
MUNICIPALITY OF PENN HILLS, PA

Penn Hills Municipal Building, 12245 Frankstown Road, Penn Hills, PA

FY 2019 Annual Action Plan

*For Submission to HUD for the
Community Development Block Grant Program*

DISPLAY DRAFT

DRAFT



21	Agency/Group/Organization	World Changers
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	World Changers was consulted during the Consolidated Planning period to determine the housing, community, and economic development needs in the Municipality; the needs have not changed.

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

All known agency types were consulted and contacted during the planning process. Agencies and organizations were invited to the First Public Hearing and provided with opportunities to update their priority for housing, community, and economic needs.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Pittsburgh/McKeesport/Penn Hills/Allegheny County Continuum of Care	The CoC is the primary provider of housing and supportive services for the area's homeless and at risk of being homeless population. The goals of the Municipality and the CoC are complementary.
Five Year Plan	Allegheny County Housing Authority	The Allegheny County Housing Authority is the lead agency providing public housing and Section 8 vouchers in the area. The goals of the Municipality and Allegheny County Housing Authority are complementary.
Penn Hills 2015 Comprehensive Plan	Municipality of Penn Hills	The objectives identified in the Comprehensive Plan are incorporated in the Annual Action Plan.
Penn Hills Zoning Ordinance	Municipality of Penn Hills	The intention of the Zoning Code is incorporated in the Annual Action Plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Analysis of Impediments to Fair Housing Choice	Municipality of Penn Hills	The objectives identified in the AI are incorporated in the Annual Action Plan.
Allegheny County Consolidated Plan	Allegheny County Department of Economic Development	The needs and goals identified in the County's Consolidated Plan are incorporated in the Annual Action Plan.
2014 Childhood Lead Surveillance Annual Report	Pennsylvania Department of Health	The data identified in the Report are incorporated in the Annual Action Plan.
City of McKeesport Consolidated Plan	City of McKeesport	The needs and goals identified in the City's Consolidated Plan are incorporated in the Annual Action Plan.

Table 3 - Other local / regional / federal planning efforts

Narrative

The Municipality of Penn Hills' Department of Planning and Economic Development is the administrating agency for the CDBG program. Close coordination is maintained with the other Municipal departments concerning CDBG projects such as the Department of Building and Inspection Services, the Department of Public Works, and the Department of Public Utilities.

Development policies are promoted by the Municipal Manager with approval and oversight by the Mayor and Municipal Council. The Municipality works closely with the Allegheny County Commissioners and County staff to address projects and activities that extend beyond the Municipal limits. The Municipality and the County have a good working relationship.

The Municipality is a member of the Allegheny County HOME Consortium and the Pittsburgh/McKeesport/Penn Hills/Allegheny County Continuum of Care. As part of the Allegheny County HOME Consortium and the Pittsburgh/McKeesport/Penn Hills/Allegheny County Continuum of Care, the Municipality of Penn Hills ensures the housing and supportive service needs of the area are adequately addressed through a regional alliance.

In addition, Penn Hills has partnered with and received funding from the Commonwealth of Pennsylvania's Department of Community and Economic Development for community and economic development projects that primarily benefit the low- and moderate-income population of the community.

Allegheny County Housing Authority (ACHA) – The Municipality of Penn Hills does not play a direct role regarding public housing. Penn Hills does not have its own Housing Authority. It falls under the County Housing Authority. There are 392 Section 8 Housing Choice Vouchers in the Municipality of Penn Hills. The waiting list for Section 8 Housing Choice Vouchers was last open on May 1, 2017; there are currently 7,365 people on the list. Throughout the Allegheny County Housing Authority's public housing communities, there is a 97.6% adjusted occupancy rate.

AP-12 Participation - 91.401, 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation
Summarize citizen participation process and how it impacted goal-setting

The Municipality followed its adopted Citizens Participation Plan to develop the FY 2019 Annual Action Plan. Penn Hills' efforts to solicit citizen input on the FY 2019 Annual Action Plan included the following: requests for proposals (RFPs) for CDBG and HOME funding from agencies/organizations; meetings with agencies/organizations on how to complete the RFPs; consultations with various stakeholders; a public needs hearing; and a public hearing to gather comments on the draft plan on public display. Through the citizen participation process, the Municipality utilizes citizen and stakeholder input to develop the Annual Action Plan to address the housing and community development needs of the Municipality's low- and moderate-income population as set forth in the Five Year Consolidated Plan.

