed in November 2013 and lots are currently being market for sale

<b>Project: Public Services</b> Project ID: 2013-6, 2014-5 Priority Need Category: Public Services									
<i>Priority 9: Provide needed public services to low-and-moderate-income persons.</i>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Community Action Coalition 624	LMC	Suitable Living Environment  SL-1.3	Availability/ Accessibility	CDBG (2014)	\$25,000	\$25,000	\$0	25 people	17 people
Dane County Department of Human Services – Joining Forces for Families 632	LMC	Suitable Living Environment  SL-1.3	Availability/ Accessibility	CDBG (2014)	\$73,035	\$73,035	\$0	625 people	666 people
Independent Living, Inc. – Assistive Equipment	LMC	Suitable Living Environment  SL-1.3	Sustainability	CDBG (2014)	\$5,000	\$7,000	\$0	21	19
North/Eastside Senior Coalition - Paratransit 631	LMC	Suitable Living Environment  SL-1.3	Availability/ Accessibility	CDBG (2014)	\$5,000	\$5,000	\$0	50 people	17 people
Stoughton United Ministries Transportation Services 628	LMC	Suitable Living Environment  SL-1.3	Availability/ Accessibility	CDBG (2014)	\$4,780	\$4,780	\$0	40 People	33 People
YWCA Madison 645	LCM		Availability/ Accessibility	CDBG (2014)	\$32,000	\$4,800	\$27,200	20 People	3 People

<b>Project: Urgent Needs</b>									
Project ID:									
Priority Need Category: Other									
<i>Priority: Disaster assistance.</i>									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	2014 Beginning Balance	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Disaster Assistance	Urgent Needs	Suitable Living Environment	Sustainability	CDBG- EAP	\$48,938	\$0	\$48,938	N/A	0 people
Accomplishments: No urgent need projects arose in 2014.									

<b>Project: Administration</b>									
Project ID: 2013-1, 2014-1									
Priority Need Category: Planning/Administration									
Provide funding for program planning and administration.									
Activity/ HUD IDIS Activity Number(s)	National Objective	HUD Objective	HUD Outcome	Funding Source/ Year	Beginning Balance 2014	Amount Expended in 2014	Funds Remaining 12.31.2014	2014 Goal	2014 Performance
Dane County Office of Economic and Workforce Development – Administration 630, 644	Not applicable	Not applicable	Not applicable	CDBG (2014) HOME (2014) RLF (2014)	\$195,753 \$37,876	\$183,100 \$28,483	Unspent administrative funds cannot be carried over into subsequent years	Not applicable	Not applicable
Fair Housing Center of Greater Madison 641	Not applicable	Not applicable	Not applicable	CDBG (2014)	\$10,000	\$10,000	\$0	Not applicable	Not applicable

## Summary of Resources and Distribution of Funds

Provide a description of the geographic distribution and location of investment (including areas of low-income and minority concentration).

PY 2014 CAPER #1 response:

Dane County is located in the rolling hills of south central Wisconsin. The County contains 61 local units of government: 8 cities, 19 villages, and 34 unincorporated towns; 3 villages and a city are partially in the county.

Communities participating in the Urban County partnership in Dane County include approximately 241,161 people (2007-2011 ACS estimate). This represents slightly over 96% of the population outside the City of Madison and an estimated 97% of the low-and-moderate income population outside the City of Madison.

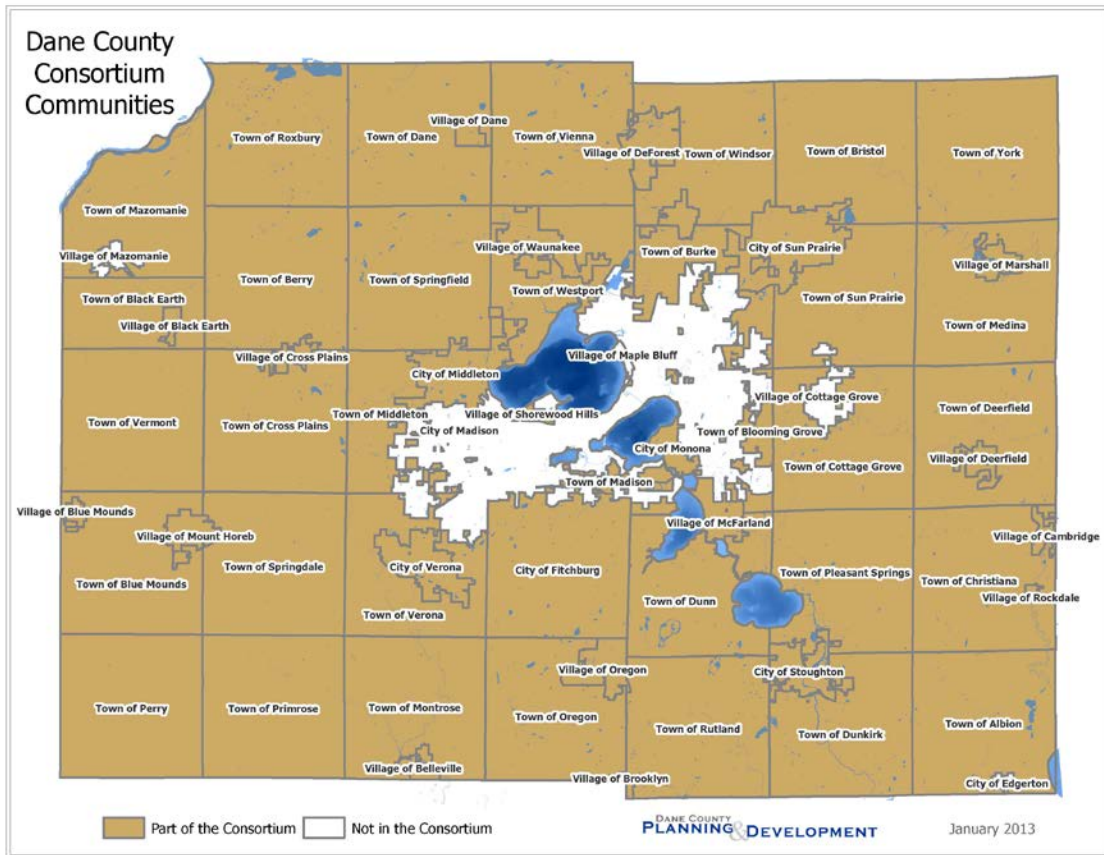
Funds are allocated to agencies/programs serving eligible low-and-moderate income households in the 56 participating municipalities in the Dane County Consortium. These municipalities, shown in Map 1, include:

Town of Albion	Town of Medina
Village of Belleville	City of Middleton
Town of Berry	Town of Middleton
Town of Black Earth	City of Monona
Village of Black Earth	Town of Montrose
Town of Blooming Grove	Village of Mount Horeb
Village of Blue Mounds	Town of Oregon
Town of Blue Mounds	Village of Oregon
Town of Bristol	Town of Perry
Village of Brooklyn	Town of Pleasant Springs
Town of Burke	Town of Primrose
Village of Cambridge	Village of Rockdale
Town of Christiana	Town of Roxbury
Town of Cottage Grove	Town of Rutland
Town of Cross Plains	Village of Shorewood Hills
Village of Cross Plains	Town of Springdale
Town of Dane	Town of Springfield
Village of Dane <sup>2</sup>	City of Stoughton
Town of Deerfield	City of Sun Prairie
Village of Deerfield	Town of Sun Prairie
Village of De Forest	Town of Vermont
Town of Dunkirk	City of Verona
Town of Dunn	Town of Verona
City of Fitchburg	Village of Waunakee
Town of Madison	Town of Vienna
Village of Marshall	Town of Westport
Town of Mazomanie	Town of Windsor
Village of McFarland	Town of York

Communities that do not participate in the Urban County Consortium are the Cities of Edgerton and Madison, and the Villages of Cottage Grove, Maple Bluff, and Mazomanie.

<sup>2</sup> The Village of Dane became a member of the Urban County Consortium for the 2013 Plan Year.

**Map 1:** Dane County Urban County Consortium



**Population**

The population of the Dane County Urban County Consortium grew 16% between the 2000 and 2010 Census compared to 14.4% growth in the County overall. Slightly over half of the County’s 488,073 residents reside in the Urban County Consortium.

The population in the Urban County Consortium is becoming more diverse as seen in Table 2. Persons of color in 2010 comprised 10% of the overall population compared to 6.4% in 2000. The number of persons who are Hispanic or Latino nearly doubled in the last decade to 5.2% of the total population. The population is also aging with 11% of the residents age 65 and over.

**Table 2:** Selected Demographics of Dane County Urban County Consortium Population

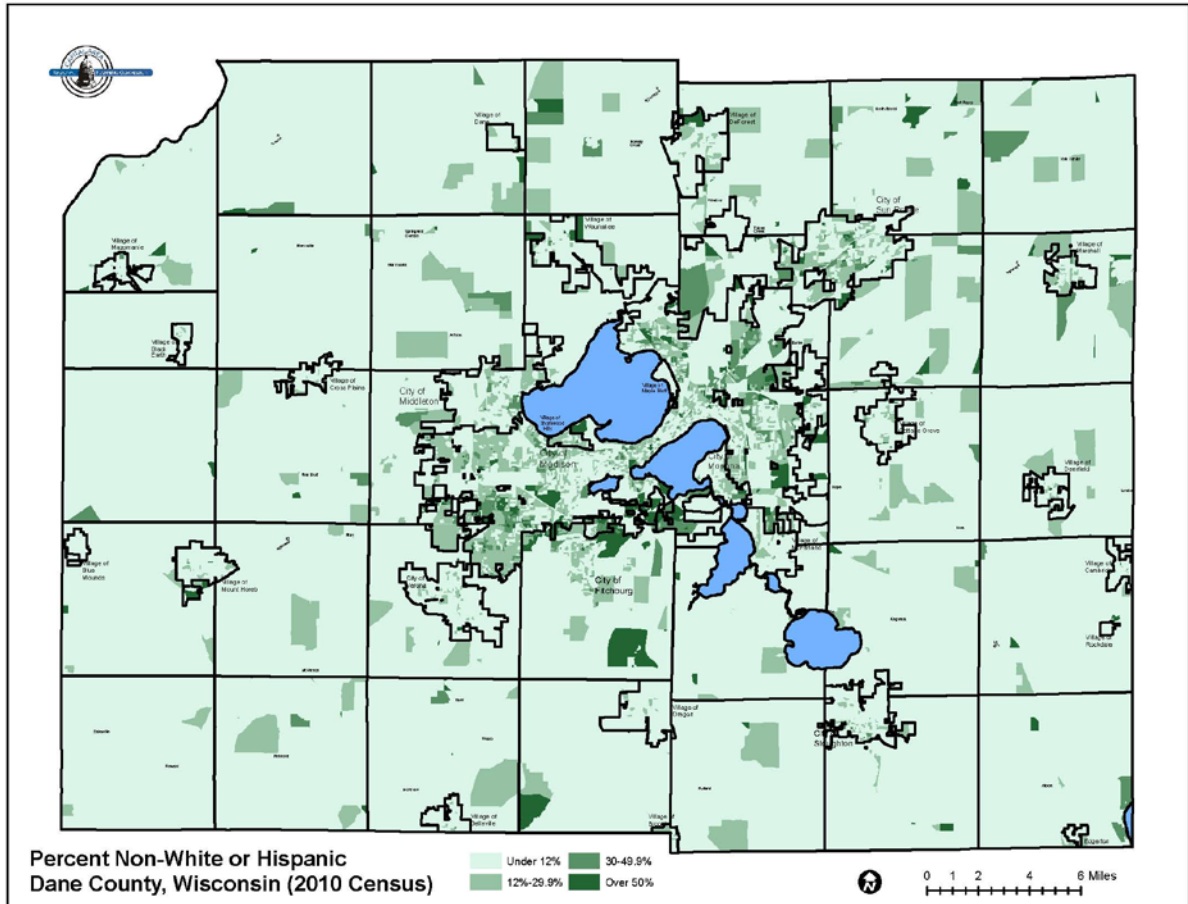
	2000 Census	2010 Census
Population		
Total Population	210,771	244,615
Gender		
Male (%)	49.8%	49.7%
Female (%)	50.2%	50.3%
Race		

**Table 2:** Selected Demographics of Dane County Urban County Consortium Population

	2000 Census	2010 Census
White (%)	93.6%	90.0%
Black or African-American (%)	2.3%	3.3%
American Indian and Alaska Native (%)	0.3%	0.3%
Asian (%)	1.2%	2.3%
Native Hawaiian and Other Pacific Islander (%)	0.0%	0.0%
Some other race (%)	1.2%	2.1%
Two or more races (%)	1.2%	1.9%
Hispanic or Latino of any Race (%)	2.7%	5.2%
<b>Age</b>		
Under 5	6.8%	6.5%
65 years and older	9.5%	11.0%
<b>Disability Status</b>		
Population age 5 years and over with a disability (%)	11.3%	6.6%*
Source: U.S. Census Bureau, Census 2000 and 2010; disability data for 2010 is from American Community Survey, 1 Yr Estimate * No explanation from the Census data is available regarding this decrease.		

Based on the 2010 U.S. Census Bureau data, outside the City of Madison, persons with non-white racial and ethnic heritages are somewhat concentrated in the Town of Madison along the Beltline Highway 12/14/18/151 border with the City of Madison. Concentrations of 50% or more may also be found in portions of the cities of Fitchburg and Sun Prairie; towns of Albion, Bristol, Burke, Oregon, Vienna, York; and Village of DeForest. This is illustrated in Map 2.

**Map 2:** Percent Non-White or Hispanic



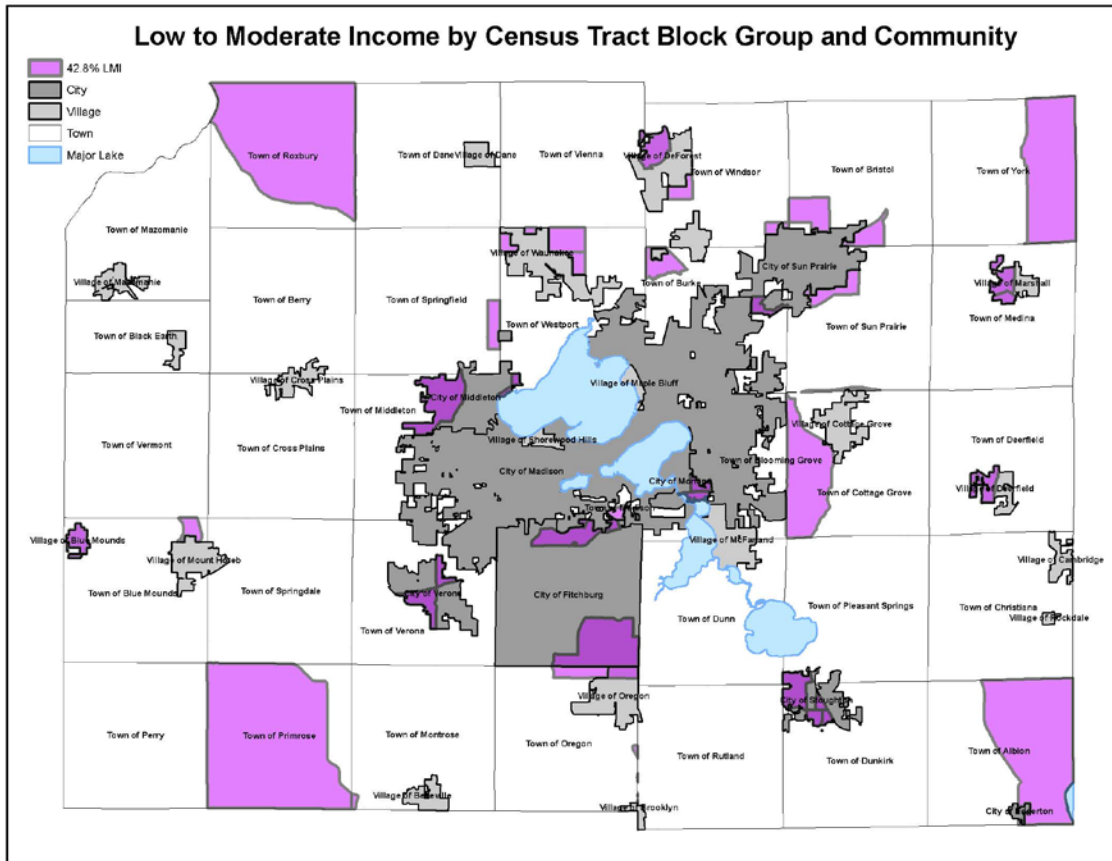
Low-Income Persons

As illustrated in Map 3, low-and-moderate income persons in 2000 were found in the corners of the County and clustered around the larger municipalities. The cities of Fitchburg, Middleton, Monona, Stoughton, and Sun Prairie have pockets of low-income residents. This is true for the Villages of Cottage Grove, DeForest, and Marshall. Among the towns, pockets of LMI residents may be found in Albion, Blue Mounds, Bristol, Burke, Roxbury, Springfield, Windsor, and York.





**Map 4: Dane County Census Block Groups with 42.8% and Higher LMI Population**



Using the 42.8% percentile, the map now includes portions of the Town of Cottage Grove, Town of Primrose, Village of Blue Mounds, and Village of Deerfield.

### LOCATIONS OF INVESTMENT

Allocations were based geographically only in that an application was received from a participating municipality for a project primarily benefiting low-and-moderate income households in that community that met the priorities of the *Dane County Consolidated Plan 2010-2014* and was recommended for funding by the CDBG Commission.

Tables 3-4 show the locations of investments in 2014, as well as, for the first four years of the current *Consolidated Plan*. It should be noted that projects are listed when completed, for example, a home rehabbed, rental units occupied, or a business assisted. The expenditures are listed when they are incurred which may be during a project and not just when it is completed. Therefore, the two tables will not completely match.

