

# 2023



**City of Anniston**  
**Community Development Division**  
**4309 McClellan Blvd**  
**Anniston, AL 32606**  
**Ph. 256-231-7799**  
**<https://www.anniston.al.gov>**

# Table of Contents

CR-05 - Goals and Outcomes .....	2
CR-10 - Racial and Ethnic composition of families assisted .....	5
CR-15 - Resources and Investments 91.520(a) .....	6
CR-20 - Affordable Housing 91.520(b) .....	11
CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c) .....	13
CR-30 - Public Housing 91.220(h); 91.320(j) .....	15
CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j).....	17
CR-40 - Monitoring 91.220 and 91.230.....	19
CR-45 - CDBG 91.520(c) .....	20
CR-50 - HOME 24 CFR 91.520(d).....	21
CR-58 – Section 3 .....	23

## CR-05 - Goals and Outcomes

### Progress the jurisdiction has made in carrying out its strategic plan and its action plan.

#### 91.520(a)

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

Under the federal regulations found in 24 CFR 570, the City of Anniston has prepared this 2023 Consolidated Annual Performance and Evaluation Report (CAPER) from October 1, 2023, to September 30, 2024. The CAPER presents the County's progress in carrying out projects and activities under the Program Year (PY) 2023 Annual Action Plan for the Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds received from the United States Department of Housing and Urban Development (HUD) to principally benefit low-to-moderate-income individuals in the City.

The 2023 CAPER describes and evaluates how the City invested formula funds from HUD to meet affordable housing and community development needs. This annual report also provides a general assessment of the City's progress in addressing the priorities and objectives contained in its Five-Year 2023-2027 Consolidated Plan (Con Plan). The 2023 CAPER and other pertinent documents may be accessed through the City's website at

<http://www.anniston.al.gov/pages/?pageID=56>.

The City of Anniston continues to make progress with CDBG and HOME funds by increasing affordable housing assistance for low and moderate-income persons and allocating CDBG to local nonprofit organizations to provide essential social services for the homeless, LMI persons, and non-homeless special needs population and HOME funds for sustainability of affordable rental housing. The City of Anniston identified the following goals during PY2023:

1. Provide decent and affordable housing and supportive services for low and moderate-income families
2. Improve public facilities and/or infrastructure
3. Eliminate slums and blight

The City of Anniston received **\$524,860.00** in CDBG funding and **\$343,033.00** in HOME funding. The City expended a total of **\$332,224.57** for the following CDBG-eligible activities: Infrastructure Improvements (\$118,962.80), public service activities (\$57,040.54), clearance and demolition activities in low mod areas (\$49,703.03) and general administration (\$106,518.20). The City expended a total of **\$1,010,047.30** in HOME funds for the following eligible activities: new construction of affordable rental housing (\$840,000), First Time Homebuyers (\$135,744.00) and planning and administration (\$34,303.30).

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Economic Development	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	10	0	0.00%	0.00%	0.00%	0.00%
Eliminate Slums & Blight	Public Housing	CDBG: \$49,703.03	Buildings Demolished	Buildings	10	20	100%	10	15	100%
Expand affordable housing opportunities	Affordable Housing	HOME: \$975,744	Homeowner Housing Added	Household Housing Unit	5	5	0.00%	5	6	100%
Improve access to and quality of housing	Affordable Housing	CDBG: \$ / HOME: \$135,744.00	First-Time Homebuyer	Household Housing Unit	2	2	100%	2	2	100%
Planning and administration	Planning and administration	CDBG: \$106,518.20 / HOME: \$34,303.30	Other	Other	1	1	100%	1	1	100%
Provide public services	Non-Housing Community Development	CDBG: \$57,040.54	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	500	500	100%	350	400	100.00%

Public Facility Improvements in Low-Mod Areas	Non-Housing Community Development	CDBG: \$118,962.80	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	50	50	100%	50	50	100%
-----------------------------------------------	-----------------------------------	--------------------	---------------------------------------------------------------------------------------------	------------------	----	----	------	----	----	------

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

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

The City of Anniston's Community Development Department maintains partnerships with local nonprofits providing essential services for low-income households and other City departments to assess progress, provide extensions where necessary, and reallocate unused funds where necessary. The City continues to meet our stated goals and objectives from the Action Plan and the Consolidated Plan. During FY2023, the City accomplished the following activities:

- Demolished 49 vacant and abandoned housing units
- Assisted providers in creating 6 affordable rental housing units
- Employed 5 youth from low-income households for job training and mentorships
- Provided tenant-based rental assistance to 25 low-income households
- Provided financial assistance to St. Michael’s to improve health care services for low-income households.
- Provided financial assistance to Community Enabler Developer for emergency food assistance and utility assistance.
- Provided financial assistance to The Right Place, All Saints for Concern, and Interfaith Ministries for emergency rental subsidies, utility assistance, and operating assistance.