Citizen Participation Outreach

#	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Stakeholders	The Municipality of Penn Hills held its first Public Hearing on Thursday, March 28, 2019 at 7:00 PM. A summary of comments and the sign-in sheet are included in the Citizen Participation Comments attachment.	A summary of comments and the sign-in sheet are included in the Citizen Participation Comments attachment.	All comments were accepted.	Not applicable.

#	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
2	Public Hearing	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Stakeholders</p>	<p>The Municipality of Penn Hills will hold its second Public Hearing on Thursday, May 23, 2019 at 7:00 PM.</p>	TBD	TBD	Not applicable.
3	Agencies/Organizations	<p>Non-targeted/broad community</p> <p>Agencies</p>	<p>The Municipality of Penn Hills sent an email to agencies/organizations interested in the Municipality's CDBG program, inviting them to participate in the planning process and to submit funding applications.</p>	<p>The Municipality did not receive any new CDBG funding application requests. The Municipality funded all previous year activities based on sub-recipients' updated funding requests.</p>	None.	Not applicable.

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

The Municipality of Penn Hills will receive \$714,721 as its CDBG allocation for the FY 2019 Program Year. The Municipality also anticipates that it will receive \$35,000 in program income during the FY 2019 Program Year. The program year runs from July 1, 2019 through June 30, 2020. The following financial resources are identified for the FY 2019 Annual Action Plan and will be used to address the following priority needs: Housing; Homeless; Other Special Needs; Community Development; Economic development; and Administration, Planning, and Management. The accomplishments of these projects/activities will be reported in the FY 2019 Consolidated Annual Performance and Evaluation Report (CAPER).

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of Con Plan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$714,721.00	\$35,000.00	\$0.00	\$749,721.00	\$0.00	The CDBG entitlement program allocates annual grants to larger cities and urban counties to develop viable communities by providing decent housing, a suitable living environment, and opportunities to expand economic opportunities, principally for low- and moderate-income persons. A total of 17 projects/activities will be funded based on the amount of CDBG funds available for 2019.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

It is the policy of Penn Hills to utilize opportunities to leverage funds and use CDBG funds as match when applying for grants.

The Municipality will receive a FY 2019 HOME allocation through the Allegheny County HOME Consortium in the amount of \$100,066; which includes a \$90,060 HOME project allocation and \$10,006 in HOME Administration. These HOME funds will be used to fund affordable housing projects in the Municipality; in particular for its Home Buyer Program to provide down payment assistance, closing cost assistance, and housing counseling to low-income families for the purpose of purchasing a home.

Allegheny County Housing Authority (ACHA) receives funds to provide Section 8 Housing Choice Vouchers and Public Housing Capital funds to correct physical and management deficiencies in the public housing developments throughout the County. The Housing Authority's FY 2018 Capital Funds Budget is \$5,652,245.

Homeless assistance providers serving the Municipality also receive funds through the McKinney Continuum of Care Grant in order to provide administrative oversight in the development and provision of housing for the homeless. In addition, these organizations also provide supportive services through the use of McKinney Vento Act funds. The providers work cooperatively through the Allegheny County Homeless Alliance Continuum of Care (which includes the County, Penn Hills, McKeesport, and Pittsburgh). The Homeless Alliance's role includes formulation and monitoring of goals and action steps, the identification and analysis of unmet needs, the determination of regional priorities, and the review and ranking of all regional projects submitted for McKinney Vento Act funds under the CoC. The CoC received \$17,804,312 from its FY 2017 SuperNOFA Application.

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

Not applicable; the Municipality of Penn Hills does not have any land, property, or buildings that have been acquired or improved which are available for sale during the FY 2019 Annual Action Plan period.