**Table 3:** Locations of Assistance for 2010-2014 Consolidated Plan

Municipality	Year	Number of Housing Units Assisted			Economic Development, Public Facilities, Urgent Needs			
		Home Ownership	Home Rehab	Rental	Businesses	Public Facilities	Public Services (People)	Urgent Needs
City of Edgerton	2013						1 person	
City of Fitchburg	2010	1			1		6 families	
	2011	1	1		2		6 families	
	2012		1		2			
	2013	4	1				19 people	
	2014	3	2		2		2 People	
City of Middleton	2010				1			
	2011	1						
	2012	1		9				
	2013						8 people	
	2014		2		1		5 people	
City of Monona	2010		4		1			
	2011		1		1	1		
	2013	1					3 people	
	2014				1		1	
City of Stoughton	2010	2	5		1	1		
	2011	4	6	10	1		74 families	
	2012	4	8		4		286 people	
	2013						319 people	
	2014		1		2		349 people	
City of Sun Prairie	2010	5	2		3			
	2011	2	1		2		32 people	
	2012	7	5		1			
	2013	2					12 people	
	2014	8	3		3		10 people	
City of Verona	2010	2						
	2011	<sup>3</sup>			2			
	2012	1	1		3			
	2013	2						

<sup>3</sup> Lot has been purchased by Habitat for Humanity.

Table 3: Locations of Assistance for 2010-2014 Consolidated Plan								
Municipality	Year	Number of Housing Units Assisted			Economic Development, Public Facilities, Urgent Needs			
		Home Ownership	Home Rehab	Rental	Businesses	Public Facilities	Public Services (People)	Urgent Needs
	2014				1		2 people	
Town of Albion	2010		1					
	2011		1					
	2012							1 home
	2013		2					
Town of Blooming Grove	2010		3					
	2013		2					
	2014		2				1 person	
Town of Burke	2010		1					
	2014						1 person	
Town of Cottage Grove	2010		1					
	2012		1					
	2013						1 person	
Town of Dunn	2013		1					
	2014		2					
Town of Madison	2010	1	3			1		
	2011	1						
	2012	1	3	4				
	2013		1	2				
	2014		6			1	2 people	
Town of Mazomanie	2010		1					
	2012		1					
	2013		1					
Town of Medina	2014		1					
Town of Montrose	2013		1					
	2014		1					
Town of Perry	2012							1 culvert
Town of Primrose	2013		1					
Town of Pleasant Springs	2013		1					

Table 3: Locations of Assistance for 2010-2014 Consolidated Plan								
Municipality	Year	Number of Housing Units Assisted			Economic Development, Public Facilities, Urgent Needs			
		Home Ownership	Home Rehab	Rental	Businesses	Public Facilities	Public Services (People)	Urgent Needs
Town of Roxbury	2011							1 road
Town of Sun Prairie	2014		2					
Town of Verona	2012					1		
	2014		1				1 person	
Town of Vienna	2010							1 household
Town of Westport	2012	1						
	2013	1						
Town of Windsor	2010		3		1			1 sanitary sewer
	2011	1			2			
	2012	2	1		2			
	2014						1 person	
Village of Belleville	2012		1			3 facilities		
	2014						1 person	
Village of Black Earth	2014		1					
Village of Blue Mounds	2012		2					
	2014		1					
Village of Brooklyn	2011	<sup>4</sup>						
	2013	1						
	2014	1						
Village of Cambridge	2010	1	1			1		
	2012	2			1			
	2013	1	1					
Village of Cross Plains	2013		1					
Village of Deerfield	2010		1					
	2014		2				1 person	
Village of DeForest	2010		4		1			
	2011	2	8		1			

<sup>4</sup> Lot has been purchased by Habitat for Humanity.

Table 3: Locations of Assistance for 2010-2014 Consolidated Plan								
Municipality	Year	Number of Housing Units Assisted			Economic Development, Public Facilities, Urgent Needs			
		Home Ownership	Home Rehab	Rental	Businesses	Public Facilities	Public Services (People)	Urgent Needs
	2012	1	3		1			
	2013	1	1					
	2014		1		1			
Village of Marshall	2010		4					
	2011	1	1					
	2012		2					
	2013		4				2 people	
	2014		5				3 people	
Village of McFarland	2010		1		1			
	2011				1			
	2012				2			
	2013		3				1 person	
	2014						1 person	
Village of Mount Horeb	2010	1						
	2011	1	1					
	2012	1						
	2013		1					
	2014		2				1 person	
Village of Oregon	2010	3						
	2011	2					91 families	
	2012	1	2				309 people	
	2013	1	2				320 people	
	2014		2				371 people	
Village of Rockdale	2010		1					
Village of Waunakee	2013		3				3 people	
	2014			1			3 people	

Table 4: Locations of Expenditures for 2010-2014 Consolidated Plan <sup>1</sup>								
Municipality	Year	Expenditures (Direct Assistance)			Expenditures (all sources)			Total
		Home Ownership	Home Rehab	Rental	Economic Development <sup>5</sup>	Public Facilities/ Public Services	Urgent Needs <sup>6</sup>	
City of Fitchburg	2010	\$10,000			\$12,000	\$9,717		\$31,717
	2011	\$34,500	\$3,821		\$10,000	\$8,339		\$46,660
	2012		\$3,432	\$132,150				\$135,582
	2013	\$101,460	\$4,179			\$4,996 <sup>7</sup>		\$110,635
	2014	\$73,665	\$3,545		\$12,308	\$4,704		\$94,222
City of Middleton	2011	\$12,000						\$12,000
	2012	\$12,000						\$12,000
	2013			\$440,639		\$3,216 <sup>8</sup>		\$443,855
	2014		\$16,742		\$6,154	\$4,414		\$27,310
City of Monona	2010		\$30,024		\$7,000	\$196,373		\$233,397
	2011				\$19,000	\$47,391		\$66,391
	2012		\$4,382					\$4,382
	2013	\$29,309						\$29,309
	2014		\$29,216		\$6,154	\$662		\$36,032
City of Stoughton	2010	\$49,257	\$64,956	\$244,625		\$94,515		\$463,353
	2011	\$66,000	\$29,490	\$108,069		\$69,413 <sup>9</sup>		\$272,972
	2012	\$104,954	\$141,981		\$125,000	\$59,048 <sup>10</sup>		\$430,983
	2013	\$24,000				\$56,434 <sup>11</sup>		\$50,795
	2014		\$4,375		\$12,308	\$43,598		\$60,281
City of Sun Prairie	2010	\$63,500	\$3,687		\$50,000	\$5,000		\$122,187
	2011	\$85,000	\$2,896		\$15,000	\$1,030		\$103,926

<sup>5</sup> Includes loans under the ED-RLF made by WWBIC on behalf of the County.

<sup>6</sup> Includes CDBG-EAP expenditures.

<sup>7</sup> Approximate expenditure associated with NESCO and Community Action Coalition

<sup>8</sup> Approximate expenditure associated with NESCO and Community Action Coalition

<sup>9</sup> Approximate expenditure associated with Joining Forces for Families.

<sup>10</sup> Approximate expenditure associated with Joining Forces for Families and Stoughton United Ministries Transportation.

<sup>11</sup> Approximate expenditure associated with Joining Forces for Families and Community Action Coalition.

Table 4: Locations of Expenditures for 2010-2014 Consolidated Plan <sup>1</sup>								
Municipality	Year	Expenditures (Direct Assistance)			Expenditures (all sources)			Total
		Home Ownership	Home Rehab	Rental	Economic Development <sup>5</sup>	Public Facilities/ Public Services	Urgent Needs <sup>6</sup>	
	2012	\$109,501	\$4,292					\$113,793
	2013	\$24,000				\$7,090 <sup>12</sup>		\$31,090
	2014	\$300,663	\$23,810		\$18,462	\$12,627		\$249,562
City of Verona	2010	\$59,257						\$59,257
	2011				\$31,500			\$31,500
	2012	\$12,000	\$1,820		\$40,000			\$53,820
	2013	\$82,000				\$4,883 <sup>13</sup>		\$86,883
	2014				\$6,154			\$6,154
Town of Albion	2010		\$3,997					\$3,997
	2011		\$4,988					\$4,988
	2012						\$245,290	\$245,290
	2013		\$12,703					\$12,703
Town of Blooming Grove	2010	\$50,500	\$21,440					\$71,940
	2013		\$18,129					\$18,129
	2014					\$368		\$368
Town of Burke	2010		\$24,839					\$24,839
	2014					\$368		\$368
Town of Cottage Grove	2010		\$4,755					\$4,755
	2012		\$4,097					\$4,097
Town of Dunn	2013		\$5,000					\$5,000
	2014		\$8,884					\$8,884
Town of Dunkirk	2014				\$6,154			\$6,154
Town of Madison	2010		\$11,616			\$317,497		\$329,113
	2011	\$12,000				\$5,626		\$17,626
	2012	\$19,700	\$11,294	\$250,000		\$379,083		\$660,077
	2013		\$5,000					\$5,000
	2014		\$23,195				\$737	\$23,932

<sup>12</sup> Approximate expenditure associated with NESCO and Community Action Coalition

<sup>13</sup> Approximate expenditure associated with Community Action Coalition

**Table 4:** Locations of Expenditures for 2010-2014 Consolidated Plan<sup>1</sup>

Municipality	Year	Expenditures (Direct Assistance)			Expenditures (all sources)			Total
		Home Ownership	Home Rehab	Rental	Economic Development <sup>5</sup>	Public Facilities/ Public Services	Urgent Needs <sup>6</sup>	
Town of Mazomanie	2010		\$9,762					\$9,762
	2012		\$4,909					\$4,909
	2013		\$4,381					\$4,381
	2014					\$294		\$294
Town of Medina	2014		\$16,727					\$16,727
Town of Montrose	2013		\$4,947					\$4,947
	2014		\$4,590					\$4,590
Town of Perry	2012						\$43,873	\$43,873
Town of Pleasant Springs	2013							
Town of Primrose	2013		\$3,858					\$3,858
Town of Roxbury	2011						\$400,000	\$400,000
Town of Springdale	2014				\$6,154			\$6,154
Town of Sun Prairie	2014		\$9,157					\$9,157
Town of Verona	2012					\$40,000		\$40,000
	2014		\$3,439			\$368		\$3,807
Town of Vienna	2010						\$273,000	\$273,000
	2011						\$9,287	\$9,287
Town of Westport	2012	\$11,191						\$11,191
	2013	\$12,000						\$12,000
Town of Windsor	2010		\$43,230		\$70,000		\$1,104,863	\$1,218,093
	2011	\$12,000					\$154,383	\$166,383
	2012	\$61,984	\$4,842		\$100,000		\$91,381	\$258,207
Village of Belleville	2010		\$6,816					\$6,816
	2012		\$425			\$53,133		\$53,558
	2014					\$368		\$368
Village of Black Earth	2014		\$8,571					\$8,571



Table 4: Locations of Expenditures for 2010-2014 Consolidated Plan <sup>1</sup>								
Municipality	Year	Expenditures (Direct Assistance)			Expenditures (all sources)			Total
		Home Ownership	Home Rehab	Rental	Economic Development <sup>5</sup>	Public Facilities/ Public Services	Urgent Needs <sup>6</sup>	
Village of Blue Mounds	2012		\$26,093					\$26,093
	2014		\$2,575					\$2,575
Village of Brooklyn	2011	<sup>14</sup>						\$69,000
	2013	\$34,500			\$261,000			\$261,000
	2014	\$21,250						\$21,250
Village of Cambridge	2010		\$3,142			\$9,243		\$12,385
	2012	\$39,000			\$56,000			\$95,000
	2013	\$27,000	\$23,479.97		<sup>15</sup>			\$50,480
	2014					\$2,940		\$2,940
Village of Cross Plains	2013		\$20,447.87					\$20,448
Village of Deerfield	2010		\$4,345					\$4,345
	2014		\$24,645			\$368		\$25,013
Village of DeForest	2010		\$57,536		\$358,708			\$416,244
	2011	\$58,500	\$71,404					\$129,904
	2012	\$9,562	\$40,913		\$10,000			\$60,475
	2013	\$30,775	\$22,905.82					\$53,681
	2014		\$22,567		\$6,154			\$28,721
Village of Marshall	2010		\$24,918					\$24,918
	2011	\$12,000	\$2,487					\$14,487
	2012		\$6,255					\$6,255
	2013		\$18,398			\$1,611		\$20,009
	2014		\$19,279			\$4,670		\$23,949
Village of McFarland	2010		\$9,225		\$12,500			\$21,725
	2012				\$7,000			\$7,000
	2013		\$13,225					\$13,225

<sup>14</sup> Habitat for Humanity has purchased two lots.

<sup>15</sup> Village of Cambridge held its Destination Strategy Workshop on October 10, 2013.

Table 4: Locations of Expenditures for 2010-2014 Consolidated Plan <sup>1</sup>								
Municipality	Year	Expenditures (Direct Assistance)			Expenditures (all sources)			Total
		Home Ownership	Home Rehab	Rental	Economic Development <sup>5</sup>	Public Facilities/ Public Services	Urgent Needs <sup>6</sup>	
	2014					\$1,250		\$1,250
Village of Mount Horeb	2011	\$48,500	\$4,985					\$53,485
	2012	\$36,500						\$36,500
	2013		\$5,000					\$5,000
	2014		\$5,749.73			\$368		\$6118
Village of Oregon	2010	\$107,500				\$69,413		\$176,913
	2011	\$52,333				\$69,413 <sup>16</sup>		\$121,746
	2012	\$5,402	\$4,098			\$49,153 <sup>17</sup>		\$58,653
	2013	\$44,000	\$9,347			\$50,795 <sup>18</sup>		\$50,795
	2014		\$38,706			\$14,820		\$53,526
Village of Rockdale	2010		\$16,260					\$16,260
Village of Waunakee	2013		\$12,169			\$2,416		\$14,585
	2014			\$260,323.87		\$368		\$368

<sup>16</sup> Approximate expenditure associated with Joining Forces for Families.

<sup>17</sup> Approximate expenditure associated with Joining Forces for Families.

<sup>18</sup> Approximate expenditure associated with Joining Forces for Families.

## General CAPER Narratives:

### 1) Assessment of Three to Five Year Goals and Objectives

- a) Describe the accomplishments in attaining the goals and objectives for the reporting period.
- b) Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective.

***\*If not using the CPMP Tool:** Use Table 2A, 2B, 3B, 1C, 2C, 3A*

***\*If using the CPMP Tool:** Use Needs Tables, Annual Housing Completion Goals, Summary of Specific Annual Objectives. **(Use of these tables is sufficient, additional narrative is not required.)***

- c) If applicable, explain why progress was not made towards meeting the goals and objectives.

PY 2014 CAPER General Questions #2 response:

#### **ACCOMPLISHMENTS**

Table 5 summarizes the County's accomplishments for the five year period of the 2010-2014 Consolidated Plan using the HUD objectives and outcome categories.

The HUD Outcome Performance Measurement System offers three possible objectives for each activity. As noted in the CPD Performance Measurement Guidebook, these are based on the broad statutory purposes of the programs and include:

- Creating Suitable Living Environments – relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment. This objective relates to activities that are intended to address a wide range of issues faced by low-and-moderate income persons, from physical problems with their environment, such as poor quality infrastructure, to social issues such as crime prevention, literacy, or health services.
- Providing Decent Housing – This objective focuses on housing activities whose purpose is to meet individual family or community housing needs.
- Creating Economic Opportunities – applies to activities related to economic development, commercial revitalization, or job creation.

The system outcome is closely aligned with the objective and helps to further refine the expected result of the objective that is sought. HUD narrowed this to three outcomes including:

- Availability/Accessibility – applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low and moderate-income people, including persons with disabilities.
- Affordability – applies to activities that provide affordability in a variety of ways to low-and-moderate income people. Affordability is an appropriate objective whenever an activity is lowering the cost, improving the quality, or increasing the affordability of a product or service to benefit a low-income household.

- Sustainability – applies to activities that are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low-and-moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

HUD uses a shorthand to identify these outcomes/objectives categories as seen in the following matrix:

Category	Availability/Accessibility	Affordability	Sustainability
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3
Economic Opportunity	EO-1	EO-2	EO-3

**Table 5:** Progress Toward Meeting Goals and Objectives in 2010-2014 Consolidated Plan

<b>Objective: Decent Housing</b> Outcome: Availability/Accessibility of Decent Housing							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
DH 1.1	Promote the development of owner-occupied affordable single-family housing units.	HOME	Units Constructed and Occupied by LMI	2010	0	4	
				2011	3	4	
				2012	2	8	
				2013	2	7	
				2014			
		MULTI-YEAR GOAL					15
DH 1.2	Develop affordable renter-occupied housing units.	HOME	Units Constructed and Occupied by LMI	2010	0	0	
				2011	10	10	
				2012	9	9	
				2013	10	0	
				2014		1	
		MULTI-YEAR GOAL					54

<b>Objective: Decent Housing</b> Outcome: Affordability of Decent Housing							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
DH 2.1	Promote the rehabilitation of existing owner-occupied housing as a means to maintain affordable housing. This includes providing energy efficiency and accessibility improvements.	CDBG; CDBG-R	Units Rehabbed	2010	70	32	46%
				2011	86	20	23%
		CDBG; HOME		2012	48	28	58%
				2013	48	27	56%
				2014	42	41	98%
		MULTI-YEAR GOAL					260
DH 2.2	Promote homeownership for LMI households through the provision of loans for down payment and closing cost	CDBG	Number of households	2010	13	11	85%
				2011	12	16	100%

<b>Objective: Decent Housing</b>							
Outcome: Affordability of Decent Housing							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
	assistance and mortgage reduction.		assisted	2012	10	19 <sup>19</sup>	100%
				2013	6	9	100%
				2014	20	10	50%
				<b>MULTI-YEAR GOAL</b>		<b>65</b>	<b>65</b>
DH 2.3	Provide needed rehabilitation of affordable renter-occupied housing units.	CDBG	Units Rehabbed	2010	0	0	
				2011	0	0	
				2012	46	4	
				2013	0	43	
				2014			
						<b>MULTI-YEAR GOAL</b>	

<b>Objective: Suitable Living Environment</b>							
Outcome: Availability/Accessibility							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
SL 1.1	Provide assistance to construct or rehabilitate senior centers, youth centers, and other public facilities.	CDBG	Facilities	2010	1	1	100%
				2011	0	0	
				2012	0	0	
				2013			
				2014	1 <sup>20</sup>	1	100%
							<b>MULTI-YEAR GOAL</b>
SL 1.2	Improve accessibility to public buildings for persons with disabilities through the installation of ramps, automatic door openers, and other modifications.	CDBG	Facilities	2010	1	0	0%
				2011	2	1	50%
				2012	1	4	100%
				2013			

<sup>19</sup> Technically, there were 22 loans to 19 households. Three of the assisted households were also counted under the specific objective of promoting the development of owner-occupied affordable single-family housing units.