**CR-10 - Racial and Ethnic composition of families assisted**

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

**91.520(a)**

	<b>CDBG</b>	<b>HOME</b>
White	319	16
Black or African American	132	29
Asian	0	0
American Indian or American Native	0	0
Native Hawaiian or Other Pacific Islander	0	0
<b>Total</b>	<b>451</b>	<b>45</b>
Hispanic	8	1
Not Hispanic	443	44

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

**Narrative**

The table above lists the numbers of beneficiaries by race and ethnicity assisted with HUD-Funded programs in 2023. The numbers reported for ethnicity do not reflect the exact count as the total number reported by race. The variances could be attributed to the refusal of information, errors at intake or unwillingness to share information about ethnicity and race.

**CR-15 - Resources and Investments 91.520(a)**

**Identify the resources made available**

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	\$524,860.00	\$332,224.57
HOME	public - federal	\$343,033.00	\$1,010,047.30
HOME-ARP	public - federal	\$1,454,489.00	\$116,003.75

**Table 3 - Resources Made Available**

**Narrative**

**Identify the geographic distribution and location of investments**

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
West Anniston Revitalization	0%	0%	No funds were allocated in 2023.

**Table 4 – Identify the geographic distribution and location of investments**

**Narrative**

The City distributes funding based on its geographic regions with populations needing affordable housing options to allocate CDBG and HOME resources to assist various communities throughout Anniston and Calhoun County.

## Leveraging

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

Although the CDBG program does not require matching funds, CDBG funds are typically leveraged through various private and public sources for the CDBG projects undertaken in 2023. Subrecipients that received CDBG funding also received funding from federal, state, local, and other resources.

HOME funds were leveraged through the use of gap financing for new construction projects.

Developers identified and secured primary funding sources before allocations were awarded. These HOME funds were leveraged and matched with private lenders, sponsorship contributions from individuals, churches, clubs, and businesses; local public housing authority funding; in-kind donations; and private donations. In November 2023, the City of Anniston was granted a match reduction waiver due to fiscal distress, severe fiscal distress, and Presidential disaster declarations. The City of Anniston satisfied both of the HUD distress criteria: local Jurisdiction is determined to be in severe fiscal distress and receives a 100 percent reduction of the match. As such, the City of Anniston did not have a matching liability in FY2023, per HUD IDIS Report PR33.

<b>Fiscal Year Summary – HOME Match</b>	
1. Excess match from prior Federal fiscal year	\$0
2. Match contributed during current Federal fiscal year	\$0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	\$0
4. Match liability for current Federal fiscal year	\$0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	\$0

**Table 5 – Fiscal Year Summary - HOME Match Report**



<b>Match Contribution for the Federal Fiscal Year</b>								
<b>Project No. or Other ID</b>	<b>Date of Contribution</b>	<b>Cash (non-Federal sources)</b>	<b>Foregone Taxes, Fees, Charges</b>	<b>Appraised Land/Real Property</b>	<b>Required Infrastructure</b>	<b>Site Preparation, Construction Materials, Donated labor</b>	<b>Bond Financing</b>	<b>Total Match</b>
N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

**Table 6 – Match Contribution for the Federal Fiscal Year**

**HOME MBE/WBE report**

<b>Program Income – Enter the program amounts for the reporting period</b>				
<b>Balance on hand at beginning of reporting period</b>	<b>Amount received during reporting period</b>	<b>Total amount expended during reporting period</b>	<b>Amount expended for TBRA</b>	<b>Balance on hand at end of reporting period</b>
<b>\$</b>	<b>\$</b>	<b>\$</b>	<b>\$</b>	<b>\$</b>
<b>\$125.00</b>	<b>\$6,548.51</b>	<b>\$4,598.51</b>	<b>\$0</b>	<b>\$2,075.00</b>