Discussion

The Municipality's FY 2019 CDBG program year runs from July 1, 2019 through June 30, 2020. The FY 2019 CDBG allocation will be used to address the following priority needs:

- Housing
- Other Special Needs
- Community Development
- Administration, Planning, and Management

The Pittsburgh/McKeesport/Penn Hills/Allegheny County Continuum of Care was awarded \$17,804,312 for its FY 2017 Continuum of Care Application. The following is a breakdown of awards:

- **Permanent Supportive Housing** - \$12,396,830 (949 units and 1,678 beds)
 - **Rapid Re-Housing** - \$4,403,607 (346 units and 252 beds)
 - **Planning Grant** - \$583,922
 - **HMIS** - \$351,192
 - **Coordinated Entry** - \$68,761
- Total is \$17,804,312**

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1.	HS-1 Housing Rehabilitation	2015	2019	Affordable Housing	Community-Wide	Housing Priority	CDBG: \$40,000	Homeowner Housing Rehabilitated: 5 Household Housing Unit
2.	SN-3 Accessibility	2015	2019	Non-Homeless Special Needs	Community-Wide	Other Special Needs Priority	CDBG: \$20,000	Public service activities for Low/Moderate Income Housing Benefit: 35 Households Assisted
3.	CD-1 Community Facilities	2015	2019	Non-Housing Community Development	Community-Wide	Community Development Priority	CDBG: \$156,295	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 17440 Persons Assisted
4.	CD-2 Infrastructure	2015	2019	Non-Housing Community Development	Community-Wide	Community Development Priority	CDBG: \$200,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4600 Persons Assisted
5.	CD-3 Public Services	2015	2019	Non-Housing Community Development	Community-Wide	Community Development Priority	CDBG: \$93,426	Public service activities other than Low/Moderate Income Housing Benefit: 4424 Persons Assisted
6.	CD-4 Accessibility	2015	2019	Non-Housing Community Development	Community-Wide	Community Development Priority	CDBG: \$50,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 17440 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7.	CD-7 Clearance	2015	2019	Non-Housing Community Development	Community-Wide	Community Development Priority	CDBG: \$90,000	Buildings Demolished: 8 Buildings
8.	AM-1 Overall Coordination	2015	2019	Administration, Planning, and Management	Community-Wide	Administration, Planning, and Management Priority	CDBG: \$100,000	Other: 2 Other

Table 6 – Goals Summary

Goal Descriptions

1.	Goal Name	HS-1 Housing Rehabilitation
	Goal Description	Continue to provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
2.	Goal Name	SN-3 Accessibility
	Goal Description	Improve the accessibility of owner occupied housing through rehabilitation and improve renter occupied housing by making reasonable accommodations for the physically disabled.
3.	Goal Name	CD-1 Community Facilities
	Goal Description	Improve the parks, recreational centers, trails, libraries, and all public and community facilities in the municipality.
4.	Goal Name	CD-2 Infrastructure
	Goal Description	Improve the public infrastructure through rehabilitation, reconstruction, and new construction.

5.	Goal Name	CD-3 Public Services
	Goal Description	Improve and increase public safety, municipal services, public transportation, and public service programs throughout the community.
6.	Goal Name	CD-4 Accessibility
	Goal Description	Improve the physical accessibility of community facilities, infrastructure, and public buildings.
7.	Goal Name	CD-7 Clearance
	Goal Description	Remove and eliminate slum and blighting conditions through demolition of vacant, abandoned and dilapidated structures.
8.	Goal Name	AM-1 Overall Coordination
	Goal Description	Provide program management and oversight for the successful administration of Federal, state, and local funded programs, including planning services for special studies, environmental clearance, fair housing, and compliance with all Federal, state, and local laws and regulations.

AP-35 Projects - 91.420, 91.220(d)

Introduction

The Municipality of Penn Hills proposes to undertake the following activities with FY 2019 CDBG funds:

#	Project Name
1.	Lincoln Park Community Center Food Pantry
2.	Jefferson Manor Food Pantry
3.	Western Penn Hills Community Action - Beautification
4.	Penn Hills Service Association Improvements
5.	Penn Hills Service Association Food Pantry
6.	Single Family Rehabilitation Program
7.	Senior Aid Rehab
8.	SSC Handrail Program
9.	Townwide Demolition
10.	Street Improvements in Low Mod CTs/BGs
11.	Senior Service Center Improvements
12.	William McKinley Improvements
13.	Multi-Purpose Center Improvements
14.	Lincoln Park Community Center Improvements
15.	Accessible Building Improvements
16.	General Program Administration
17.	Senior Service Center Vehicles