<sup>20</sup> The DAIS facility was funded in 2011 was completed in 2014.

<b>Objective: Suitable Living Environment</b>							
Outcome: Availability/Accessibility							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
				2014	1 <sup>21</sup>	0	
			MULTI-YEAR GOAL		5	5	100%
SL 1.3	Provide needed public services to persons with low-and-moderate incomes.	CDBG	Persons assisted.	2010	120	827	100%
				2011		276	
				2012	465	772	100%
				2013	400	698	100%
				2014	474	751	100%
			MULTI-YEAR GOAL		1,459	3,324	100%

<b>Objective: Suitable Living Environment</b>							
Outcome: Affordability							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
SL 2.1	Provide assistance to provide needed infrastructure improvements.	CDBG	Facilities	2010	1	1	100%
				2011	0	0	
				2012	0	0	
				2013			
				2014			
			MULTI-YEAR GOAL		Not stated	1	
SL 2.2	Promote the acquisition and demolition of blighted properties.	CDBG	Units	2010	0	0	
				2011	0	0	
				2012	0	0	
				2013			
				2014			
			MULTI-YEAR GOAL		Not stated	0	

<sup>21</sup> Tellurian was funded with 2013 money for an improvement originally expected in 2011 and currently expected to be completed in 2015.

<b>Objective: Economic Opportunity</b> Outcome: Availability/Accessibility							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
EO 1.1	Provide technical assistance for persons wanting to start a business.	CDBG	Businesses assisted	2010	2	10	100%
				2011	8	11	100%
				2012	3 new	15	100%
				2013		0	
				2014	4 new, 4 <sup>22</sup> existing	4 new, 9 existing	100%
		MULTI-YEAR GOAL					Not stated
EO 1.2	Provide assistance for public infrastructure improvements for a business park which will result in job creation.	CDBG	Jobs created	2010			
				2011			
				2012			
				2013	27 <sup>23</sup>		
				2014			
		MULTI-YEAR GOAL					Not stated

<b>Objective: Economic Opportunity</b> Outcome: Affordability							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
EO 2.1	Provide loans for micro-businesses to start-up or grow.	CDBG	Businesses assisted/jobs created	2010	2/2 jobs	7	100%
				2011	4	4	100%
				2012	Not stated <sup>24</sup> /8	3/12 <sup>25</sup>	
				2013		11 <sup>26</sup>	

<sup>22</sup> WWBIC was awarded 2013 money in the 2014 Application process with work expected to occur in 2014.

<sup>23</sup> Village of Brooklyn completed the business park in 2013. Job creation goal is expected to be met by 2016.

<sup>24</sup> 3 new businesses and 3 existing businesses were to be assisted. The contract did not specify the number of loans that would be made.

<sup>25</sup> This represents eight (8) full-time and four (4) part-time jobs.

<sup>26</sup> This number reflects the 11 jobs added by WWBIC between April 2013 and January 2014.

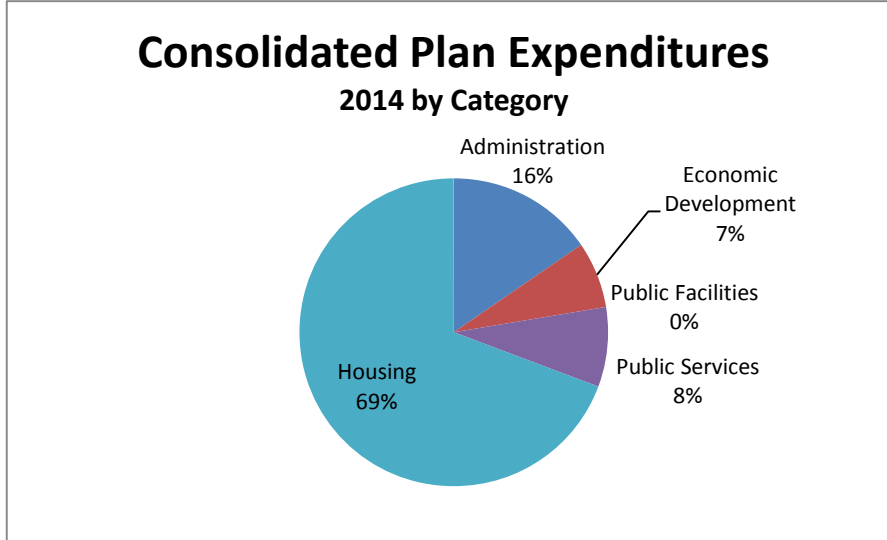


<b>Objective: Economic Opportunity</b>							
Outcome: Affordability							
Number	Specific Objective	Sources of Funds	Performance Indicator	Year	Expected Number	Actual Number	Percent Complete
				2014		13 <sup>9</sup>	100%
			MULTI-YEAR GOAL		16/20 jobs	47	100%
EO 2.2	Provide loans for businesses meeting the priorities and requirements of the Commercial Revolving Loan Fund.	CDBG	Businesses assisted/jobs created	2010	2/2 jobs	1 loan	50%
				2011		4.55 jobs	
				2012		8 jobs <sup>27</sup>	
				2013			
				2014			
			MULTI-YEAR GOAL		5/22 jobs	1/13 jobs	20%/57%

<sup>9</sup> This number reflects the 13 jobs added by WWBIC between April 2014 and December 2014.

<sup>27</sup> This is a preliminary number.

## EXPENDITURES BY ACTIVITIES



Based upon the IDIS Expenditure Report, 69% of all CDBG and HOME funds expended in 2014 were for housing assistance.

Of the remaining funds, 16% of total CDBG/HOME expenditures were for planning and administration; 8% for public services; and, 7% for economic development. Although there were open and active public facilities projects in 2014, there were no funds expended on these projects during 2014.

### PROGRESS NOT MADE TOWARD GOALS AND OBJECTIVES

Table 5 identifies the progress in meeting the goals and objectives in the 2010-2014 Consolidated Plan through the end of 2014. It is expected that each of the goals and objectives would be 100% complete by the end of the fifth year of the Consolidated Plan.

## 2) Affirmatively Furthering Fair Housing

- a) Provide a summary of impediments to fair housing choice.

PY 2014 CAPER General Questions # 2a response:

In 2010, the County contracted with Maxfield Research, Inc. to update the *Analysis of Impediments to Fair Housing Choice in Dane County* in accordance with Sections 104(b) (2) and 106(d)(5) of the Housing and Community Development Act of 1974, as amended. The County had last conducted an AI in 2004. The report, available on the County web site at: [http://pdf.countyofdane.com/humanservices/cdbg/2011/analysis\\_of\\_impediments\\_to\\_fair\\_housing\\_choice\\_2011\\_final.pdf](http://pdf.countyofdane.com/humanservices/cdbg/2011/analysis_of_impediments_to_fair_housing_choice_2011_final.pdf) indicated the following impediments to fair housing exist:

- High housing costs in Dane County.

- Mortgage originations and denials.
- Language barriers of minorities in Dane County.
- Poverty levels in Dane County.
- Availability of affordable housing.
- Provisions of services for the elderly.
- Special needs housing for emergency shelter beds for victims of domestic violence, homeless, and those recently released from prison.
- Shortage of Section 8 landlords and vouchers.
- Increasing cost burdens among homeowners.
- Limited or no information available on the disposition of fair housing complaints.
- Restrictive zoning and land use regulations.

#### Village of Shorewood Hills

On August 15, 2011 the Village of Shorewood Hills approved the conciliation agreement with William Thomas. This stemmed from a housing discrimination complaint (Case No. 05-10-1624-8) filed August 18, 2010 on behalf of William Thomas against the Village of Shorewood Hills after the Village Board in February 2010 rejected a plan by a private developer to construct affordable workforce housing in the Village at a site known as Pyare Square. This conciliation agreement called for the Village to encourage the provision of affordable housing within its boundaries.

Construction is underway on the Arbor Crossing Apartments to be located at 2715 Marshall Court in the Village of Shorewood Hills. This complex of 80 apartments was developed by Stone House Development and opened in August 2013. Of the 80 units, 68 are designated as affordable and 12 will be leased at market rate. The unit composition is 3 efficiencies, 30 one-bedroom units, 36 two-bedroom units, and 11 three-bedroom units. The development includes 10,000 square feet of commercial space. This project required the Board of Trustees to change the zoning of the property to allow for the mixed use development which was approved November 21, 2011.

#### Fair Housing – Prohibited Discrimination

The Dane County Fair Housing Ordinance was adopted January 1, 1988 and prevents discrimination on the basis of race, gender, age, religion, color, national origin, ancestry, marital status of the person maintaining the household, family status, mental illness, physical condition, appearance, lawful source of income, including receipt of rental assistance under 24 Code of Federal Regulations Subtitle B, Chapter VII (the “Section 8” housing program), student status, arrest or conviction record, sexual orientation, military discharge status, or political beliefs.

A revision to Chapter 31 of the Dane County Code of Ordinances regarding enforcement of fair housing complaints was adopted by the County Board of Supervisors on September 3, 2009. In addition to the bases for discrimination that were previously prohibited, this added in domestic partnership status, status as a victim of domestic abuse, or the fact that a person declines to disclose his or her Social Security Number when such disclosure is not compelled by state or federal law, or the person is associated with a tenant union as protected classes. The County Fair Housing ordinance may be found at: <http://danedocs.countyofdane.com/webdocs/pdf/ordinances/ord031.pdf>

Ordinance Amendment 5, 12-13 passed by the County Board on June 7, 2012 further clarified that discrimination against holders of Section 8 vouchers is illegal in Dane County.

- b) Identify actions taken to overcome effects of impediments identified in the jurisdiction's Analysis of Impediments.

PY 2014 CAPER General Questions # 2b response:

The CDBG Commission used the recommendations in the *Analysis of Impediments to Fair Housing Choice in Dane County* to develop a work plan for 2012. This included:

Recommendation: Increase the Development of Affordable Housing

Explore a variety of options to provide affordable housing including rehabilitation and revitalization, reuse of vacant structures, housing assistance for existing units, greater use of modular and prefabricated housing. Investigate the connection between location of affordable housing and access to public and community services to reduce total costs for LMI households.

2014 Progress: 41 units of owner-occupied housing received major home rehab, minor home repairs, and/or accessibility modifications in 2014. 10 households received mortgage reduction assistance to purchase single-family housing units.

Recommendation: Land Use and Development

Increase awareness of the consequences of codes and ordinances that limit or prevent the development of affordable housing.

2014 Progress: The Dane County Department of Planning and Development staffs a committee of the County Board called the Task Force for the Prioritized Revision of Chapter 10, Zoning, of the Dane County Code of Ordinances. The link to their website is: <http://www.countyofdane.com/plandev/Chapter10.aspx>.

The Task Force is systematically reviewing Dane County's Zoning Ordinance, Chapter 10 of the Dane County Code, for possible updates and amendments. The County has opted to go this limited, incremental route, as opposed to a wholesale, comprehensive rewrite of the entire ordinance. As part of their effort, the Task Force has established a running 'laundry list' of potential amendments, from which they periodically prioritize near-term amendments on which to work.

Zoning ordinance revisions that are recommended in the County's Comprehensive Plan include:

- 15. Allow for and promote reduced lot sizes, setbacks, road widths, zero lot lines, and other regulations that decrease housing costs, as defined in the BUILD Traditional Neighborhood Design draft ordinance, where appropriate. The plan also recommends that the county subdivision code be amended to include a conservation subdivision ordinance. Inclusionary zoning is intended to ensure a sufficient supply of affordable housing in communities where it applies, by requiring a certain percentage of new dwelling units to be affordably priced.
- 23. Accommodate assisted, multi-family senior housing. Under the existing code, multi-family residential uses are permitted (R-4 district). However, there's no provision in the code for aging in place services (e.g., assisted-living senior housing). A zoning classification should be created that allows the construction of housing and related facilities targeted at persons aged 55 and older. The district would need to include the possibility of on-site meal and health services. This would be for assisted, multi-family senior housing in the rural, unincorporated areas of Dane County, versus within the city of Madison or the incorporated cities and villages. NOTE: since the time this recommendation was submitted, the county adopted a Planned Unit

Development (PUD) District, which includes a “Rural” PUD that would specifically permit assisted living senior housing.

Recommendation: Rental Housing

Monitor local vacancy rates and solicit proposals from private developers to assist in developing affordable housing in locations situated in close proximity to employment concentrations, goods, services, and public transit.

2014 Progress: Fourth quarter 2012 data for the area served by Madison Gas and Electric indicated that the multi-family rental vacancy rate was 2.05%, the lowest in eight years. 32 units of affordable rental housing, 10 of which were HOME assisted were constructed in the City of Stoughton in 2011 (activity 504). 56 units of affordable rental housing, 9 of which were HOME-assisted were constructed in the City of Middleton (activity 553) in 2012. No new units were built in 2014.

Recommendation: Transitional Housing

Develop transitional housing and additional emergency shelter beds.

2014 Progress: Dane County funded Domestic Abuse Intervention Services to provide pre-construction engineering and design services related to the development of a 35,175 square foot domestic violence shelter and administrative offices in the Town of Madison. The project, which broke ground in 2013, is a mix of residential, program, and offices uses. It includes seven eight-bed suites, each divided into four bedrooms with two bathrooms, for a total of 56 beds. Residents have access to shared kitchen, pantry, dining room, lounge, library and laundry facilities as well as a playground surrounded by green space. A possible future expansion of the residential portion of the facility would add an additional four suites (32 beds) for a final total of 88 beds. The project was completed in August 2014.

Recommendation: Fair Housing Discrimination and Complaints

Review statistics on the resolution of fair housing complaints. Conduct additional publicity efforts to alert homeowners in Dane County of the services available and work with local lending institutions and other groups to inform and educate homeowners regarding their rights.

2014 Progress: Dane County contracted with the Fair Housing Center of Greater Madison (FHCGM) to provide fair housing services. Services provided included<sup>28</sup>:

Enforcement Program – Intake of fair housing complaints, investigative services for persons who allege housing discrimination, and referrals to attorneys and government agencies.

During 2014, the Fair Housing Center of Greater Madison accepted 14 complaints and allegations of illegal housing discrimination as described in the Dane County Fair Housing Ordinance that were directly supported by the County contract.

Of those 14 complaints, only one (1) Dane County complainant is still open and receiving on going assistance, the remaining 13 are closed receiving a successful resolution during 2014.

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<sup>28</sup> Tisdale, William R., *Final Report 2014 Fair Housing Services*, dated January 12, 2015.

Eleven (11) cases of technical assistance were provided to individuals providing clarification on fair housing laws, information on legal and/or administrative interpretation of the laws, information on the nature and extent of illegal housing discrimination and demographic data.

Outreach and Education - Distribute fair housing written informational materials that incorporate information on federal, state and local Dane County fair housing laws and provide fair housing outreach information to housing consumers, social service agency staff, neighborhood organizations, community centers or other appropriate groups.

During 2014, the FHCGM conducted two fair housing presentations that reached a total of 46 audience members.<sup>29</sup> These included presentations to:

- Literacy Network;
- YWCA Racial Justice Summit

Presentations covered the following topics:

- Purposes and provisions of local, state, and federal fair housing laws;
- Contemporary forms of illegal discrimination in the housing market;
- Red flags that may indicate the presence of illegal housing discrimination, predatory lending or mortgage rescue scams;
- Remedies available to people who have experienced illegal housing discrimination;
- How complaints of illegal discrimination are investigated.

In addition, audience members received written materials describing the protected classes and prohibited practices delineated in local, state, and federal fair housing laws.

Outreach materials were distributed to 14 organizations on 23 occasions. Organization through which materials were disseminated included the Allied Wellness Center (Madison), Boys & Girls Club of Dane County (both Madison and Fitchburg locations), Community Action Coalition (Madison), Community Living Alliance (Madison), Dane County Joining Forces for Families (Multiple branches: Deforest, Mazomanie, Oregon, Verona and Waunakee), Hospitality House (Madison), the Literacy Network of Dane County (Fitchburg), Madison Area Urban Ministry (Madison), Middleton Outreach Ministry (Middleton), the Salvation Army of Dane County (Madison), Sunshine Place (Sun Prairie), the Tenant Resource Center (Madison), The Rainbow Project (Madison), and attendees of the YWCA Racial Justice Summit (Madison)

According to data supplied by Jim Chiolino, Director with the State of Wisconsin, Department of Workforce Development, Equal Rights Division, Labor Standards Bureau there were 22 complaints of housing discrimination on 36 separate bases for Dane County in 2014. This is a 4.7% increase from the 21 total complaints received in 2013.