**Table 7 – Program Income**

<b>Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period</b>						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
<b>Contracts</b>						
Number	1	0	0	1	0	0
Dollar Amount	\$333,000	\$0	\$0	\$333,000.00	\$0	\$0
<b>Sub-Contracts</b>						
Number						
Dollar Amount	\$0	\$0	\$0	\$0	\$0	\$0
	Total	Women Business Enterprises	Male			
<b>Contracts</b>						
Number	0	0	0			
Dollar Amount	\$0	\$0	\$0			
<b>Sub-Contracts</b>						
Number	0	0	0			
Dollar Amount	\$0	\$0	\$0			

**Table 8 - Minority Business and Women Business Enterprises**

<b>Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted</b>						
	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Dollar Amount	\$0	\$0	\$0	\$0	\$0	\$0

**Table 9 – Minority Owners of Rental Property**

<b>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</b>						
Parcels Acquired		0		0		0
Businesses Displaced		0		0		0
Nonprofit Organizations Displaced		0		0		0
Households Temporarily Relocated, not Displaced		0		0		0
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	\$0	\$0	\$0	\$0	\$0	\$0

**Table 10 – Relocation and Real Property Acquisition**

**CR-20 - Affordable Housing 91.520(b)**

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	25	6
Number of Non-Homeless households to be provided affordable housing units	100	49
Number of Special-Needs households to be provided affordable housing units	0	0
<b>Total</b>	<b>125</b>	<b>55</b>

**Table 11 – Number of Households**

	One-Year Goal	Actual
Number of households supported through Rental Assistance	20	33
Number of households supported through The Production of New Units	2	2
Number of households supported through Rehab of Existing Units	0	0
Number of households supported through Acquisition of Existing Units	0	0
<b>Total</b>	<b>22</b>	<b>35</b>

**Table 12 – Number of Households Supported**

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

The lack of quality affordable housing choices continues to be a hindrance to low income households that reside in the City. The City of Anniston will continue to collaborate and partner with local nonprofit housing developers, for-profit builders, the Anniston Housing Authority, and the residents of the City to measure the needs, discuss the issues and find solutions to problems of the Anniston housing market. Through these programs, the City of Anniston will work to foster and maintain decent and affordable housing for low-income residents of Anniston through rehabilitation programs and new construction projects.

**Discuss how these outcomes will impact future annual action plans.**

The outcomes of the annual goals, as stated in the Annual Action Plan/Consolidated Plan, are aimed at creating the opportunity for adequate, affordable housing for extremely low-to-moderate income persons, providing public services, public facility and infrastructure

improvements, provision of rental assistance for low income households, and new construction.

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

<b>Number of Households Served</b>	<b>CDBG Actual</b>	<b>HOME Actual</b>
Extremely Low-income	131	23
Low-income	255	18
Moderate-income	65	4
<b>Total</b>	<b>451</b>	<b>45</b>

**Table 13 – Number of Households Served**

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

The City of Anniston works closely with the Homeless Coalition of Northeast Alabama (HCNEA) and Continuum of Care members to address service needs and enhance coordination among local service providers to address homelessness and the priority needs of homeless individuals and families, including homeless subpopulations. The Homeless Coalition of Northeast Alabama (HCNEA) and area service providers work collaboratively in the community to provide comprehensive mainstream services for residents of the City of Anniston and other areas. This partnership includes collaborative efforts of a variety of community groups, government agencies, and a coalition of several homeless service providers.

These organizations provide many services to their clientele, including but not limited to counseling, case management, life skills training, financial literacy classes, and victim advocacy, all of which help residents to develop the skills and knowledge to transition into permanent supportive housing or independent living and to maintain steady employment. The ultimate goal of providing supportive services is self-sufficiency.

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

Developing housing for homeless individuals is one of the most challenging aspects of affordable housing. Chronically homeless individuals need physical and mental health services and housing, which makes it extremely difficult for local providers to house homeless persons with the assurance that they will receive needed services in a timely and sufficient manner. In 2023, the City of Anniston utilized CDBG funding to assist nonprofits in providing emergency rental assistance and transitional housing to homeless or at-risk homelessness households.