Table 7 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The Municipality of Penn Hills will allocate its CDBG funds to those geographic areas where the population exceeds 51% low- and moderate-income households. At least 70% of all the Municipality's CDBG funds that are budgeted for activities will principally benefit low- and moderate-income persons. The following guidelines for allocating CDBG funds will be used during the FY 2019 Annual Action Plan:

- The public services activities are for social service organizations whose clientele have a low-income or in certain cases, a limited type of clientele with a presumed low- and moderate-income status.
- The public facilities activities are either located in a low- and moderate-income census tract/block group or have a low- and moderate-income service area benefit or clientele over 51% low- and moderate-income.
- The acquisitions and demolition of structures are either located in a low- and moderate-income census area or these activities are eligible by preventing or eliminating slums and blight on a spot

basis or area basis.

The allocation priorities were established by stakeholder meetings, surveys, and public meetings.

The most significant obstacle for the Municipality to address the underserved community needs is access to additional funding opportunities to develop additional or enhanced housing and community development activities.

AP-38 Project Summary

Project Summary Information

1	Project Name	Lincoln Park Community Center Food Pantry
	Target Area	Community-Wide
	Goals Supported	CD-3 Public Services
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$20,000
	Description	CDBG funds will be awarded to the Lincoln Park Community Center Food Pantry to provide low- and moderate-income households of the Lincoln Park area with food and a variety of other services.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 individuals will benefit from this activity.
	Location Description	This activity will take place at 7300 Ridgeview Ave, Penn Hills, PA 15235-11256.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 05W, Food Banks. 570.201(e).
2	Project Name	Jefferson Manor Food Pantry
	Target Area	Community-Wide
	Goals Supported	CD-3 Public Services
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$10,000
	Description	CDBG funds will be used to provide food and other items to the low-income residents of the Jefferson Manor. All of the residents at Jefferson Manor are low-income senior citizens.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 70 individuals will benefit from this activity.

	Location Description	This activity will take place at 201 Jefferson Road, Penn Hills, PA 15235-3759.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 05W, Food Banks. 570.201(e).
3	Project Name	Western Penn Hills Community Action - Beautification
	Target Area	Community-Wide
	Goals Supported	CD-3 Public Services
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$22,000
	Description	CDBG funds will be used to hire low-income youth to clean up areas that are littered with debris, clear vacant lots, and provide workshops to train them for entry into the workforce. This is not to be confused with a typical jobs creation program. The intent is to eliminate slums and blight and to employ low-income youth.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 35 individuals will benefit from this activity.
	Location Description	This activity will take place 7450 Chadwick Street, Penn Hills, PA 15235-1225.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 05, Public Services (General). 570.201 (e).
4	Project Name	Penn Hills Service Association Improvements
	Target Area	Community-Wide
	Goals Supported	CD-1 Community Facilities
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$76,295
	Description	CDBG funds will be used to install a handicap ramp, loading dock, and pave the parking lot.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 LMI persons served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 2519 Main Street, Penn Hills, PA 15235-3644.
	Planned Activities	The National Objective is Low/Mod Area. The HUD Matrix Code is 03E, Neighborhood Facilities. 570.201(c).
5	Project Name	Penn Hills Service Association Food Pantry
	Target Area	Community-Wide
	Goals Supported	CD-3 Public Services
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$32,000
	Description	CDBG funds will be awarded to the Penn Hills Service Association to provide food, clothing, and medical supplies to low-income residents and families.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 3,000 LMI individuals will benefit from this activity.
	Location Description	This activity will take place at 2519 Main Street, Penn Hills, PA 15235-3644.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 05, Public Service (General). 570.201(e).
6	Project Name	Single Family Rehabilitation Program
	Target Area	Community-Wide
	Goals Supported	HS-1 Housing Rehabilitation
	Needs Addressed	Housing Priority
	Funding	CDBG: \$40,000
	Description	CDBG funds will be used to offer rehabilitation loans for up to \$15,000 at 0% and 6% loans to qualifying low- and moderate income-homeowners for the rehabilitation of their single-family home.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 5 LMI households will benefit from this activity.
	Location Description	This activity will take place in the homes of qualified low and moderate income households throughout the Municipality of Penn Hills.
	Planned Activities	The National Objective is Low/Mod Housing. The HUD Matrix Code is 14A, Rehab; Single-Unit Residential. 570.202.
7	Project Name	Senior Aid Rehab
	Target Area	Community-Wide
	Goals Supported	SN-3 Accessibility
	Needs Addressed	Other Special Needs Priority
	Funding	CDBG: \$10,000
	Description	CDBG funds will be used to provide \$1,000.00 grants to low-income senior citizens to assist them with improvements to their homes, making them safer and accessible. Funds from this activity are used to provide handrails, grab bars, electrical service upgrades, and other construction services.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 10 senior LMI households will benefit from this activity.
	Location Description	This activity will take place in qualifying low and moderate income households throughout the Municipality of Penn Hills.
	Planned Activities	The National Objective is Low/Mod Housing. The HUD Matrix Code is 14A, Rehab; Single-Unit Residential.
8	Project Name	SSC Handrail Program
	Target Area	Community-Wide
	Goals Supported	SN-3 Accessibility
	Needs Addressed	Other Special Needs Priority
	Funding	CDBG: \$10,000