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<sup>29</sup> Tisdale, William R., *Final Report 2013 Fair Housing Services*, dated January 12, 2015.

**Table 6:** Housing Complaints by Basis of Complaint Received by the Wisconsin Equal Rights Division for the State Fiscal Year 2014 for Dane County and Statewide

Basis	Dane County 2014		Statewide 2014		Statewide 2013	
	No. Rec.	%	No. Rec.	%	No. Rec.	%
Age	2	5.56	5	3.88	6	4.8
Color	5	13.89	10	7.75	3	2.4
Disability	9	25	24	18.60	16	12.8
Domestic Abuse	2	5.56	2	1.55	1	.8
Family Status	5	13.89	13	10.08	22	17.6
Lawful Income	3	8.33	9	6.98	9	7.2
Marital Status	2	5.56	4	3.10	5	4.0
National Origin/Ancestry	3	8.33	8	6.20	2	1.6
Race	4	11.11	31	24.03	39	31.2
Religion/Creed	0	0	4	3.10	3	2.4
Retaliation	0	0	7	5.43	7	5.6
Sex	1	2.78	10	7.75	9	7.2
Sexual Orientation	0	0	2	1.55	3	2.4
<b>Total Bases</b>	<b>36</b>	<b>100.0</b>	<b>129</b>	<b>100.0</b>	<b>125</b>	<b>100.0</b>

Recommendation: Social Cultural Challenges

Take additional efforts to increase information to non-native speakers and others that have difficulty with English to help them obtain and maintain stable housing.

2014 Progress: Language is contained in the County contracts that require subrecipients to provide materials and staff or access to interpreters that are culturally appropriate.

Recommendation: Protected Classes

Conduct additional education and outreach to the community and providers regarding the additional protected classes added to the Dane County Fair Housing Ordinance.

2014 Progress: See the section on Fair Housing Discrimination and Complaints.

Recommendation: Education and Outreach

Continue providing education and outreach on general and specific issues related to fair housing.

2014 Progress: See the section on Fair Housing Discrimination and Complaints.

Direct Benefit

Tables 7 and 8 that follow compare the racial and ethnic status of persons served in 2014 by type of project to the Urban County Consortium demographics (excluding the cities of Edgerton and Madison, and the villages of Cottage Grove, Maple Bluff, and Mazomanie) with the 2010 U.S. Census data. Persons who were considered African-American/Black represented 27% of persons receiving public services and 27% of the people benefitting from public facility projects. This contrasts with the 3.4% of persons in the Dane County Urban County Consortium who are considered Black or African American.

**Table 7: Racial Profile of CDBG/HOME Program Beneficiaries in 2014 by Project**

Project	White	Black	Asian	American Indian/ Alaskan Native	Native Hawaiian/ Pacific Islander	Amer. Indian/ Alaskan Native & White	Asian & White	Black African/ American and White	Amer. Indian / Alaskan Native & Black African/ Amer	Other Multi-Racial	Total
Housing Rehabilitation	39	1		1							41
Home Ownership	6			2						2	10
Rental Housing	1										1
Economic Development	10	2	1								13
Public Facilities	6	37									43
Public Services	540	205	7		3						755
Urgent Needs											
<b>Total</b>	<b>602</b>	<b>245</b>	<b>8</b>	<b>3</b>	<b>3</b>					<b>2</b>	<b>863</b>
Percent	69.8	28.4	0.9	0.3	0.3					0.2	
2010 Census Percent	90.0	3.4	2.3	0.3	0.0					1.9	

Source: U.S. Census Bureau, 2010 Census, 2010 Census Redistricting Data (Public Law 94-171) Summary File, Tables P1 and P2

The 2010 U.S. Census Bureau data indicates that 5.2% of the persons in the Dane County Urban County Consortium are considered Hispanic or Latino.

**Table 8: Ethnic Profile of CDBG/HOME Program Beneficiaries in 2014**

Program/Activity	Hispanic/Latino	Percent
Housing Rehabilitation	3	7.3%
Homeownership	2	20%
Rental Housing	0	0%
Economic Development	0	0%
Public Facilities	0	0%
Public Services	64	8.4%
Urgent Needs	0	0%



### **3) Address Obstacles to Meeting Underserved Needs**

Identify actions taken to address obstacles to meeting underserved needs.

PY 2014 CAPER General Questions # 3 response:

Resources tend to be a major obstacle to meeting underserved needs.

In July 2007, the Health and Human Needs Committee, that oversees the Dane County Department of Human Services, established an Affordable Housing Trust Fund Subcommittee to examine means to provide adequate funding to provide decent, stable, permanent, as well as, affordable housing in Dane County. Two of the underserved needs that have come to the forefront are: housing with larger numbers of bedrooms and incentives to make the costs of lots more affordable. The final report recommended the establishment of an Affordable Housing Trust Fund. Implementation of this recommendation was postponed by the lack of State statutory authority to create such a fund at the County level.

In 2009, the County pursued a number of funding opportunities including CDBG-R funds plus the Homeless Prevention and Rapid Re-Housing and CDBG-EAP (Emergency Assistance Program) dollars administered by the Wisconsin Department of Administration. Implementation of these projects continued in 2014.

In 2014, the Dane County Board of Supervisors approved a provision in the 2015 Capital Budget that established an Affordable Housing Development Fund (AHDF). The purpose of the AHDF is to encourage the development of affordable housing in Dane County by using the AHDF as a means to leverage additional resources from project partners. In implementing the AHDF, preference will be given to affordable housing and homeless services facilities projects serving chronically homeless populations and other populations with significant housing barriers, including very low income families, persons with arrest and conviction records, the elderly, and the disabled. It is the intent of the County Board to appropriate \$2 million per year over four years in this fund, and at least 30% of the funding will be available for projects outside of the City of Madison boundaries over the four year period.

In 2014 the Dane County Health and Human Needs Committee requested that a Housing Needs Assessment be completed for Dane County and its municipalities. Professor Kurt Paulson from the UW-Madison Urban and Regional Planning Department partnered with the County and produced a Housing Needs Assessment Report that presents data on the housing demand, housing supply, and housing needs for Dane County and each of its municipalities. The report builds on and complements a number of other recent housing reports from the City of Madison, Dane County, and the Capital Area Regional Planning Commission. The focus of the report is on the housing needs of lower income households and the supply of different housing opportunities across Dane County.

### **4) Foster and Maintain Affordable Housing**

Identify actions taken to foster and maintain affordable housing.

PY 2014 CAPER General Questions # 4 response:

In 2014, Dane County undertook the following activities to foster and maintain affordable housing:

- Provided mortgage reduction assistance to 10 first time homebuyers.
- Provided funding toward the construction of two (2) affordable owner-occupied single family housing units.
- Assisted 41 low-and-moderate-income households with major and minor home repairs through funding provided to Project Home, Inc., and Independent Living, Inc.
- Served as one of the sponsors of the Home Buyer's Round Table: <http://homebuyersroundtable.org/>. The Home Buyers Round Table is a non-profit membership organization that is comprised of representatives from the private sector, non-profit groups and local government who share a common goal of promoting homeownership through education. The organization focuses primarily on first time home buyers and low to moderate-income families. The Home Buyers Round Table sponsors community home buyer classes, a website filled with valuable resources, and a membership committed to meeting the needs of those interested in pursuing homeownership.

## 5) Leveraging Resources

- a) Identify progress in obtaining "other" public and private resources to address needs.

### PY 2014 CAPER General Questions # 5a response:

The Dane County Housing Authority administers the Section 8 Housing Voucher Choice Program that provides eligible families and individuals the opportunity to rent housing of their choice on the private market. The demand for the program continues to outstrip the resources resulting in the Housing Authority closing the waitlist for this program. The Section 8 Homeownership Program, also administered by the Dane County Housing Authority, allows families who are receiving Section 8 rental assistance to use the assistance to help purchase a home. At this time, the Housing Authority has limited the number of Homeownership Vouchers to 10.

Project Home, each Spring, sponsors *Hammer with A Heart*, a one-day event where over 300 volunteers come together to repair the homes of low-income homeowners in Dane County. As noted on their web site, "in the last four years, *Hammer with a Heart* has provided more than \$300,000 in repairs to the homes of our neighbors in need. Every nail, paintbrush and piece of wood is either donated by local businesses or through monetary contributions from the community."

The Dane County Paint-A-Thon, run by Project Home, annually brings together volunteer labor and donated supplies to provide exterior painting services for low-income elderly and disabled homeowners in Dane County. 2014 marked the 26th year of this event.

In November 2014, the Dane County Board of Supervisors approved a provision in the 2015 Capital Budget that established an Affordable Housing Development Fund (AHDF). The purpose of the AHDF is to encourage the development of affordable housing in Dane County by using the AHDF as a means to leverage additional resources from project

partners. In implementing the AHDF, preference will be given to affordable housing and homeless services facilities projects serving chronically homeless populations and other populations with significant housing barriers, including very low income families, persons with arrest and conviction records, the elderly, and the disabled. It is the intent of the County Board to appropriate \$2 million per year over four years in this fund, and at least 30% of the funding will be available for projects outside of the City of Madison boundaries over the four year period.

- b) Describe how Federal resources from HUD leveraged other public and private resources.

PY 2014 CAPER General Questions # 5b response:

Federal funds are used to leverage other public and private resources in the housing, public facilities, public services, and economic development areas. Examples in 2014 included:

**Community Action Coalition for South Central Wisconsin, Inc.**

Homelessness prevention services provided by 1FTE housing Caseworker. Total cost of the activity was \$352,400 for a \$25,000 CDBG award; the remaining amount was leveraged with funding from United Way (UWDC) and Dane County Department of Human Services(DCDHS).

**Dane County Department of Human Services-Joining Forces for Families**

Prevention and early intervention services to families in their home localities. Total cost of the activity was \$216,219 for a CDBG award of \$73,035; the remaining amount was leveraged through County funds and outside sources.

**Stoughton Affordable Transportation**

Provided transportation to services and interviews for clients living in Stoughton. Total cost of activity 8,363.60 for a CDBG award of \$4,780; the remaining amount was leveraged by local churches and foundations.

Matching fund requirements, along with the needed documentation, are specified in the sub-recipient agreements. Matching funds include nonfederal cash sources, infrastructure, appraised land/real property, and site preparation, construction materials, and donated labor.

The Commercial Revitalization Revolving Loan Fund (CRLF) and Economic Development Revolving Loan Fund (ED-RLF) projects must leverage at least \$1 of non-federal funds for every \$1 of RLF funds. Based on the risk involved, leverage rates required by the CDBG Commission may be higher on working capital and improvements to real property. Non-federal funds include: personal funds advanced by the Borrower; loan funds contributed by a bank, credit union, or savings and loan; private foundation funds; angel investor funds; and other non-federal sources. Federal funds are defined as those originating from a federal source, such as the U.S. Department of Agriculture - Rural Development, U.S. Small Business Administration, and the Wisconsin Housing and Development Authority (WHEDA).

- c) Describe how matching requirements were satisfied.

PY 2014 CAPER General Questions # 5c response:

Matching fund requirements along with the needed documentation are specified in the subrecipient agreements.

In 2014, Dane County's HOME match liability was \$22,476.53. The total match contributed was \$67,339.20.

Matching funds included non-federal cash sources. Habitat for Humanity provides below-market interest rate loans to each of its' buyers.

## 6) Citizen Participation

- a) Provide a summary of citizen comments.

PY 2014 CAPER Citizen Participation # 6a response:

A Notice of Document Availability and Public Hearing was published in the March 9, 2015 edition of the *Wisconsin State Journal* notifying the public of the March 26, 2015 public hearing and indicating that the draft version of the CAPER would be available on the Office of Economic & Workforce Development web site beginning on March 12, 2015, as well as, with hard copies available from the Office of Economic Development at the City-County Building, Room 421, 210 Martin Luther King, Jr. Blvd., Madison, WI 53703.

A public hearing was held on March 26, 2015 to provide citizens with information regarding the program activities and accomplishments during. The performance report provided for citizens, identified the Federal funds made available to further the objectives and outcomes of the Consolidated Plan, the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, and the geographic distribution and location of expenditures. Information was also provided on the status of activities in 2014.

The Executive Summary of the Consolidated Annual Performance Evaluation Report was placed on the County web site (<http://dane-econdev.org/>) beginning on March 12, 2015 through March 27, 2015 with a spotlight section indicating that written comments could be submitted and providing an e-mail and County addresses to do so.

- b) Describe how consideration was given to comments or views of citizens, received in writing or orally at public hearings, in preparing the CAPER.

PY 2014 CAPER Citizen Participation # 6b response:

No members of the general public provided written or oral comments at the March 26, 2015 public hearing. CDBG Commission members provided suggestions regarding the table showing the locations the expenditures of each activity.

## 7) Institutional Structure

Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.

PY 2014 CAPER Institutional Structure # 7 response:

The County Executive's Office worked closely with CDBG staff, the appointed 13-member CDBG Commission, the elected 37 member Board of Supervisors, and local officials in the 56 participating communities to implement the Consolidated Plan and 2014 Action Plan. In September 2013, CDBG staff moved into the newly created Office of

Economic and Workforce Development (OEWD). The OEWD is headed by Director Dave Phillips and is located within the Dane County Executive suite of offices.

In 2014, coordination with various groups, such as the Dane County Department of Human Services, Project Home, and the Dane County Housing Authority was achieved through the contractual agreement process.

Dane County continued to participate as a member of the Home Buyers Round Table of Dane County, Inc. a non-profit member organization whose mission is to promote and educate the Dane County community about home ownership. Members include housing industry representatives that believe home ownership will increase family stability and financial security; stabilize and strengthen communities and neighborhoods; and generate jobs and stimulate economic growth.

The HOME Program Specialist serves as a member of the Homeless Consortium and works with the Homeless Funders Consortium. The CDBG Program Specialist is a member of La Sup, a Latino support network, and participates in monthly meetings on behalf of the Office of Economic and Workforce Development. The Director and RLF Administrative Specialist are members of MadREPs Economic Development Professionals and participate in monthly meetings to share and coordinate economic development efforts in the region.

Beginning in 2010 and continuing throughout 2014, County CDBG staff worked with their counterparts at the City of Madison and staff from the County Office of Equal Opportunity, Dane County Job Center, City of Madison Affirmative Action Division, the City Community Development Authority, and Dane County Housing Authority to streamline and implement a Section 3 Program using the same forms and procedures.

## 8) Monitoring

### a) Describe actions taken to monitor the jurisdiction's performance in meeting objectives and outcomes set forth in its strategic plan.

PY 2014 CAPER Monitoring # 8a response:

Dane County is interested in ensuring that subrecipients comply with all regulations governing their administrative, financial, and programmatic operations, as well as, achieve their performance objectives on schedule and within budget. Training of subrecipients in the rules and regulations governing the CDBG and HOME programs is an essential component. The monitoring process includes: training for subrecipients on the program rules and regulations, development of a monitoring plan, performing risk assessments to identify subrecipients that require comprehensive monitoring, development of monitoring workbooks and checklists, in-house desk audits, and on-site visits.

Laying out expectations begins with the application process and is formalized through the contractual process. Technical assistance is provided to all applicants and subrecipients upon request. Beginning in 2008, Dane County began using more detailed contracts that spelled out the rules and regulations applicable to all HUD funded CDBG and HOME programs and are customized to identify the rules, regulations, and performance expectations related to each funded activity. Individual meetings are held with subrecipients, as needed, to discuss the contracts and to respond to any questions and to identify any needed technical assistance.

Risk assessments have been developed to identify high-risk subrecipients. High-risk recipients include those who are new to the CDBG/HOME programs or who have performance problems, such as failure to meet schedules or have questionable reporting practices. Those with questionable practices are handled at the time the issue comes to light. The risk assessment results in 2014 were used to develop a monitoring plan including on-site monitoring of high-risk subrecipients. The Office of Economic and Workforce Development works with the Controller's Office to insure that expenditures are in compliance with fiscal controls and requirements.

In 2009, the CDBG/HOME staff developed monitoring checklists that were shared with subrecipients and used as part of the on-site monitoring.

Monitoring of expenditures is done on an on-going basis. Invoices must be approved by the Director of the Office of Economic and Workforce Development. Invoices are tracked on Excel spreadsheets available to all program staff on a virtually real-time basis.

- b) Describe how and the frequency with which you monitored your activities, including subrecipients (including sponsors or administering agents).

PY 2014 CAPER Monitoring # 8b response:

Subrecipients/activities were selected for on-site monitoring based on the results of the risk assessments conducted in 2014. The instrument considers the type of project, type of assistance (loan/grant), experience with CDBG/HOME programs, past performance, staff experience and turnover, and recent problems.

In 2014, 4 of 17 (24%) open activities had on-site monitoring including:

Agency	Activity
Independent Living	Assistive Equipment
City of Stoughton	Home Rehabilitation
Stoughton United Ministries	Transportation
WWBIC	Microbusiness Assistance

The Subrecipient Monitoring Policy details the procedures that are followed. Basically, once the risk assessment is completed and a draft monitoring plan is developed, the procedures include:

- a. Contacting selected subrecipient(s) via telephone to explain the purpose of the visit and to arrange mutually convenient dates for the monitoring visit(s).
- b. Finalizing the monitoring plan/schedule for the current year.
- c. Sending formal notification letter 3 weeks in advance to confirm the date(s) and scope of monitoring; providing a description of information that will be reviewed; specifying the expected duration of the monitoring, which staff will be involved, the work space required, and members of the subrecipient's staff who will need to be available.
- d. Reviewing in-house materials and sending survey requesting fiscal information to the subrecipient (if fiscal will be monitored).
- e. Reviewing the subrecipient's file; IDIS data; and any other materials on hand to identify potential problem areas, as well as, areas of improved performance.
- f. Holding an entrance conference on-site with the subrecipient's director and appropriate fiscal and program staff to establish a clear understanding of the purpose, scope, and schedule of the monitoring.
- g. Documenting the information reviewed during the visit using the appropriate monitoring checklists and forms.