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

The City of Anniston is not a direct recipient of ESG funds however, local nonprofit organizations do receive ESG funds from the Alabama Department of Economic and Community Affairs (ADECA) to address emergency shelter and transitional housing need in the City. The City supports increasing housing options and self-sufficiency for the homeless and at risk of homelessness by providing emergency housing and supportive services for homeless families and individuals, including those recently released from institutions.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being**

**discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs**

Public systems or institutions (i.e., jails, prisons, hospitals, child welfare, mental health facilities, etc.) often release individuals directly into homelessness. The Homeless Coalition coordinates release between the foster care system, health care, mental health care, and correctional facilities. A centralized intake is in place that seeks to mediate/prevent homelessness whenever possible, reduce the homeless episode for families through rapid rehousing and shelter/transitional housing focused on moving families from homelessness to permanent housing as soon as possible, and permanently house the most vulnerable families, as resources are available.

To assist families in avoiding homelessness, the City of Anniston provided CDBG public services funds to Interfaith Ministries for rent, eviction assistance, temporary housing, utility disconnection assistance, utility reconnections, and utility deposits. With assistance from local housing and service providers, the City has been committed to providing emergency and transitional housing for homeless persons.

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

The City coordinates its homeless activities to prevent individuals and families from becoming homeless and help individuals/families regain stability in current housing or permanent housing through local nonprofit organizations.

### **Actions taken to address the needs of public housing**

The City of Anniston and members of its consortia have four local housing authorities offering services to the community, which allows services to be tailored to the needs of residents. The City does not own or operate any public housing units, but the City has undertaken several initiatives to address public housing needs of local public housing communities and enhance affordable housing options for its residents:

In August 2023, the City secured approval from the U.S. Department of Housing and Urban Development (HUD) for its HOME Investments Partnership American Rescue Plan (HOME-ARP) grant allocation plan. This plan allocates \$1,454,489 towards the development of 13 affordable housing units on Allen Street, in collaboration with the Anniston Housing Authority's Housing Development Corporation. Additionally, funds are designated to assist Community Enabler Developer Incorporated in providing services such as monthly rental assistance, security deposits, and utility deposits, aiming to prevent homelessness and support vulnerable populations.

The City's Community Development Department administers the CDBG program, focusing on improving housing conditions, creating suitable living environments, and expanding economic opportunities for low- to moderate-income residents including those residing in public housing.

To ensure community involvement in housing and development decisions, the City has established a Citizen Participation Plan. This plan outlines procedures for public engagement in the development, revision, and implementation of housing-related initiatives, emphasizing the inclusion of low- and moderate-income individuals, minorities, non-English speaking persons, and persons with disabilities.

Through these strategic efforts, the City of Anniston demonstrates its commitment to addressing public housing needs and enhancing the quality of life for its residents.

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

Public housing residents are encouraged to provide input to their respective PHAs and are also invited to participate in the public engagement processes carried out by the City/Consortium. The City encourages Public Housing residents to learn about their Fair Housing rights and provides HUD Fair Housing materials to interested individuals.

Additionally, all four of Anniston's public housing authorities solicit resident input during the creation of their Annual Agency Plans and other long-range planning documents. They also provide meeting space and technical assistance to their Resident Advisory Boards as issues are identified.



The local housing authorities have implemented several initiatives to encourage public housing residents to engage in management and pursue homeownership opportunities including the development of resident councils and leadership involvement. The councils provide platforms for residents to participate in decision-making processes and management activities within their communities. These councils enable residents to voice concerns, suggest improvements, and collaborate with the agency on community development projects. The housing authorities also provide resident training programs designed to equip residents with skills that can lead to career advancement.

Through these programs, residents are empowered to get involved in community management and providing pathways to homeownership.

**Actions taken to provide assistance to troubled PHAs**

There are no troubled PHAs in the City of Anniston or the other member cities of the Consortium.

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

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

The City identified barriers to affordable housing in its Assessment of Fair Housing, highlighting racially and ethnically concentrated areas of poverty (R/ECAPs) as key opportunities to address poverty concentration. To increase opportunities in these areas, the City utilized CDBG funding to support home repair and rehabilitation activities within R/ECAP tracts. It also allocated CDBG and HOME funds for property acquisition and renovation in alignment with the West Anniston Master Plan. Additionally, the City directed funding towards the demolition of unsafe and blighted structures in R/ECAPs to enhance community development efforts.