	Description	CDBG funds will be used to install handrails and grab bars in the homes of low-income senior citizens to improve safety and allow them to remain in their homes longer.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 25 senior LMI households will benefit from this activity.
	Location Description	This activity will take place in qualifying low and moderate income households throughout the Municipality of Penn Hills.
	Planned Activities	The National Objective is Low/Mod Housing. The HUD Matrix Code is 14A, Rehab; Single-Unit Residential. 570.202.
9	Project Name	Townwide Demolition
	Target Area	Community-Wide
	Goals Supported	CD-7 Clearance
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$90,000
	Description	CDBG funds will be used to demolish unsafe structures that are not suitable for rehabilitation or renovation.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 8 buildings will be razed.
	Location Description	This activity will take place throughout the Municipality of Penn Hills.
Planned Activities	The National Objective is Slum and Blight on a Spot Basis. The HUD Matrix Code is 04, Clearance and Demolition. 570.201(d).	
10	Project Name	Street Improvements in Low Mod CTs/BGs
	Target Area	Community-Wide
	Goals Supported	CD-2 Infrastructure
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$200,000
	Description	CDBG funds will be used to install sidewalks in low-income areas and provide accessible improvements.

	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 4,000 individuals will benefit from this activity.
	Location Description	This project will take place in low and moderate income areas of the Municipality of Penn Hills.
	Planned Activities	The National Objective is Low/Mod Area. The HUD Matrix Code is 03L, Sidewalks. 570.201(c).
11	Project Name	Senior Service Center Improvements
	Target Area	Community-Wide
	Goals Supported	CD-1 Community Facilities
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$20,000
	Description	CDBG funds will be used to provide improvements to the Senior Service Center. Improvements this year include an upgrade of the existing fire alarm system and installation of a new generator.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 LMI persons served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 147 Jefferson Road, Penn Hills, PA 15235-3717.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 03A, Senior Centers. 570.201(c).
12	Project Name	William McKinley Improvements
	Target Area	Community-Wide
	Goals Supported	CD-1 Community Facilities
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$20,000

	Description	The William McKinley Center provides residents of the Verona Hill Top area with a variety of services. CDBG funds will be used to make improvements including accessibility improvements to the interior of the building in order to meet the Uniform Federal Accessibility Standards.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 LMI persons served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 801 7th Street, Verona, PA 15147-2158.
	Planned Activities	The National Objective is Low/Mod Area. The HUD Matrix Code is 03E, Neighborhood Facilities. 570.201(c).
13	Project Name	Multi-Purpose Center Improvements
	Target Area	Community-Wide
	Goals Supported	CD-1 Community Facilities
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$20,000
	Description	CDBG funds will be used for Uniform Federal Accessibility Standards improvements to the interior and exterior of the building.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 LMI persons served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 2025 Lincoln Road, Verona, PA 15147-1554.
	Planned Activities	The National Objective is Low/Mod Area. The HUD Matrix Code is 03E, Neighborhood Facilities. 270.201(c).
14	Project Name	Lincoln Park Community Center Improvements
	Target Area	Community-Wide
	Goals Supported	CD-1 Community Facilities
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$20,000