- h. Conducting an exit conference with key representatives of the subrecipient to:
    - Present preliminary results of the visit;
    - Provide an opportunity for the subrecipient to correct any misconceptions or misunderstandings;
    - Secure additional information from subrecipient staff to clarify or support their positions; and
    - For any deficiency noted for which there is agreement, to provide an opportunity for subrecipient staff to report on steps they are already taking to correct the matter.
  - i. Drafting the monitoring letter specifying the findings and concerns.
  - j. Following up with the subrecipient to resolve any findings or concerns.
- c) Describe the results of your monitoring including any improvements made as a result.

PY 2014 CAPER Monitoring # 8c response:

There have been some commonalities noticed in the monitoring results such as insuring that appropriate income verifications are being completed and retained. This is being addressed by providing technical assistance and specific income verification forms to subrecipients and requiring them to provide this information to the appropriate CDBG Program Specialist prior to reimbursement for services.

- d) Describe actions taken to insure compliance with program requirements, including requirements involving the timeliness of expenditures.

PY 2014 CAPER Monitoring # 8d response:

The timeliness requirement under 24 CFR Part 570.902 requires the participating jurisdiction to have no more than 1.5 times its current entitlement grant not disbursed within 60 days of the end of the current program year. As of November 2, 2014, the unadjusted timeliness ratio for Dane County was 1.38.

In 2014, the staff monitored the accounting and expenditure of program income, along with the expenditure of funds allocated to subrecipients. The CDBG Commission was instrumental in helping to ensure that subrecipients that were not meeting milestones were made aware of the issues and held accountable.

- e) Describe steps/actions taken to ensure long-term compliance with housing codes, including any actions or on-site inspections undertaken during the program year.

PY 2014 CAPER Monitoring # 8e response:

The HOME requirements at 24 CFR 92.504(d) specify a minimum requirement that rental housing units assisted with HOME funds be inspected on the following basis based upon the number of total units in the project:

- 1-4 units must be inspected at least once every 3 years;
- 5-25 units must be inspected as least once every 2 years; and
- 26 or more units must be inspected as least once annually.

In 2014, two rental housing projects were inspected by the CDBG/HOME Program Specialist. The third rental project was inspected by the City of Stoughton Fire Marshall. Project Home – NOAH project is charged with inspecting their units.

- f) What is the status of your grant programs?
- i) Are any activities or strategies falling behind schedule?
  - ii) Are grant disbursements timely?
  - iii) Do actual expenditures differ from letter of credit disbursements?

PY 2014 CAPER Monitoring # 8f response:

Promoting the development of affordable renter-occupied housing units did not reach the goal of 54 new units constructed and occupied by low- or moderate-income persons. This is due to a lack of responses for new rental construction projects to the County's rental development RFPs in 2013 and 2014.

Providing loans for businesses meeting the priorities and requirements of the Commercial Revolving Loan Fund did not reach the goal of 5 new loans and 22 new jobs created. The County did, however, provide additional loans to businesses that created jobs as part of the County's ED-RLF program.

Grant disbursements are occurring in a timely fashion.

Actual expenditures do not differ from letter of credit disbursements.

## 9) Antipoverty Strategy

Describe actions taken during the last year to reduce the number of persons living below the poverty level.

PY 2014 CAPER Antipoverty Strategy #9 response:

In 2008, the Dane County Task Force on Poverty was appointed and charged to:

- Assemble and analyze Dane County specific data on poverty, focusing on employment and education opportunities, access to community services such as child care and transportation;
- Review the support available currently and identify policy solutions to ameliorate poverty in Dane County;
- Hold hearings throughout the County to gather input; and
- Make recommendations to the County Board.

Their report released in November 2009 ([http://www.unitedwaydanecounty.org/documents/Task\\_Force\\_Poverty\\_Rpt1.pdf](http://www.unitedwaydanecounty.org/documents/Task_Force_Poverty_Rpt1.pdf)) had the mission to engage the Dane County community in the elimination of poverty and challenged the Dane County Board of Supervisors to lead the engagement process. Recommendations for policy initiatives at the County Board level included:

1. Consider the impact on people in poverty before any decisions (finance, zoning, ordinances, resolutions, and otherwise) are made by the Dane County Board. (This includes having low-income people as citizen appointees on all committees, not just ones that concentrate on poverty issues.)
2. Restore proposed cuts to vital Human Services programs throughout Dane County and resolve to maintain or increase the level of investment in services.
3. Make the Task Force on Poverty a permanent commission.



4. Collaborate with municipal and school leaders to maximize resources for households affected by poverty.
5. Ensure that future transportation plans include practical and affordable options for people in poverty to improve access to jobs and services.
6. Transportation planning for senior services must include access to no-cost food options for older adults, like community meals, pantries, or farmers' markets. Make affordable transportation available for those who need it.
7. Support the expansion of community and pantry gardens to enable more people to grow their own food. Community gardens have proven to be an effective community development tool to strengthen communities while increasing access to locally grown food.
8. Dane County leaders should use the Wisconsin Elder Economic Security Index Report, July 2008 to evaluate current policies and consider developing and promoting equitable and rational public policies.
9. Adopt a self-sufficiency matrix to measure progress out of poverty. This matrix could be used by the public, private, and non-profit sectors to track progress and make course corrections in programming and services.

The Human Services Board was charged by the County Executive and County Board with looking at the recommendations from the Task Force on Poverty and to develop a prioritized plan for implementation.

The Human Services Board began work in 2010 on recommendation 7: *Support the expansion of community and pantry gardens to enable more people to grow their own food. Community gardens have proven to be an effective community development tool to strengthen communities while increasing access to locally grown food.* Based on their work, the Human Services Board has recommended the following:

1. Engage Dane County Food Council and Coalition, as well as any other established groups, to coordinate activities in the county relating to food and pantry gardens. These efforts should focus on local gardens and food pantries serving low-income citizens to improve agency communication and reduce redundancy.
2. Implement the Dane County Parks and Open Space Plan to provide space for community gardens and youth gardening in new land purchases or existing park usage; include a provision for community gardens in every five-year plan.
3. Recommend all county municipalities establish and support community gardens that are geographically and economically accessible to our low-income population.
4. Develop options to have more local and fresh food available throughout the year:
  - a. Establish a community kitchen for commercial and community use and research to determine if federal, state or private funding is available to help fund the same.
  - b. Support establishment of community programs to teach food preservation, such as freezing or canning.

- c. Explore cost and efficiency of establishing greenhouses or similar indoor growing space to extend the growing season for local, fresh food.
5. Ensure that future transportation plans include practical and affordable options for people in poverty to improve access to jobs and services.
  1. Educate Human Services POS (purchase of service) providers and widely disseminate information regarding existing transportation options throughout county and municipal agencies and other sites frequented by low-income people.
  2. Provide financial support for shared ride taxi services in under-served areas to connect low-income persons to Madison Metro to commute to work, and pursue cost-sharing with municipalities that seek to benefit from these programs.
  3. Provide financial support for expansion of Madison Metro's low-income bus pass program (e.g. discount bus passes for veterans).
  4. Include transportation costs in the calculation of total cost of housing for County planning and development purposes.
  5. Consider and promote employers' efforts to support their workers obtaining access to reliable transportation (e.g. create awareness of available state and federal incentives) and develop specific incentives in the county contracting and purchasing process (e.g., RFP points).
  6. Earmark funding for homeless service providers to distribute additional bus fare to homeless persons who depend heavily on the bus to access programs, benefits, and services scattered throughout the county.
  7. Consider updating first recommendation based on pending DCDHS application to fund this program.
  8. Recommend food workgroup consider proposal to develop mobile grocery vendor program to increase access to healthful food in food deserts, especially outside the City of Madison.
  9. Provide express bus service to high poverty areas under-served by shared taxi or other transit options.
  10. Support programs to expand bike programs for low-income people.
  11. Support the County's current transportation initiatives including the zero-interest car loan.
  12. A program for people with impaired credit or no credit history (based on a very successful model out of SW Community Action Program, which has been replicated statewide). 2013 funding was applied for earlier in 2012.

Other programs in Dane County that seek to reduce the number of poverty level families include:

Early Childhood Initiative (ECI)

The Early Childhood Initiative is an innovative home visitation and employment program started in July 2004 that is designed to improve life outcomes for the most vulnerable

families. ECI's purpose is to ensure that the youngest children achieve age appropriate developmental outcomes and live in families that are nurturing and self-sufficient, with income from sustainable employment. ECI strives to increase families' access to an array of services including: health and developmental screening and assessment, prenatal care, parenting education and support, immunizations and other preventative health care, benefit and basic needs resources, employment related assistance, and assistance in finding and sustaining employment through skill enhancement. ECI is in operation at three Dane County locations: Allied Drive, Southwest Madison, and Sun Prairie. Staffing at each site includes three Family Support Specialists delivering home visitation services; an Employment and Training Specialist helping parents, caregivers, and other family members obtain work and keep successfully employed; and an Economic Support Worker linking families to benefits related to medical assistance, child care, food, and economic assistance.

#### Family Unification Program (FUP)

The Dane County Department of Human Services (DCDHS) partnered with the Dane County Housing Authority (DCHA) and City of Madison Community Development Authority (CDA) in submitting proposals to the federal Department of Housing and Urban Development for Family Reunification Program (FUP) housing vouchers. Both housing entities were awarded authority to grant new FUP vouchers to 50 families or youths beginning the Fall of 2009. Three populations are eligible for these special vouchers:

- Families with children in out-of-home care unable to regain those children owing to lack of adequate housing;
- Families at risk of children being placed in out-of-home care owing to lack of adequate housing;
- Youths ages 18-21 who left foster care at age 16 or older who do not have adequate housing.

The role of DCDHS is to (1) identify families and youths, (2) certify that housing issues exist, and (3) provide case management services to the families and youths if and when enrolled. The housing entities' roles are to further screen families and youths, approve vouchers, and make rent payments.

As of December 31, 2014, the Dane County Housing Authority had 41 of 50 slots leased up, and one households "shopping" for housing or in the approval process. For the 100 slots with the City of Madison Community Development Authority, 69 families were leased up, 1 was a newly issued shopper, and 12 referrals were in the approval process.<sup>30</sup> One of the issues is that families are not being able to rent in the timeframes given due to the low rental vacancy rate.

#### Head Start

The Dane County Parent Council is a community-based, private, non-profit umbrella agency that delivers a variety of child development and family support programming. The agency provides the Head Start and Early Head Start programs along with services to support and strengthen families and children. Over 1,000 children are served in Dane and Green counties.

#### Welfare to Work

The Dane County Department of Human Services (DCDHS), either directly or through purchase of service agencies, provides an array of programs to help residents meet their

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<sup>30</sup> Source: Tom Conrad, City of Madison CDA Section 8 Supervisor per e-mail dated March 3, 2015.

basic needs for food, shelter, jobs, and childcare services that enable them to work toward economic self-sufficiency. The Department participates in the Wisconsin Shares Childcare Subsidy Program that assists low-income families in paying for childcare services. DCDHS is a partner agency with the Dane County Job Center. The Dane County Job Center assists job seekers to get the career planning, job placement, and training services they need to get jobs. The Dane County Job Center resource room includes computers for JobNet, Internet computer access, State government job listings, and resume writing computers. An on-site Day Care Center provides care while parents are completing appointments or training at the Job Center. The Department also administers the W-2 program for the region. The goal of Wisconsin Works is to provide necessary and appropriate services to prepare individuals to work, and to obtain and maintain viable, self-sustaining employment, which will promote economic growth. Services include job readiness motivation, job retention and advancement skill training, as well as, childcare.

## Self-Evaluation

- 10) Provide an evaluation of accomplishments. This evaluation must include a comparison of the proposed versus actual outcomes of each outcome measure submitted with the strategic plan and explain, if applicable, why progress was not made toward meeting goals and objectives.

*\*If not using the CPMP Tool: Use Table 1C, 2C, 3A*

*\*If using the CPMP Tool: Use Summary of Specific Annual Objectives.*

(The following IDIS Reports will be reviewed to determine satisfaction of this requirement: PR03, PR06, PR23, PR80, PR81, PR82, PR83, PR84, PR85)

Consider the following when providing this self-evaluation:

- a) Describe the effect programs had in solving neighborhood and community problems.
  - b) Describe the progress made in meeting priority needs and specific objectives.
  - c) Describe how activities and strategies made an impact on identified needs.
  - d) Identify indicators that best describe the results of activities during the reporting period.
  - e) Identify barriers that had a negative impact on fulfilling the strategic and overall vision.
- 11) Identify whether major goals are on target and discuss reasons for those that are not on target.
- 12) Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.

PY 2014 CAPER Self-Evaluation # 10, 11, 12 response:

### Evaluation of Accomplishments

Table 5 summarizes the County's accomplishments for the five year period of the 2010-2014 Consolidated Plan using the HUD objectives and outcome categories.

The HUD Outcome Performance Measurement System offers three possible objectives for each activity. As noted in the CPD Performance Measurement Guidebook, these are based on the broad statutory purposes of the programs and include:

- Creating Suitable Living Environments – relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment. This objective relates to activities that are intended to address a wide range of issues faced by low-and-moderate income persons, from physical problems with their environment, such as poor quality infrastructure, to social issues such as crime prevention, literacy, or health services.
- Providing Decent Housing – This objective focuses on housing activities whose purpose is to meet individual family or community housing needs.
- Creating Economic Opportunities – applies to activities related to economic development, commercial revitalization, or job creation.

The system outcome is closely aligned with the objective and helps to further refine the expected result of the objective that is sought. HUD narrowed this to three outcomes including:

- Availability/Accessibility – applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low and moderate-income people, including persons with disabilities.
- Affordability – applies to activities that provide affordability in a variety of ways to low-and-moderate income people. Affordability is an appropriate objective whenever an activity is lowering the cost, improving the quality, or increasing the affordability of a product or service to benefit a low-income household.
- Sustainability – applies to activities that are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low-and-moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

HUD uses a shorthand to identify these outcomes/objectives categories as seen in the following matrix:

Category	Availability/Accessibility	Affordability	Sustainability
Decent Housing	DH-1	DH-2	DH-3
Suitable Living Environment	SL-1	SL-2	SL-3
Economic Opportunity	EO-1	EO-2	EO-3

Accomplishments

Table 5 identifies the specific objectives, performance indicators, and compares the expected outcomes to the actual number achieved for the five years of the 2010-2014 Consolidated Plan.

Priority areas in which Dane County exceeded five-year goals included:

- Promoting the development of owner-occupied affordable single-family housing units.
- Promote homeownership for LMI households through the provision of loans for down payment and closing cost assistance and mortgage reduction.
- Provide needed rehabilitation of affordable renter-occupied housing units.
- Improve accessibility to public buildings for persons with disabilities through the installation of ramps, automatic door openers, and other modifications.
- Provide needed public services to persons with low-and-moderate incomes.

- Provide technical assistance for persons wanting to start a business.
- Provide loans for micro-businesses to start-up or grow.

Priority areas in which Dane County did not reach the five-year goals included:

- Develop affordable renter-occupied housing units.
- Promote the rehabilitation of existing owner-occupied housing as a means to maintain affordable housing. This includes providing energy efficiency and accessibility improvements.
- Provide assistance to construct or rehabilitate senior centers, youth centers, and other public facilities.
- Provide loans for businesses meeting the priorities and requirements of the Commercial Revolving Loan Fund<sup>31</sup>.

#### Effect in Solving Neighborhood and Community Problems

CDBG and HOME funds in Dane County have a significant impact when combined with efforts to remediate brownfields. As defined on the Department of Natural Resources web site at: <http://dnr.wi.gov/org/aw/rr/rbrownfields/index.htm>, "Brownfields are abandoned, idle or underused commercial or industrial properties, where the expansion or redevelopment is hindered by real or perceived contamination. Brownfields vary in size, location, age, and past use -- they can be anything from a five-hundred acre automobile assembly plant to a small, abandoned corner gas station.... These properties present public health, economic, environmental and social challenges to the rural and urban communities in which they are located."



An example is the Novation Campus, a 70 acre business development in the Southdale Neighborhood Revitalization Strategy Area (NRSA) in the Town of Madison, was a farm turned landfill located adjacent to a residential area with a heavy low-and-moderate income population prior to its redevelopment. As noted in the history prepared by the Wisconsin Department of Natural Resources and in the DNR photo to the left, from the 1970s to 1980s, the Icke Landfill was used for the disposal of demolition debris, soil material, and fly ash. The

fly ash was found to contain cadmium, mercury, and lead. In order to address these health concerns, the construction debris was removed from the site prior to the fly ash landfill being capped with clay cover. The capping of this landfill took place several years prior to redevelopment in order to meet solid waste program regulations. Funding for the clean-up efforts included: Department of Commerce Brownfields Grants, Economic Development Initiative grants, Brownfield Site Assessment grants, and Environmental Protection Agency grants. The construction of the Tech 1 Building was funded in part through a CDBG Commercial Revolving Loan; a Section 108 loan in part funded the construction of the Tech II Building. The Novation Campus when completed will offer over 1,000,000 square feet of Class A office, retail, and flex-use space. Tenants include the ITT Technical College, Exact Sciences Corporation, SAA Design Group, Auxiant Health, Zimbrick Inc., Meritor Business Center, and others. This translates into educational and employment opportunities for local and area residents.