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

The primary challenge in addressing underserved needs is the limited resources available to meet identified priorities. Additionally, the disparity between what households can afford and the cost of housing poses a significant barrier. While the City has some affordable housing stock, many individuals, such as single parents, elderly individuals with disabilities, and others with limited economic means, struggle to afford even the lowest market-rate units. To help bridge the gap between household costs and income, community partners utilized CDBG and HOME resources to address these needs. In 2023, the City applied HOME funds to construct new rental housing and rehabilitate existing units.

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

Through its CDBG Homeowner Housing Rehabilitation Program, the City of Anniston requires an initial home inspection by a contracted HUD-certified inspector to test for lead and asbestos. Homeowners are notified if their property tests positive for lead or requires mitigation before completing homeowner rehab activities.

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

The City of Anniston worked to reduce the number of poverty-level families by supporting agencies focused on expanding employment opportunities, lowering living costs, and enhancing job training programs. Through CDBG, CDBG-CV, and HOME funding, the City assisted low-income families in achieving independence and self-sufficiency. Agencies serving children and youth from low-income families were funded to foster educational success, a key factor in reducing poverty. This year, the City utilized funding to provide emergency food assistance, school supplies, and healthcare services for low-income families, addressing immediate needs

and supporting long-term stability.

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

The City serves as the grantee and administrative agent for both the CDBG and HOME programs, which are managed within the Community Development Department. Day-to-day oversight is handled by the Community Development Coordinator, who reports directly to the City Manager. Support for program administration is provided by personnel from the Finance Department, Engineering Division, Public Works Department, Code Enforcement Division, and Planning Department. Effective collaboration among these City departments is crucial for efficient program management and the delivery of quality services to City and ACCHC residents. Additionally, the City maintains relationships with experienced Community Development consultants who provide staff training, guidance, and assistance in preparing plans and reports.

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

The City uses multiple strategies to enhance coordination between agencies. This included the allocation of General Fund, Federal, and state dollars to support the provision of services within the covered jurisdictions and ongoing communication and consultation with housing and non-housing service providers, public housing authorities, other local jurisdictions, and public agencies. In the HOME program, the City maintains a productive relationship with its CHDO, Northeast Alabama CDC, and the Housing Development Corporation in producing affordable housing units.

Additionally, the City used general fund funding, which is outsourced and managed by the Community Foundation of Northeast Alabama; resulting in additional leveraged support.

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

Barriers to affordable housing were identified in the City's most recent Assessment of Fair Housing. This assessment is the successor to the former Analysis of Impediments to Fair Housing Choice, which identifies. The City implemented community strategies to increase opportunity measures in R/ECAPs by allocating CDBG funding for home repair and rehabilitation activities in R/ECAP tracts. The City also allocated CDBG and HOME funds for property acquisition and renovation following the West Anniston Master Plan. Additionally, the City allocated funding for the demolition of unsafe and blighted structures in R/ECAPs.

## **CR-40 - Monitoring 91.220 and 91.230**

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

Each year, the City of Anniston's Community Development Department conducts an annual risk analysis to determine which grant activities are monitored for federal and local compliance. This risk analysis is conducted for every subrecipient expending funding during the program year. All risk analysis scores are averaged; projects that scored above the average are selected for onsite monitoring. Additionally, all new subrecipients and those not been monitored within the prior year are automatically selected, regardless of their risk analysis score. Once the risk analysis evaluation has been completed, monitoring visits are scheduled. Monitoring Compliance Reports and results letters are issued within 30 days of the onsite visit. Subrecipients are required to respond to any concerns or findings within 30 days of their receipt of the results letter. All concerns and findings must be considered closed by the City for the grantee to qualify for funding during the next application cycle.

The City monitored 5 subrecipients. The monitoring results included five findings and one concern. All subrecipients have been notified of deficiencies and has up to 30 days to address identified issues. Once addressed, these deficiencies will be closed out by the City.

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

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

The City of Anniston's Citizen Participation Plan meets HUD's requirements referenced at 24 CFR 91.105(b) for citizen participation in all HUD grants programs. The City of Anniston has devised specific actions to encourage increased participation in its housing and community development programs and low- to moderate-income persons.