	Description	CDBG funds will be used to make improvements to the electrical upgrades that are necessary to support the future heating, cooling, and ventilation upgrades, as well as Uniform Federal Accessibility Standards improvements to the exterior and interior of the building. In addition, CDBG funds will be used to replace existing windows, doors, and equipment for the food pantry.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 LMI persons served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 7300 Ridgeview Avenue, Penn Hills, PA 15235-1256.
	Planned Activities	The National Objective is Low/Mod Area. The HUD Matrix Code is 03E, Neighborhood Facilities. 570.201(c).
15	Project Name	Accessible Building Improvements
	Target Area	Community-Wide
	Goals Supported	CD-4 Accessibility
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$50,000
	Description	CDBG funds will be used to make accessibility improvements to the following Municipally owned buildings: the Penn Hills Municipal Building, the McKinley Community Center, the Senior Citizens Center, the Penn Hills Multi-Purpose Center, and the Lincoln Park Community Center.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 3,763 persons with an ambulatory difficulty (2016 ACS 5 Year Estimate) served by one public facility will benefit from this activity.
	Location Description	This activity will take place at 6600 Leechburg Road, Verona, PA 15147-3606.
	Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 03, Public Facilities Improvements (General). 570.201(c).

16	Project Name	General Program Administration
	Target Area	Community-Wide
	Goals Supported	AM-1 Overall Coordination
	Needs Addressed	Administration, Planning, and Management Priority
	Funding	CDBG: \$100,000
	Description	CDBG funds will be used to pay for the administration of the CDBG program including office supplies, education, vehicle expenses, and salaries.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 42,329 persons (2010 US Census Penn Hills Population) will benefit from this activity.
	Location Description	This activity will take place at 12245 Frankstown Road, Penn Hills, PA 15325.
	Planned Activities	The HUD Matrix Code is 21A, General Program Administration. 570.206.
17	Project Name	Senior Service Center Vehicles
	Target Area	Community-Wide
	Goals Supported	CD-3 Public Services
	Needs Addressed	Community Development Priority
	Funding	CDBG: \$9,426
	Description	CDBG funds will be used to pay the lease/purchase of a new van and SUV for the Senior Service Center. The Penn Hills Senior Service Center delivers 225 home delivered meals to home bound seniors five days per week. The meals are delivered by volunteers with vehicles provided by the Senior Center.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 250 individuals will benefit from this activity.
	Location Description	This activity will take place at 147 Jefferson Road, Penn Hills, PA 15235-3717.

Planned Activities	The National Objective is Low/Mod Clientele. The HUD Matrix Code is 05A, Senior Services. 570.201(e).
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AP-50 Geographic Distribution - 91.420, 91.220(f)**Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed**

The following information provides a profile of the population, age, and racial/ethnic composition of the Municipality of Penn Hills. This information was obtained from the U.S. Census Bureau American Factfinder website (www.factfinder.census.gov). The 2012-2016 American Community Survey 5 Year Estimates were used to analyze the social, economic, housing, and general demographic characteristics of the Municipality of Penn Hills. The five-year estimates are the most recent data available for the Municipality.

Population:

- Between 1980 and 2010, the population decreased by approximately 26.6%. The Municipality's population was 42,073 in 2016.

Age:

- The median age in Penn Hills was 45.3 years old. Youth under age 18 accounted for 21.2% of the population and seniors, those aged 62 or over, accounted for 24.7% of the population.

Race/Ethnicity:

- The population has the following characteristics: 36.4% Black or African American; 58.2% White; 0.5% Asian; 1.1% Some Other Race; 3.8% Two or More Races; and 1.8% Hispanic or Latino.