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<sup>31</sup> The County provided 4 new loans (creating 22 new jobs) through the ED-RLF program between 2010-2014. These loans, together with the CRLF loan, match the five-year goals of the 2010-2014 Consolidated Plan.

### Progress Toward Priorities and Goals

Given that this is the fifth year of the 2010-2014 Consolidated Plan, it would be expected that progress toward specific objectives would be 100%.

In the area of increasing the availability/accessibility of decent housing, the specific objective of promoting the development of owner-occupied affordable single-family housing units already 100% complete. The specific objective of developing affordable renter-occupied housing units is 35.2% complete, however, due to a planned HOME-assisted rental project not moving forward in 2013 and no adequate responses to the Rental Development RFP in 2014.

The focus on providing needed rehabilitation of affordable renter-occupied housing units as a means of maintaining decent affordable housing showed no progress in either 2010 or 2011. However two projects involving 48 units were completed in 2013 which exceed the goal for the 2010-2014 Consolidated Plan of 45 units.

Rehabilitation of existing owner-occupied housing units was off pace with just 57% of the expected units completed.

### Impact on Identified Needs

The Consolidated Plan identified housing affordability as a significant problem. Through the provision of mortgage reduction assistance, 10 households in 2014 became homeowners. 41 units of existing housing stock owned by persons who are low-and-moderate income were rehabilitated.

### Barriers That Had Negative Impact on Fulfilling Strategic and Overall Vision

One of the major barriers that has had a negative impact on fulfilling the strategic and overall vision has been that the CDBG/HOME program has relied on the participating municipalities and non-profit organizations to submit applications for projects that fall under the identified specific objectives. If applications are not received, then progress is not achieved.

### Adjustments or Improvements to Strategies and Activities to Meet Needs More Effectively

Having shovel-ready projects has become a major emphasis of the CDBG Commission and staff in making funding decisions.

## HOUSING

### **Affordable Housing**

13) Evaluate progress in meeting its specific affordable housing objectives, including:

- a) Comparison of proposed numeric goals (from the strategic plan and annual plan) with the actual number of extremely low-income, low-income, and moderate-income renter and owner households assisted during the reporting period.

*\*If not using the CPMP Tool: Use Table 2A, 3B, 2B, 1C, 2C, 3A)*

*\*If using the CPMP Tool: Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.*

PY 2014 CAPER Affordable Housing # 13a response:

**Table 9:** Households Served in 2014 Compared to Goals by Median Family Income

Activity	Median Family Income				2014 Goal
	Extremely Low	Low	Moderate	Total	
<b>Owner Housing Goals</b>					
Homebuyer Assistance	1	4	5	10	20
Production of New Owner-Occupied Units				0	2
Rehabilitation of Existing Owner-Occupied Units	16	18	7	41	44
Production of New Rental Units		1		1	10
Rehabilitation of Existing Rental Units				0	0
Rental Assistance				0	0
Total	17	23	13	5	76

- b) Report the number of households served meeting the Section 215 requirements of affordable housing (essentially meeting the definitions in 24 CFR 92.252 and 92.254 for renters and owners, respectively).

*\*If not using the CPMP Tool: Use Table 3A*

*\*If using the CPMP Tool: Annual Housing Completion Goals (Use of this table is sufficient no additional narrative is required)*

- c) Describe efforts to address worst case needs (defined as low-income renters with severe cost burden, in substandard housing, or involuntarily displaced).

PY 2014 CAPER Affordable Housing # 13c response:

The minor home repair program was developed in response to the large percentage of applications for major home repairs that were being denied as the households could not meet the required loan-to-value ratios. The minor home repair program is a grant program that provides up to \$5,000 in assistance per household per year and is designed to address those housing conditions that are in violation of local and HQS housing codes along with health and safety concerns.

- d) Description of efforts to address the accessibility needs of persons with disabilities.

PY 2014 CAPER Affordable Housing # 13d response:

The homebuyer assistance program operated by Movin' Out and the home rehabilitation program operated by Independent Living address the accessibility needs of persons with disabilities. Independent Living uses a Certified Aging in Place Specialist who identifies



the home modifications needed, such as ramps, raised toilet seats, and grab bars, to make the home accessible for Seniors and persons with disabilities.

## Public Housing Strategy

14) Describe actions taken during the last year to improve public housing and resident initiatives.

PY 2014 CAPER Public Housing #14 response:

2014 marked the fifth year of the FSS (Family Self Sufficiency Program) administered by the Dane County Housing Authority (DCHA) to encourage participants to either become employed or increase their earning potential through education or job training. The end result is for persons to leave the assisted housing program or reduce the amount of subsidy involved with their tenancy. In addition program participants fund an escrow account with HAP savings that can be used as a down payment on a home, a vehicle, debt reduction or other financial goals at program graduation. This program is conducted in partnership with United Way and the Community Action Coalition.

DCHA in partnership with Dane County Human Services is administering a Family Unification Program, which will assist eligible families, that are in jeopardy of retaining or gaining custody of their children, for whom adequate housing is an issue. There are 50 vouchers in this program and it is always full.

DCHA has submitted an application to HUD for the Rental Assistance Demonstration (RAD) program to convert units from the Public Housing program to Project Based Rental Assistance through the Section 8 program. Section 8 funding is more stable and will allow the DCHA to leverage equity in the housing for tax credit allocations for rehab.

## Barriers to Affordable Housing

15) Describe actions taken during the last year to eliminate barriers to affordable housing.

PY 2014 CAPER Barriers to Affordable Housing #15 response:

The 2010-2014 Consolidated Plan identified barriers to affordable housing as housing costs rising at a rate disproportionate to family incomes; lack of affordable rental housing units, cost of infill development, and the zoning and permitting process.

Actions to eliminate barriers to affordable housing in 2014 included the following:

- Funding toward the construction of two (2) affordable owner-occupied single family housing units;
- Continuation of the mortgage reduction assistance program as a means to promote affordable homeownership;
- Continuation of the minor and major home rehabilitation program for owner-occupied housing as a means to maintain affordable housing; and
- Approval of an Affordable Housing Development Fund beginning in 2015.

## Lead-based Paint

16) Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.

PY 2014 CAPER Lead-based Paint #16 response:

Dane County works to reduce lead-based paint hazards through making sure housing is lead-safe and by improving the detection and treatment of lead poisoning in children.

Dane County requires, via the agreements with subrecipients, compliance with the Lead-Based Paint requirements set forth in 24 CFR Part 35. This includes meeting the requirements for notification, identification and stabilization of deteriorated paint, identification and control of lead-based paint hazards, and identification and abatement of lead-based paint hazards. The *Protect Your Family From Lead in Your Home* pamphlet developed by the EPA, HUD, and the U.S. Consumer Product Safety Commission is also distributed.

The Wisconsin Department of Health and Family Services maintains an on-line database registry of properties that have been certified as Lead-Free/Lead-Safe. This Wisconsin Asbestos and Lead Database Online, known as WALDO, is of housing (single-family and apartments) and child occupied facilities, such as day care centers, that meet the lead-free or lead-safe property standards established under the State Administrative Code.

The Public Health Department of Madison and Dane County Childhood Lead Poisoning Prevention Program works at the following goals:

- Preventing exposure to lead hazards;
- Assuring that Dane County children receive blood lead screening;
- Assisting families when a child is lead poisoned;
- Analyzing lead poisoning issues in Madison and Dane County.

The Department works to prevent lead exposure by educating Dane County residents, property owners, and contractors on the hazards of lead and ways to minimize or eliminate lead hazards. This is done through one-to-one consultation and group presentations.

Lead screening is available from PHMDC Clinics for children ages 9 months to 6 years who are unable to be screened by a private medical provider. The Department also provides one-on-one consultation and group presentations upon request to local clinics and providers.

A child is considered lead poisoned if they have a blood lead level (BLL) of 5 µg/dL (microgram of lead per deciliter of blood) or greater. Families with lead poisoned children are eligible for the following services:

Children with BLL 3 - 9 µg/dL:

- Home visit and visual inspection by certified lead hazard investigator or risk assessor.
- Professional consultation on managing lead hazards in the home.
- A basic lead clean-up kit.

Children with BLL 10 - 14 µg/dL:

- Home visit and visual inspection by certified lead hazard investigator or risk assessor.
- Professional consultation on managing lead hazards in the home.
- A basic lead clean-up kit.
- Mailed reminders for follow-up blood lead testing of the lead poisoned child.

Children with BLL > 15 µg/dL:

- Full lead risk assessment of the child's primary residence. Risk assessment of additional properties as appropriate.
- Public health nurse case management to assess child development and assure appropriate medical management.
- Professional consultation on managing lead hazards in the home including written orders to correct the lead hazards identified.
- A basic lead clean-up kit.
- Mailed reminders for follow-up blood lead testing of the lead poisoned child.

Further information is available on the Public Health Department's web site at: <http://www.publichealthmdc.com/environmental/healthyHomes/lead/services.cfm>.

Funding was available in 2011 and continuing through 2014 for homeowners and landlords to fix lead based paint hazards under programs administered by Common Wealth Development, Inc. and Project Home, Inc.

## HOMELESS

### Homeless Needs

17) Identify actions taken to address needs of homeless persons.

PY 2014 CAPER Homeless Needs #17 response:

\$1.7 million in local General Purpose Revenue (County levy) funds was earmarked to address housing and homeless support. Funds administered by the Economic Assistance and Work Services Division of the Dane County Department of Human Services. Funds were distributed to purchase of service (POS) agencies in Dane County to provide short-term emergency shelter for homeless individuals and families and to assist families in securing permanent housing in the community. (Persons served may also be in the City of Madison). Based on 2014 contracts, funds were distributed to:

- Bethel Lutheran Church - \$30,000 for the provision of day services for adults and families who are homeless.
- Briarpatch Youth Services - \$68,033 for to provide emergency shelter for homeless or runaway youth.
- Community Action Coalition for South Central Wisconsin, Inc. - \$148,726 to provide housing case management, emergency food services, and collection and distribution of clothing to needy families.
- Dane County Human Services - \$175,000 to fund the operation of a permanent day resource center and to provide for contingency measures to augment the homeless resource network, including shower and laundry facilities.
- The Road Home - \$19,796 to provide emergency shelter and meals, a day center, and housing counseling.
- Porchlight, Inc. - \$164,664 for the provision of overnight shelter, day services, food, clothing, personal items, advocacy services for homeless men, and van services to help individuals who are homeless navigate the resource network.

- Salvation Army - \$908,230 for the operation of an on-site family and women emergency homeless shelter and a motel, food, and transportation voucher program for those persons housed off-site. This includes case management services.
- Shine 608 - \$8,000 for homeless case management services at the City of Madison Central Library.
- Tenant Resource Center - \$95,000 for the provision of housing counseling, referral services, mediation, and advocacy services to individuals in search of housing or in need of eviction prevention. This includes staffing a housing kiosk at the Dane County Job Center that provides information about available housing to the public.
- Young Women's Christian Association (YWCA) - \$141,605 for the provision of housing for homeless and transient women and families. This includes case management services.
- Young Women's Christian Association (YWCA) - \$60,000 for rapid re-housing for homeless families who reside in the City of Stoughton area.

On June 7, 2012, the Dane County Board of Supervisors passed Sub. 1 to RES. 20, 12-13 creating a City-County Homeless Issues Committee to be comprised of three (3) members of the Homeless Services Consortium, three (3) city of Madison Alders, four (4) County Board supervisors, three (3) currently or formerly homeless persons who have used Dane County homeless services and one (1) member of the Madison Police Department. The Committee is to be staffed by a representative of Dane County Human Services and a representative of the City of Madison Community Development Division. The Committee was charged with exploring issues of homelessness and their relationship to community service providers and resources within Dane County including, among other issues, public access to restrooms, showers, laundry, third party complaint systems, access to daytime storage of personal belongings, the ability to utilize public spaces free from harassment, and other issues identified by community members. The resolution noted the need for additional federal, state and local city and county funding for Housing First programs, more Single Room Occupancy (SRO) units, and adequate shelter for those without housing. Additionally, funding is needed to eliminate waiting lists for mental health and AODA treatment, a better health care system for the uninsured, financial support for those unable to work, job training programs for those who lack the education or skills they need in our job market, a child care system that is affordable for all, a "wet shelter" that provides a safe environment for those whose addiction makes it impossible to function safely within our existing shelter system, and an end to the revolving door at our jail that currently substitutes for mental health and AODA treatment. The Committee began meeting in July, 2012 and has been working on issues around the need for a permanent day resource center and SRO housing.

The County also provided funding for an interim day shelter for homeless persons at 827 E Washington AVE, Madison that opened on November 26, 2012 (see RES. 163, 12-13) for the winter season.

18) Identify actions to help homeless persons make the transition to permanent housing and independent living.

PY 2014 CAPER Homeless Need #18 response:

In 2014, Dane County provided CDBG funding to the Community Action Coalition for South Central Wisconsin, Inc. through their Family Support program to provide intensive case management services for persons who were homeless or near homeless. This included assisting homeless persons find affordable housing.

The United Way of Dane County, in January 2009, in collaboration with three other housing agencies – The YWCA, Salvation Army, and The Road Home - launched its Housing First program, a rapid re-housing program, that focuses on moving homeless families quickly to permanent housing so that they spend little, if any, time in the shelter system. The program is funded with a \$1.2 million grant over two years from the Henry J. Predolin Foundation. Housing First flips the traditional approach to housing: instead of providing services first to make participants ready for housing, its focus is on getting families into housing right away. The Housing First program pays the security deposit, the first month's rent, and a sliding scale rent subsidy during the next 11 months. Targeted services to address other issues and maintain a stable environment and then provided. Housing First has an 80% success rate in keeping families who have been homeless settled in permanent housing – more than twice as successful as the shelter system, at only half the cost. More information on the Housing First model may be found at: <http://dev.unitedwaydanecounty.org/wp-content/uploads/2011/11/HousingFirstExplanation.doc> .

One organization is in the home stretch of a capital campaign to increase the inventory of affordable housing units for individuals and families who need greater support to remain housed.

The Road Home launched the “Housing and Hope,” campaign in 2008 for the purpose of raising \$4.5 million dollars to buy and renovate 30 apartments and to create an endowment called the “Forever Fund” to ensure the apartments remain affordable. This is a strategy to pair apartments with long-term support services for homeless families. In November 2009, The Road Home purchased and renovated two existing eight-unit apartment buildings on Madison’s north side to create 15 residential units and one case management office/community room. Monthly rent is determined on a sliding scale based upon income. A professional case manager works on site with residents to help them overcome barriers and reach stability. The ribbon cutting for this first phase of the campaign was held July 17, 2010. In 2012, the Road Home purchased the second phase of apartments, and was nearing completion of renovations in 2014.

19) Identify actions taken to implement a continuum of care strategy for the homeless and new Federal resources obtained during the program year, including from the Homeless SuperNOFA.

*\*If not using the CPMP Tool: Use Table 3B, 1C*

*\*If using the CPMP Tool: Use Needs/Homeless, Needs/Non-Homeless, Annual Housing Completion Goals, Summary of Specific Annual Objectives.*

PY 2014 CAPER Homeless Needs #19 response:

The Homeless Services Consortium functions as the local Continuum of Care (CoC), recognized by the U.S. Department of Housing and Urban Development (HUD) as the local planning and decision-making body on programs funded under HUD’s homeless assistance programs. In March 2005, the City of Madison, Dane County, and the United Way of Dane County held a symposium titled, “Housing for All Community Conversation.” The ideas generated during this symposium were combined with other ideas developed through other Homeless Services Consortium planning efforts resulting the development of *A Community Plan to Prevent and End Homelessness in Dane County* issued in April 2006. This 10-year plan outlines three simple, yet challenging, goals:

- Provide support services for homeless households and households at risk of homelessness to enable them to access and maintain housing.

- Provide a short-term safety net with the ability to help homeless households to move to stable housing as quickly as possible.
- Provide an adequate inventory of affordable housing units for low-income households by creating new units or making existing units affordable.

No Homeless SuperNOFA funds have been received by Dane County.

## Specific Homeless Prevention Elements

20) Identify actions taken to prevent homelessness.

PY 2014 CAPER Specific Homeless Prevention #20 response:

In 2014, Dane County undertook the following actions to prevent homelessness:

- Provided funding to Community Action Coalition of South Central Wisconsin to provide housing counseling and case management for the prevention of homelessness.
- Provided funding to the Tenant Resource Center to provide eviction prevention funds to help people stay in their homes and prevent homelessness.
- The Dane County Department of Human Services, based on the 2014 budget, received - \$845,433 in HUD Shelter Plus Care funds. Funding is passed through to Housing Initiatives, Inc. for rental assistance for homeless persons who have a serious and persistent mental illness. Goals are to provide residential stability, to increase skill level and/or income, and to increase self-determination.

## Emergency Shelter Grants (ESG)

21) Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).

PY 2014 CAPER ESG # 21 response:

Not applicable.

22) Assessment of Relationship of ESG Funds to Goals and Objectives

a) Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.

*\*If not using the CPMP Tool: Use Table 2A, 3B, 2B, 1C, 2C, 3A)*

*\*If using the CPMP Tool: Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.*

PY 2014 CAPER ESG Evaluate Progress # 22a response:

Not applicable.

- b) Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.

PY 2014 CAPER ESG # 22b response:

Dane County does not receive ESG funds.

23) Matching Resources

- a) Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.

PY 2014 CAPER ESG # 23 response:

Not applicable.

24) State Method of Distribution

- a) States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.

PY 2014 CAPER ESG # 24 response:

Not applicable.

25) Activity and Beneficiary Data

- a) Completion of attached Emergency Shelter Grant Program Performance Chart or other reports showing ESG expenditures by type of activity. Also describe any problems in collecting, reporting, and evaluating the reliability of this information.