A draft of the 2023 CAPER was available for public comment for 15 days from Wednesday, December 4, 2024, through Friday, December 20, 2024. The public notice was published in the Anniston Star, the local legal organ for the City of Anniston. The draft of the 2023 CAPER was made available on the Community Development website at [www.anniston.al.gov](http://www.anniston.al.gov) in English. The City also notified the public through a wide network of nonprofit organizations to ensure affirmative steps to solicit participation in the CAPER preparation process. All public notices informed residents who may have disabilities and speak limited English to contact our office for special accommodations if necessary. A copy of the advertisement is included in the appendix.

**CR-45 - CDBG 91.520(c)**

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

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

The City of Anniston has not made any significant changes to the objectives of its CDBG program over the last year. The program focuses on public services, public facilities improvements, slum & blight demolition, and other affordable housing projects.

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

N/A

## **CR-50 - HOME 24 CFR 91.520(d)**

**Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations**

**Please list those projects that should have been inspected on-site this program year based upon the schedule in 24 CFR §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.**

The City conducts onsite inspections of HOME-assisted rental units during the required affordability period to determine compliance with HUD property standards following CFR 92.251. HOME-assisted rental projects with one to four units are inspected every three years, projects from five to 25 units are inspected every two years, and projects with 26 or more units are inspected annually. The City does not own any rental housing.

**Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 24 CFR 91.520(e) and 24 CFR 92.351(a)**

According to 24 CFR Part 92.351, the City of Anniston has adopted affirmative marketing procedures and requirements for HOME-assisted housing containing five (5) or more housing units. The requirements do not apply to families with housing assistance with tenant-based rental assistance provided with HOME funds. These affirmative marketing steps provide information to otherwise eligible persons from all racial, ethnic, and gender groups in the housing market area for housing units purchased, constructed, or rehabilitated under the HOME Program. The City of Anniston will periodically assess its affirmative marketing program to determine its success and make any necessary corrective actions. The assessment of the Affirmative Marketing Procedures will occur at least annually as the City evaluates its housing programs as a part of the preparation of the CAPER.

**Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics**

Program income on-hand is paid out to projects before entitlement funds for new and existing projects.

**Describe other actions taken to foster and maintain affordable housing. 24 CFR 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 24 CFR 91.320(j)**

The City has several programs aimed at both fostering and maintaining affordable housing. These programs include but are not limited to: the use of HUD's Housing Choice Voucher program, programs geared towards the maintenance of existing housing stock, programs designed to keep

low-to-moderate-income families in their homes, acquisition and rehabilitation programs, anti-poverty programming, and programs to improve social service coordination.

**CR-58 – Section 3**

**Identify the number of individuals assisted and the types of assistance provided**

<b>Total Labor Hours</b>	<b>CDBG</b>	<b>HOME</b>	<b>ESG</b>	<b>HOPWA</b>	<b>HTF</b>
Total Number of Activities	0	0	0	0	0
Total Labor Hours	0	0	0	0	0
Total Section 3 Worker Hours	0	0	0	0	0
Total Targeted Section 3 Worker Hours	0	0	0	0	0

**Table 14 – Total Labor Hours**

<b>Qualitative Efforts - Number of Activities by Program</b>	<b>CDBG</b>	<b>HOME</b>	<b>ESG</b>	<b>HOPWA</b>	<b>HTF</b>
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0	0	0	0	0
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	0	0	0	0
Direct, on-the job training (including apprenticeships).	0	0	0	0	0
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0	0	0	0
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	0	0	0	0
Outreach efforts to identify and secure bids from Section 3 business concerns.	0	0	0	0	0
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0	0	0	0	0
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	0	0	0	0
Provided or connected residents with assistance in seeking employment including drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	0	0	0	0	0
Held one or more job fairs.	0	0	0	0	0
Provided or connected residents with supportive services that can provide direct services or referrals.	0	0	0	0	0



Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	0	0	0	0
Assisted residents with finding childcare.	0	0	0	0	0
Assisted residents to apply for or attend community college or a four-year educational institution.	0	0	0	0	0
Assisted residents to apply for or attend vocational/technical training.	0	0	0	0	0
Assisted residents to obtain financial literacy training and/or coaching.	0	0	0	0	0
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0	0	0	0	0
Provided or connected residents with training on computer use or online technologies.	0	0	0	0	0
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	0	0	0	0
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0	0	0	0	0
Other.	0	0	0	0	0

**Table 15 – Qualitative Efforts - Number of Activities by Program**