PY 2014 CAPER ESG # 25a response:

Not applicable.

- b) Homeless Discharge Coordination

- i) As part of the government developing and implementing a homeless discharge coordination policy, ESG homeless prevention funds may be used to assist very-low income individuals and families at risk of becoming homeless after being released from publicly funded institutions such as health care facilities, foster care or other youth facilities, or corrections institutions or programs.
- ii) Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.

PY 2014 CAPER ESG # 25b response:

Not applicable.

## NON-HOMELESS SPECIAL NEEDS

### Non-homeless Special Needs

\*Refer to the Non-homeless Special Needs Table in the Needs.xls workbook or Table 1C.

26) Identify actions taken to address special needs of persons that are not homeless but require supportive housing, (including persons with HIV/AIDS and their families).

PY 2014 CAPER Non-homeless Special Needs #26 response:

The focus in Dane County has been to integrate persons with special needs into the overall community fabric through the promotion of self-directed supports. This includes choices in residential supports. This has translated to an emphasis on maintaining people with disabilities in their own homes and apartments with live-in or come-in residential supports as needed. Persons tend to be served in one and two-person residential settings rather than larger group home settings.

The Dane County Department of Human Services administers state and local funds that provide services to address the special needs of persons who are not homeless, but who require supportive housing. Based on the 2014 expenditures, funds were distributed as follows:

- \$16.7 million<sup>32</sup> in Long-Term Care funds for supportive home care services. Services are provided to persons throughout Dane County, including the City of Madison.
- \$3.9 million<sup>33</sup> in residential supports for persons with a mental illness. This includes funding for adult family homes, community-based residential facilities (CBRF), transitional living environments, group homes, and other residential support to enable persons to reside in the community. Services are provided to persons throughout Dane County, including the City of Madison.
- \$45 million<sup>34</sup> toward purchase of service and self-directed (SDS) residential supports for persons with developmental disabilities. This includes funding toward supportive home care services, adult family homes, and other supports to enable persons to reside in their own homes. Services are provided to persons throughout Dane County, including the City of Madison.

## COMMUNITY DEVELOPMENT

### Community Development Block Grant

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<sup>32</sup> Based on 2012 HSRS Long Term Support Service Summary – Expenditure by SPC, Report L-399, dated 2/28/2014 picking up SPC 104 – Supportive Home Care, 202 - Adult Family Homes, and 506 - CBRFs and related subprograms only for CIP II, COP-W, COP, CIP II Match – FC Transfer, CRI – MFP Match, Community Relocation Init, and Nursing Home Diversion. This is per e-mail from Jean Kuehn dated March 10, 2014.

<sup>33</sup> Based on Dane County Department of Human Services 20123Modified Budget, per email from Lori Bastean date March 13, 2014.

<sup>34</sup> Per e-mail from Mickey Roiland on March 10, 2015.



27) Assessment of Relationship of CDBG Funds to Goals and Objectives

- a) Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.

**\*If not using the CPMP Tool:** Use Table 2A, 3B, 2B, 1C, 2C, 3A)

**\*If using the CPMP Tool:** Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.

PY 2014 CAPER CDBG Assessment # 27a response:

As detailed in Table 1, during 2014, Community Development Block Grant (CDBG) activities were conducted in accordance with the priority goals and objectives identified in the Consolidated Plan. Dane County received \$1,006,512 in formula grants funds in 2014 and had \$109,210.96 in program income. Funds were distributed among affordable housing services, public facilities/improvements, public services, economic development, and administration costs. As stated in statutory requirements, a jurisdiction cannot spend more than 15% of its allocation on public services and no more than 20% on administrative costs, irrespective of actual expenditures during the program year.

According to the Integrated Disbursement and Information System PR26 Financial Summary Report dated 03/03/2015, Dane County spent 10.32% of its 2014 funds on public services and 16.41% on administration costs.

Actual expenditures totaled \$950,686.75 on IDISPR26. The actual expenditures of funds by category based on IDIS-PR23 was:

Activity	Expenditure
Housing, including acquisition	557,263
Economic Development	95,510
Public Facilities/Improvements	0
Public Services/Other	114,815
Planning/Administration	183,100
Total	\$950,687

- b) Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.

**\*If not using the CPMP Tool:** Use Table 2A, 3B, 2B, 1C, 2C, 3A)

**\*If using the CPMP Tool:** Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.

PY 2014 CAPER CDBG Progress Evaluation # 27b response:

Progress toward meeting the goals for providing affordable housing along with the number of types of households served may be found in Tables 1, 5, 7, and 8, as well as, the 2014 Annual Affordable Housing Completion Goals included as a separate file.

- c) Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.

PY 2014 CAPER CDBG LMI Benefit # 27c response:

According to the Integrated Disbursement and Information System PR26 Financial Summary Report, 100% of non-administrative funds expended by Dane County in 2014 benefited persons who were low-and-moderate income.

28) Changes in Program Objectives

- a) Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.

PY 2014 CAPER CDBG #28 response:

2014 is the fifth year of the 2010-2014 Consolidated Plan. There has been a slight shift toward a focus on home rehabilitation and rental housing activities and less of an emphasis on new home construction to address affordable housing needs.

29) Assessment of Efforts in Carrying Out Planned Actions

- a) Indicate how grantee pursued all resources indicated in the Consolidated Plan.
- b) Indicate how grantee provided certifications of consistency in a fair and impartial manner.
- c) Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.

PY 2014 CAPER CDBG # 29 response:

Dane County has pursued all resources that were indicated in the Consolidated Plan.

Dane County provided certificates of consistency, when requested to do so, by applicants for HUD programs in a fair and impartial manner.

Dane County has not hindered the implementation of the Consolidated Plan by action or willful inaction.

30) For Funds Not Used for National Objectives

- a) Indicate how use of CDBG funds did not meet national objectives.
- b) Indicate how use of CDBG funds did not comply with overall benefit certification.

PY 2014 CAPER CDBG #30 response:

All CDBG funds were used for activities that met national objectives. This is detailed further in Table 1.

Based on IDIS report PR0 26, 100% of the non-administrative funds expended in 2014 benefited persons who were low and moderate income. This is in compliance with the overall benefit certification.

31) Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property

- a) Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.

PY 2014 CAPER CDBG # 31a response:

There were no CDBG-funded activities in 2014 that triggered relocation requirements.

Relocation requirements can be triggered in an acquisition or under certain situations in housing rehabilitation where lead based paint requirements apply.

Concerning lead based paint requirements in housing rehabilitation, temporary displacement is only required under the following situations:

- Utilities such as water, electricity and gas are turned off for periods exceeding 8 hours
- Rehabilitation takes place in the kitchen or available bathroom (s)
- Extensive rehabilitation in several rooms requiring work over several days
- A child under the age of six occupies the home
- Occupants cannot be prevented from entering the work site after hours
- Debris and dust cannot be contained in the worksite and may spread to occupied areas

- b) Describe steps taken to identify households, businesses, farms or nonprofit organizations that occupied properties subject to the Uniform Relocation Act or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.

PY 2014 CAPER CDBG # 31b response:

Not applicable.

- c) Describe steps taken to ensure the timely issuance of information notices to displaced households, businesses, farms, or nonprofit organizations.

PY 2014 CAPER CDBG # 31c response:

Not applicable.

32) Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons

- a) Describe actions taken by grantee and businesses to ensure first consideration was or will be given to low/mod persons.

PY 2014 CAPER CDBG # 32a response:

Not applicable. In 2014, all positions were filled by low- or moderate-income persons.

- b) List by job title of all the permanent jobs created/retained and those that were made available to low/mod persons.

PY 2012 CAPER CDBG # 32b response:

Not applicable. In 2014, all positions were filled by low- or moderate-income persons.

- c) If any jobs claimed as being available to low/mod persons require special skill, work experience, or education, provide a description of steps being taken or that will be taken to provide such skills, experience, or education.

PY 2014 CAPER CDBG # 32c response:

Not applicable.

- 33) Low/Mod Limited Clientele Activities – for activities not falling within one of the categories of presumed limited clientele low and moderate income benefit
- a) Describe how the nature, location, or other information demonstrates the activities benefit a limited clientele at least 51% of who are low- and moderate-income.

PY 2014 CAPER CDBG # 33a response:

Dane County requires that subrecipients gather and maintain information on family size and income verification in order to demonstrate that at least 51 percent of the clientele served are low and moderate-income persons.

- 34) Program income received
- a) Detail the amount repaid on each float-funded activity.

PY 2014 CAPER CDBG # 34a response:

Dane County has no float-funded activities.

- b) Detail all other loan repayments broken down by the categories of housing rehabilitation, economic development, or other.

PY 2014 CAPER CDBG # 34b response:

According to IDIS – C04PR01, in 2014 Dane County received program income of:

CDBG – PI	\$60,846
CDBG – RL	\$52,752
HOME – PI	\$180,405
Total	\$294,003

- c) Detail the amount of income received from the sale of property by parcel.

PY 2014 CAPER CDBG # 34c response:

Date of Payment	Loan Type	Parcel #	Paid Amount
03/13/2014	HOME	008/0710-041-4444-2	\$24,828.87
07/25/2014	CDBG	286/0608-104-5388-2	\$10,000
08/18/2014	CDBG	286/0608-221-6012-9	\$10,000
08/18/2014	HOME	286/0608-221-6012-9	\$39,257
08/28/2014	HOME	281/0511-052-7268-9	\$77,309.18
08/29/2014	HOME	032/0709-364-7439-0	\$10.12
09/15/2014	CDBG	281/0511-052-2370-4	\$10,289.56
11/3/2014	CDBG	068/0910-153-9680-7	\$9,556.40

35) Prior period adjustments – where reimbursement was made this reporting period for expenditures (made in previous reporting periods) that have been disallowed, provide the following information:

a) The activity name and number as shown in IDIS;

PY 2014 CAPER CDBG # 35a response:

Not Applicable

b) The program year(s) in which the expenditure(s) for the disallowed activity (ies) was reported;

PY 2014 CAPER CDBG # 35b response:

Not Applicable

c) The amount returned to line-of-credit or program account; and

PY 2014 CAPER CDBG # 35c response:

Not Applicable

d) Total amount to be reimbursed and the time period over which the reimbursement is to be made, if the reimbursement is made with multi-year payments.

PY 2014 CAPER CDBG # 35d response:

Not Applicable

36) Loans and other receivables

a) List the principal balance for each float-funded activity outstanding as of the end of the reporting period and the date(s) by which the funds are expected to be received.

PY 2014 CAPER CDBG #36a response:

Dane County had no float-funded activities.

b) List the total number of other loans outstanding and the principal balance owed as of the end of the reporting period.

PY 2014 CAPER CDBG #36b response:

At the end of 2014, Dane County had 8 outstanding Economic Development Revolving Loan Fund (ED-RLF) loans with a principal balance owed of \$523,738, and 3 outstanding Commercial Revolving Loan Fund (CRLF) loans with a principal balance owed of \$469,548.

c) List separately the total number of outstanding loans that are deferred or forgivable, the principal balance owed as of the end of the reporting period, and the terms of the deferral or forgiveness.

PY 2014 CAPER CDBG #36c response:

At the end of 2014, Dane County had 350 outstanding home loans that were deferred with a principal balance owed of \$6,204,460. Loans are due when the home is no longer the principal residence of the mortgage holder.

- d) Detail the total number and amount of loans made with CDBG funds that have gone into default and for which the balance was forgiven or written off during the reporting period.

PY 2014 CAPER CDBG #36d response:

Fourteen (14) CDBG-funded home loans in a total amount of \$206,155 were written off in 2014.

There were no Commercial Revitalization Loan Fund (CRLF) loans in default at the end of 2014.

- e) Provide a List of the parcels of property owned by the grantee or its subrecipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.

PY 2014 CAPER CDBG #36e response:

At the end of 2014 there were zero properties available for sale that had been acquired with CDBG or HOME funds:

37) Lump sum agreements

- a) Provide the name of the financial institution.

PY 2014 CAPER CDBG #37a response:

Not applicable.

- b) Provide the date the funds were deposited.

PY 2014 CAPER CDBG #37b response:

Not applicable.

- c) Provide the date the use of funds commenced.

PY 2014 CAPER CDBG #37c response:

Not applicable.

- d) Provide the percentage of funds disbursed within 180 days of deposit in the institution.

PY 2014 CAPER CDBG #37d response:

Not applicable.

**NEIGHBORHOOD REVITALIZATION STRATEGY AREA (NRSA)**

38) Jurisdictions with HUD-approved neighborhood revitalization strategy must describe progress against benchmarks for the program year.

PY 2014 CAPER NRSA # 38 response:

The Town of Madison adopted the Neighborhood Revitalization Strategy Area (NRSA) Plan developed by Planning and Design Institute, Inc. on August 27, 2001. The NRSA study area addressed the census tracts of 14.01 and 15.02. The components of the Action Plan included the categories of economic development, housing, infrastructure improvements, and social programs. The Plan identified three major projects to bring together elements of the four revitalization components of the Plan:

- Infrastructure improvements in the Southdale Park Neighborhood
- Nygaard Street Neighborhood improvements
- Economic empowerment opportunities within the Novation Technology Campus

The recommendations and progress to date by the major projects is as follows:

**Table 8:** Progress Against Benchmarks for Town of Madison NRSA

Recommendations	Progress
<b>Southdale Neighborhood</b>	
1) Bruner property development	Underway
2) Pedestrian and vehicular links through the Novation Technology Campus development	5,500 feet of concrete sidewalks along Pheasant Ridge TRL, Deer Valley RD, and Ski LN were constructed in 2010. Punchlist items were completed in 2011.
3) Link local pedestrian and bike paths to regional paths	
4) Upgrade facilities at Southdale Park	
Parking facility	Completed
Rent and install accessible portable toilets	Completed
Install accessible telephone	Completed
Install accessible play structure	Partially completed in 2009. Additional elements added in 2010.
Install accessible picnic tables	Completed in May 2010.
5) Funding of community based services for residents, including, but not limited to: tutoring, day care, after school programs, ESL, summer programs, transportation, job and credit counseling, community watch, food coop or farmer's market	Partially completed
Community Center	Fundraising underway
6) Neighborhood Community Police Officer	Completed
7) Redevelopment of Black Hawk's Council of Girl Scouts property	Fundraising underway
<b>Nygaard Street Neighborhood</b>	
1) Develop vacant Dentice property with 3-7 single family homes	Underway
2) Storm water infrastructure improvements – including creation of a wet detention pond	Completed
3) Crime watch program	Completed

**Table 8:** Progress Against Benchmarks for Town of Madison NRSA

Recommendations	Progress
4) Improve quality of neighborhood homes	In progress
5) Street lighting and beautification	In progress
6) Develop entrance/gateway district	Annexed to the City of Madison
<b>Novation Technology Campus</b>	
1) Implement a series of potential programs that will enable Town of Madison residents to pursue job opportunities, including: creation of a public/private partnership for a business incubator, education and guidance on business set-up, job training program, on premise day care center, transportation, loans for local residents to establish support service businesses in areas surrounding this development, improve adjacent properties.	ITT Technical College moved into the Novation building at 2450 Rimrock RD.  In 2012, 42 units of the Pheasant Ridge Apartments were renovated.

The Center for Resilient Cities, a 501(c)3 sustainable community development organization, purchased and demolished the former Badger School at Rimrock RD and Badger RD in the City of Madison located across the street from the Novation campus. The newly constructed four-acre campus includes the Resilience Neighborhood Center, community gardens and [Badger Rock Middle School](#), a charter school that uses the entire campus as a living classroom which opened in the Fall 2012. The charter school is an “agro-urban” school ringed with vegetable gardens and orchards where students tend the farm and make their own meals from what they grow. Phase two of the project is to construct a teen center, adult classroom space, full size gym, commercial kitchen and gathering areas.

As part of its Sustainable Community Regional Planning Grant (SCRPG), in 2012 the Dane County Executive’s office issued an RFP for a feasibility study for the development of a small neighborhood scale market or food enterprise to bring fresh, healthy food choices to the neighborhood. The final South Madison Food Enterprise Study was completed in 2013 identifying a lack of fresh healthy choices in food shopping in the NRSA. The study looked at 9 models of food service in the area including full-service grocery store, small corner stores, and specialty restaurant/retail stores. The study also identified a lack of interest on the part of retail grocery chains because of the low number of households in the identified area. The study identified the next steps to include ongoing communications with potential owners/operators, issuing a Request for Information (RFI) and providing funding for tasks associated with opening an identified operation within the NRSA. The 2009 Southdale Neighborhood Plan identified access to a farmers market or grocery market among the top three desired services as ranked by neighborhood residents.

As part of the preparation of the 2015-2019 consolidated plan, the CDBG staff will continue to review data and look for opportunities to identify and create targeted plans for eligible neighborhoods within Dane County.



HOME/ADDI

**HOME/ American Dream Down Payment Initiative (ADDI)**

**NA**

39) Assessment of Relationship of HOME Funds to Goals and Objectives

- a) Assess the use of HOME funds in relation to the priorities, needs, goals, and specific objectives in the strategic plan, particularly the highest priority activities.

*\*If not using the CPMP Tool: Use Table 2A, 3B, 2B, 1C, 2C, 3A)*

*\* If using the CPMP Tool: Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.*

PY 2014 CAPER HOME Assessment # 39a response:

Table 1 and the Summary of Specific Annual Objective details the use of HOME funds in relation to the priorities, needs, goals, and specific objectives in the strategic plan.

Dane County received \$403,892.00 in formula grants funds in 2014 and had \$108,405.17 in program income. Funds were expended for the following activities:

Administration	\$28,482.65
Home Ownership	\$160,415.00
Housing Rehabilitation	\$414.14
Rental Housing	\$260,232.87

In the Consolidated Plan, the highest priority activities were for rehabilitation of existing owner-occupied housing. These activities have also been funded using CDBG dollars. The next highest priority was for promoting homeownership of low-and-moderate income households through the provision of mortgage reduction loans. This was followed by the development of additional affordable housing units.

- b) Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.

*\*If not using the CPMP Tool: Use Table 2A, 3B, 2B, 1C, 2C, 3A)*

*\* If using the CPMP Tool: Use Need/Housings, Needs/Community Development, Annual Housing Completion Goals, Summary of Specific Annual Objectives.*

PY 2014 CAPER HOME Progress Evaluation # 39b response:

HOME housing activities undertaken by the County addressed the Consolidated Plan priorities of 1) rehabilitation of existing owner-occupied housing, 2) home ownership, and 3) providing for the acquisition, construction, and renovation of affordable rental housing.

Of the 2 units completed in 2014, the area median income of the homeowners was:

- 0 units – 31-50%
- 1 units – 51-60%
- 1 units – 61-80%

- c) Indicate the extent to which HOME funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.

PY 2014 CAPER HOME # 39c response:

100% of the County's HOME-funded activities met the Congressional standards of benefit to extremely low-income, low-income, and moderate-income persons as reported by subrecipients.

40) HOME Match Report

- a) Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.

This is a separate file submitted at the time of this report.

41) HOME MBE and WBE Report

- a) Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).

This is a separate file submitted at the time of this report.

42) Assessments

- a) Detail results of on-site inspections of rental housing.

PY 2014 CAPER HOME Rental # 42a response:

The HOME requirements at 24 CFR 92.504(d) specify a minimum requirement that rental housing units assisted with HOME funds be inspected on the following basis based upon the number of total units in the project:

1-4 units must be inspected at least once every 3 years;  
5-25 units must be inspected as least once every 2 years; and  
26 or more units must be inspected as least once annually.

In 2014, two rental housing projects were inspected by the CDBG/HOME Program Specialist. The third rental project was inspected by the City of Stoughton Fire Marshall. Project Home – NOAH project is charged with inspecting their units.

- b) Describe the HOME jurisdiction's affirmative marketing actions.

PY 2014 CAPER HOME # 42b response:

Dane County has adopted an Affirmative Marketing Plan for rental and homebuyer projects containing 5 or more HOME assisted housing units. Dane County's Affirmative Marketing Plan requires that all subrecipients of HOME funding submit an affirmative marketing plan that includes the following:

- a. Methods for informing the public, owners, and potential tenants about Federal fair housing laws and their fair housing policy (e.g., use of commercial media, use of community contacts, use of the Equal Housing Opportunity logo or slogan in press releases, solicitations to owners, and written communication);

- b. Requirements and practices each owner must adhere to in order to carry out affirmative marketing procedures and requirements;
  - c. Procedures to be used by owners to inform and solicit applications from persons in the housing market area who are not likely to apply for the housing without special outreach (e.g., use of community organizations, places of worship, employment centers, fair housing groups, or housing counseling agencies);
  - d. Addresses the items in CFR 92.351.
- c) Describe outreach to minority and women owned businesses.  
Section 3?

PY 2014 CAPER HOME/ADDI # 42c response:

CFR 92.351 (b) requires each participating jurisdiction to prescribe procedures acceptable to HUD to establish and oversee a minority outreach education program within its jurisdiction to ensure the inclusion, to the maximum extent possible, of minorities and women, and entities owned by minorities and women, in all contracts entered into by the participating jurisdiction and to assure that minority business enterprises and women business enterprises are used when possible in the procurement of property and services.

In its agreement with subrecipients, Dane County requires organizations to make good faith efforts to include minority business enterprises in the implementation of projects.

In order to facilitate the use of minority and women owned businesses, the City of Madison, working with Dane County maintains on its public website a listing of resources for small businesses, individuals, as well as a listing of certified business enterprises. This includes those certified as a minority business, women business, disadvantaged business, and emerging small business. This may be found at: <http://www.cityofmadison.com/dcr/aaTBDDir.cfm>

The Dane County Office of Equal Opportunity continues to provide learning and networking opportunities through the Minority Business Development Series. These seminars are aimed at supporting the entrepreneurial spirit in minority and women-owned businesses.

## HOPWA

### Specific HOPWA Objectives

- 43) Assessment of Relationship of HOPWA Funds to Goals and Objectives.
- a) Assess the use of HOPWA funds in relation to the priorities, needs, goals, and specific objectives in the strategic plan, particularly the highest priority activities.

*\*If not using the CPMP Tool: Use Table 2A, 1C, 2C, 3A)*

*\*If using the CPMP Tool: Use Need/Housings, Summary of Specific Annual Objectives.*

PY 2014 CAPER Specific HOPWA Objectives # 43 response:

Dane County did not receive HOPWA funds.

- b) Evaluate progress made towards meeting the goals of providing affordable housing using HOPWA funds, including the number and types of households served.

*\*If not using the CPMP Tool: Use Table 2A, 1C, 2C, 3A)*

*\*If using the CPMP Tool: Use Need/Housings, Summary of Specific Annual Objectives.*

PY 2014 CAPER Specific HOPWA Objectives # 43 response:

Dane County did not receive HOPWA funds.

*To report progress under the general and HOPWA specific requirements, the grantee may integrate the HOPWA elements in their standard CAPER report or establish a HOPWA-specific narrative by completing the following information. IDIS Report PR80 has useful financial and accomplishments information for end of year reporting.*

## **HOPWA EXECUTIVE SUMMARY**

- 44) Provide an executive summary (1-3 pages) and a specific objectives narrative which address the following:
  - a) Grantee and Community Overview.
    - i) A brief description of the grant organization, the area of service, the name of the program contact(s), and a broad overview of the range/type of housing activities, along with information on each sponsor by name, main project site by zip code and related organization information.
  - b) Annual Performance under the Action Plan
    - i) Report on the actions taken during the year that addressed the special needs of persons who are not homeless but require supportive housing, and assistance for persons who are homeless.
    - ii) Evaluate the progress in meeting the project's objectives for providing affordable housing, including a comparison of actual outputs and outcomes to proposed goals and progress made on the other planned actions indicated in the strategic and action plans. The evaluation can address any related program adjustments or future plans.
    - iii) Include any assessment of client outcomes for achieving housing stability, reduced risks of homelessness and improved access to care.
    - iv) Report on the use of committed leveraging from other public and private resources that helped to address needs identified in the plan. Report the number of stewardship units of housing which have been created through acquisition, rehabilitation or new construction with any HOPWA funds.
    - v) Describe any other accomplishments recognized in the community due to the use of HOPWA funds, including any projects in developmental stages that are not operational.
    - vi) Provide an analysis of the extent to which HOPWA funds were distributed among different categories of housing needs consistent with the geographic distribution plans identified in its approved Strategic Plan.

- c) Barriers or Trends Overview
  - i) Describe any barriers (including non-regulatory) encountered, actions in response to barriers, and recommendations for program improvement;
  - ii) Describe any expected trends facing the community in meeting the needs of persons with HIV/AIDS, and provide any other information important in providing services to persons with HIV/AIDS.
  - iii) Note any evaluations, studies, or other assessments of the HOPWA program available to the public.
  
- d) Project Accomplishment Data:
  - i) Complete and submit CAPER Performance Chart 1 Planned Goals and Chart 2 Actual Performance;
  - ii) Complete and submit CAPER Performance Chart 3 for Housing Stability Outcomes, HOPWA Outcomes on Access to Care and Support in conjunction with HOPWA-funded Housing assistance, Monthly Household Income in conjunction with HOPWA-funded Housing Assistance, and HOPWA Outcomes on Access to Care and Support not in conjunction with HOPWA-funded Housing Assistance.

PY 2014 CAPER HOPWA Executive Summary response:

Dane County did not receive HOPWA funds.

## OTHER NARRATIVE

Include any CAPER information that was not covered by narratives in any other section.

PY 2014 CAPER Other Narrative response:

No additional information.



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 2014  
 DANE COUNTY , WI

DATE: 03-03-15  
 TIME: 15:50  
 PAGE: 1

**PART I: SUMMARY OF CDBG RESOURCES**

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	0.00
02 ENTITLEMENT GRANT	1,006,512.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	109,201.96
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,115,713.96

**PART II: SUMMARY OF CDBG EXPENDITURES**

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	767,586.83
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	767,586.83
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	183,099.92
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	950,686.75
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	165,027.21

**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	767,586.83
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	767,586.83
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: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITTING 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	114,815.00
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)	114,815.00
32 ENTITLEMENT GRANT	1,006,512.00
33 PRIOR YEAR PROGRAM INCOME	105,880.72
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,112,392.72
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	10.32%

**PART V: PLANNING AND ADMINISTRATION (PA) CAP**

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	183,099.92
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)	183,099.92
42 ENTITLEMENT GRANT	1,006,512.00
43 CURRENT YEAR PROGRAM INCOME	109,201.96
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,115,713.96
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	16.41%

**Annual Performance Report  
HOME Program**

U.S. Department of Housing  
and Urban Development  
Office of Community Planning  
and Development

OMB Approval No. 2506-0171  
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/M) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31. Send one copy to the appropriate HUD Field Office and one copy to: <b>HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410</b>	This report is for period (mm/dd/yyyy) Starting: 01/01/2014 Ending: 12/31/2014	Date Submitted (mm/dd/yyyy)
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**Part I Participant Identification**

1. Participant Number M-14-UC-55021	2. Participant Name Dane County		
3. Name of Person completing this report Jenna Wuthrich	4. Phone Number (Include Area Code) 608-283-1382		
5. Address 210 Martin Luther King, Jr. Blvd Rm 421	6. City Madison	7. State WI	8. Zip Code 53703

**Part II Program Income**

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period	2. Amount received during Reporting Period	3. Total amount expended during Reporting Period	4. Amount expended for Tenant-Based Rental Assistance	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5
0	\$180,405.17	\$99,321.80	0	\$81,083.37

**Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)**

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)			f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
<b>A. Contracts</b>					
1. Number					
2. Dollar Amount					
<b>B. Sub-Contracts</b>					
1. Number	2				2
2. Dollar Amount	\$9,250				\$9,250
<b>C. Contracts</b>					
1. Number					
2. Dollar Amount					
<b>D. Sub-Contracts</b>					
1. Number	2		2		
2. Dollar Amounts	\$9,250		\$9,250		

**Part IV Minority Owners of Rental Property**

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

	a. Total	Minority Property Owners				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Number	0					
2. Dollar Amount	0					

**Part V Relocation and Real Property Acquisition**

Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost
1. Parcels Acquired	0	
2. Businesses Displaced	0	
3. Nonprofit Organizations Displaced	0	
4. Households Temporarily Relocated, not Displaced	0	

Households Displaced	a. Total	Minority Business Enterprises (MBE)				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
5. Households Displaced - Number	0					
6. Households Displaced - Cost	0					



**HOME Match Report**

U.S. Department of Housing and Urban Development  
Office of Community Planning and Development

OMB Approval No. 2506-0171  
(exp. 12/31/2012)

								Match Contributions for <b>Federal Fiscal Year (yyyy)</b> 2014	
1. Participant No. (assigned by HUD) M-14-UC-550210		2. Name of the Participating Jurisdiction Dane County				3. Name of Contact (person completing this report) Jenna Wüthrich			
5. Street Address of the Participating Jurisdiction 210 Martin Luther King Jr. Blvd Rm 421						4. Contact's Phone Number (include area code) 608-283-1382			
6. City Madison		7. State WI		8. Zip Code 53703					
<b>Part II Fiscal Year Summary</b>									
1. Excess match from prior Federal fiscal year						\$	1,193,344.35		
2. Match contributed during current Federal fiscal year (see Part III.9.)						\$	67,339.20		
3. Total match available for current Federal fiscal year (line 1 + line 2)								\$	1,260,683.55
4. Match liability for current Federal fiscal year								\$	22,476.53
5. Excess match carried over to next Federal fiscal year (line 3 minus line 4)								\$	1,238,207.02
<b>Part III Match Contribution for the Federal Fiscal Year</b>									
1. Project No. or Other ID	2. Date of Contribution (mm/dd/yyyy)	3. Cash (non-Federal sources)	4. Foregone Taxes, Fees, Charges	5. Appraised Land / Real Property	6. Required Infrastructure	7. Site Preparation, Construction Materials, Donated labor	8. Bond Financing	9. Total Match	
Habitat - 619	06-26-14	67,339.20						\$67,339.20	

TABLE 3B ANNUAL HOUSING COMPLETION GOALS					
ANNUAL AFFORDABLE RENTAL HOUSING GOALS (SEC. 215)	Annual Expected Number Completed	Resources used during the period			
		CDBG	HOME	ESG	HOPWA
Acquisition of existing units		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Production of new units	1	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Rehabilitation of existing units		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Assistance		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
<b>Total Sec. 215 Rental Goals</b>	1	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>ANNUAL AFFORDABLE OWNER HOUSING GOALS (SEC. 215)</b>					
Acquisition of existing units		<input type="checkbox"/>	<input type="checkbox"/>		
Production of new units		<input type="checkbox"/>	<input checked="" type="checkbox"/>		
Rehabilitation of existing units	41	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
Homebuyer Assistance	10	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		<input type="checkbox"/>
<b>Total Sec. 215 Owner Goals</b>	51	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>ANNUAL AFFORDABLE HOUSING GOALS (SEC. 215)</b>					
Homeless		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Non-Homeless	47	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Special Needs	4	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Total Sec. 215 Affordable Housing</b>		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>ANNUAL HOUSING GOALS</b>					
Annual Rental Housing Goal		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Annual Owner Housing Goal	51	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Total Annual Housing Goal</b>	51	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>For the purpose of identification of annual goals, an assisted household is one that will receive benefits through the investment of Federal funds, either alone or in conjunction with the investment of other public or private funds.</p>					

**Section 3 Summary Report**

Economic Opportunities for  
Low – and Very Low-Income Persons

U.S. Department of Housing  
and Urban Development  
Office of Fair Housing  
And Equal Opportunity

OMB Approval No: 2529-0043  
(exp. 11/30/2010)

HUD Field Office:

Section back of page for Public Reporting Burden statement

1. Recipient Name & Address: (street, city, state, zip) <b>Dane County 210 Martin Luther King Jr. Blvd Madison, WI 53703</b>		2. Federal Identification: (grant no.) <b>M14UC550210</b>		3. Total Amount of Award: <b>\$403,892.00</b>	
		4. Contact Person <b>Dave Phillips</b>		5. Phone: (include area code) <b>608-266-4006</b>	
		6. Length of Grant:		7. Reporting Period: <b>01/01/14-12/31/2014</b>	
8. Date Report Submitted:		9. Program Code: (Use separate sheet for each program code) <b>5</b>		10. Program Name: <b>HOME</b>	
<b>Part I: Employment and Training (** Columns B, C and F are mandatory fields. Include New Hires in E &amp; F)</b>					
A Job Category	B Number of New Hires	C Number of New Hires that are Sec. 3 Residents	D % of Aggregate Number of Staff Hours of New Hires that are Sec. 3 Residents	E % of Total Staff Hours for Section 3 Employees and Trainees	F Number of Section 3 Trainees
Professionals	0	0			0
Technicians	0	0			0
Office/Clerical	0	0			0
Construction by Trade (List Trade)	0	0			0
Trade					
Trade					
Trade					
Trade					
Other (List)					
<b>Total</b>					

\* Program Codes  
1 = Flexible Subsidy  
2 = Section 202/811

3 = Public/Indian Housing  
A = Development,  
B = Operation  
C = Modernization

4 = Homeless Assistance  
5 = HOME  
6 = HOME State Administered  
7 = CDBG Entitlement

8 = CDBG State Administered  
9 = Other CD Programs  
10 = Other Housing Programs

**Part II: Contracts Awarded**

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 4,373,705
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving contracts	0

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 1,347,853
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving non-construction contracts	0

**Part III: Summary**

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low- and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Dane County, the City of Madison, and local PHAs continued to work on promoting Section 3 and certifying businesses and residents .

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

**Section 3 Summary Report**  
Economic Opportunities for  
Low – and Very Low-Income Persons

U.S. Department of Housing  
and Urban Development  
Office of Fair Housing  
And Equal Opportunity

OMB Approval No: 2529-0043  
(exp. 11/30/2010)

HUD Field Office:

Section back of page for Public Reporting Burden statement

1. Recipient Name & Address: (street, city, state, zip) Dane County 210 Martin Luther King, Jr. Blvd Madison, WI 53703	2. Federal Identification: (grant no.) B-14-UC-55-0003	3. Total Amount of Award \$1,006,512.00
	4. Contact Person Dave Phillips	5. Phone: (Include area code) 608-266-4006
	6. Length of Grant:	7. Reporting Period: 01/01/14-12/31/2014
8. Date Report Submitted 3/18/15	9. Program Code: (Use separate sheet for each program code)	10. Program Name: CDBG

**Part I: Employment and Training (\*\* Columns B, C and F are mandatory fields. Include New Hires in E &F)**

A Job Category	B Number of New Hires	C Number of New Hires that are Sec. 3 Residents	D % of Aggregate Number of Staff Hours of New Hires that are Sec. 3 Residents	E % of Total Staff Hours for Section 3 Employees and Trainees	F Number of Section 3 Trainees
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Technicians	0	0			0
Office/Clerical	0	0			0
Construction by Trade (List Trade)	0	0			0
Trade					
Trade					
Trade					
Trade					
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Total					

\* Program Codes  
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4 = Homeless Assistance  
5 = HOME  
6 = HOME State Administered  
7 = CDBG Entitlement

8 = CDBG State Administered  
9 = Other CD Programs  
10 = Other Housing Programs

**Part II: Contracts Awarded**

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 462,895
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving contracts	0

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

**Part III: Summary**

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