Income Profile:

The Median Income for a family of four (4) in the Pittsburgh, PA HUD Metro FMR Area was \$76,000 for 2018. The following is a summary of income statistics for the Municipality of Penn Hills:

- At the time of the 2012-2016 American Community Survey, median household income in the Municipality of Penn Hills was \$49,844 which was lower than Allegheny County (\$54,357) and Commonwealth of Pennsylvania (\$54,895)
- 39.1% of households have earnings received from Social Security income (mean Social Security income \$17,118)
- 5.4% of households have earnings received from Supplemental Social Security income (mean Supplemental Social Security income \$9,181)
- 2.1% of households have earnings received from public assistance (mean public assistance income \$2,629)
- 24.0% of households have earnings received from retirement income (mean retirement income

\$17,205)

- 36.7% of female headed households with children present were living in poverty
- 21.1% of all youth under 18 years of age were living in poverty

HUD defines an Area of Minority Concentration as, “A neighborhood in which the percentage of persons of a particular racial or ethnic minority is at least 20 points higher than that minority's percentage in the housing market as a whole; the neighborhood's total percentage of minority persons is at least 20 points higher than the total percentage of minorities for the housing market area as a whole; or in the case of a metropolitan area, the neighborhood's total percentage of minority persons exceeds 50 percent of its population.” According to this definition, there are two (2) Census Tracts in the Municipality of Penn Hills that are an "Area of Minority Concentration:" Census Tract 5231 and Census Tract 5232. These areas are located in the western part of Penn Hills. Census Tract 5231 has experienced severe decline. The Municipality of Penn Hills has demolished a number of single family structures in this area. Many of the existing structures are in need of repair or rehabilitation. Census Tract 5232 has a strong housing stock and few structures are in severe decline. The Penn Hills Community Development Corporation has focused on this area calling it a Neighborhood Stabilization Program known as Frankstown West. The Municipality of Penn Hills is installing sidewalks, focusing on rehab, and other efforts to assist in stabilizing this neighborhood to prevent any or further decline.

On February 14, 2019, HUD issued notice CPD 19-02, “Low- and Moderate-Income Summary Data Updates” which announced the publication of updated low- and moderate-income summary data (LMISD) based on the American Community Survey 2011-2015 5-year estimates (2015 ACS). The LMISD replaces the prior LMISD based on the American Community Survey 2006-2010 5-year estimates (2010 ACS). The LMISD is used for the purpose of identifying areas that are eligible under the CDBG National Objective of providing benefit to low- and moderate-income persons on an area basis (“Area Benefit” or LMA). Penn Hills has an overall low- and moderate-income percentage of 45.65%; up from 41.03% previously. Attached are the LMISD Table and Map of the Municipality's LMI Census Tracts.

Geographic Distribution

Target Area	Percentage of Funds
Community-Wide	100%

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The Municipality of Penn Hills will allocate its CDBG funds to those geographic areas whose population is over 51% low- and moderate-income. At least 70% of all the Municipality's CDBG funds that are budgeted for activities will principally benefit low- and moderate-income persons. The following guidelines for allocating CDBG funds will be used during the FY 2019 Annual Action Plan:

- The public services activities are for social service organizations whose clientele have a low-

income or in certain cases, a limited type of clientele with a presumed low- and moderate-income status.

- The public facilities activities are either located in a low- and moderate-income census tract/block group or have a low- and moderate-income service area benefit or clientele over 51% low- and moderate-income.
- The acquisitions and demolition of structures are either located in a low- and moderate-income census area or these activities are eligible by preventing or eliminating slums and blight on a spot basis or area basis.

A significant portion of the CDBG allocation is directed to the Lincoln Park neighborhood because of the age of the housing, vacancy issues, and the presence of two community centers that serve the area.

Discussion

The geographic locations and the public benefit for the FY 2019 CDBG Activities/Projects are as follows:

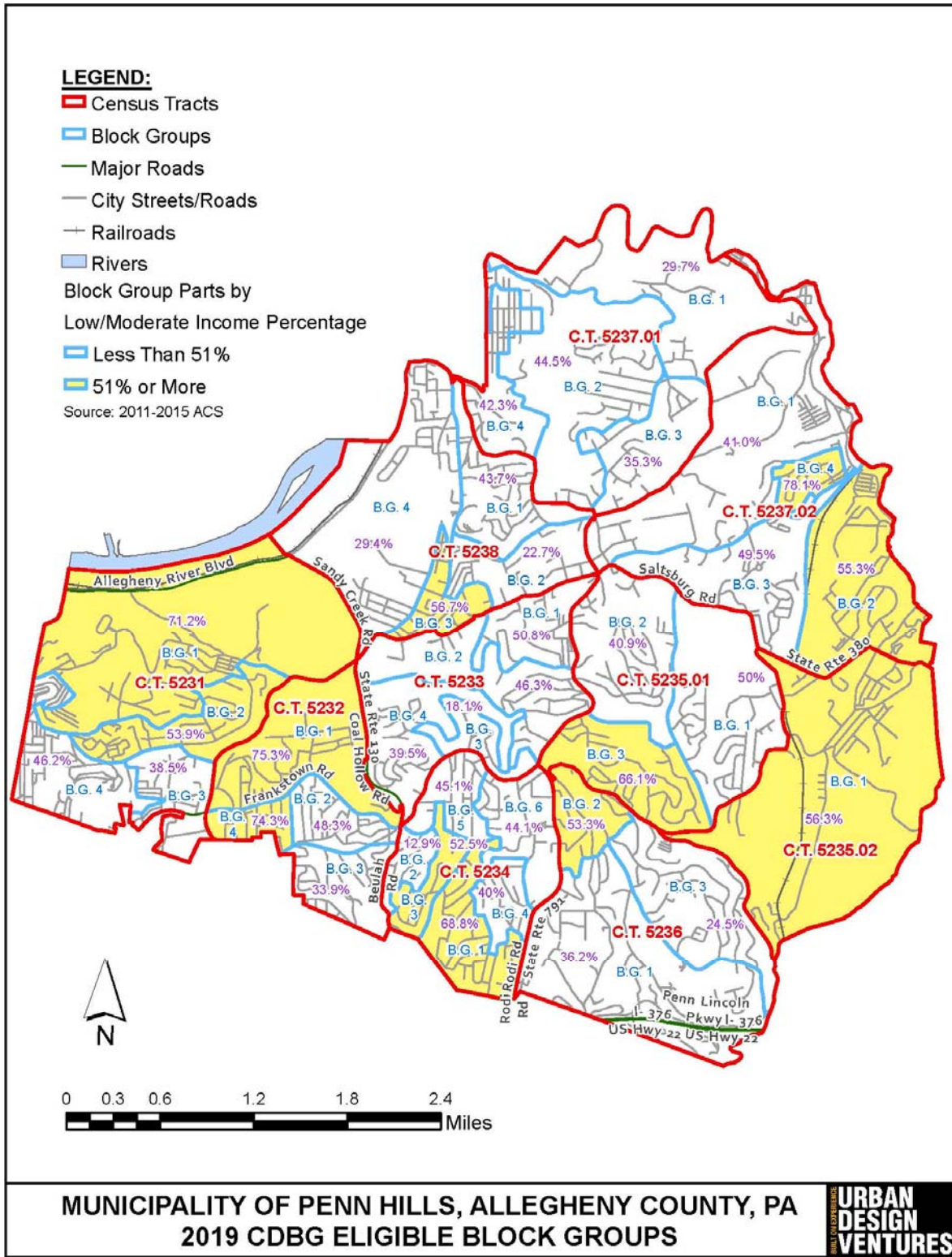
- YMCA Scholarship Program - Low/Mod Clientele (LMC)
- Lincoln Park Community Center Food Pantry - Low/Mod Clientele (LMC)
- Jefferson Manor Food Pantry - Low/Mod Clientele (LMC)
- Western Penn Hills Community Action - Beautification - Low/Mod Clientele (LMC)
- Penn Hills Service Association - Improvements - Low/Mod Clientele (LMC)
- Penn Hills Service Association - Low/Mod Clientele (LMC)
- Single Family Rehabilitation Program - Low/Mod Housing (LMH)
- Senior Aid Rehab - Low/Mod Housing (LMH)
- Senior Handrail Program - Low/Mod Housing (LMH)
- Townwide Demolition - Slum/Blight Removal on a Spot Basis (SBS)
- Sidewalk Improvements - Low/Mod Area Benefit (LMA)
- Senior Service Center Improvements - Low/Mod Clientele (LMC)
- William McKinley Improvements - Low/Mod Area Benefit (LMA)
- Multi-Purpose Center Improvements - Low/Mod Area Benefit (LMA)
- Lincoln Park Community Center Improvements - Low/Mod Area Benefit (LMA)
- Accessible Building Improvements - Low/Mod Clientele (LMC)
- General Program Administration - Community-Wide
- Senior Service Center Vehicles - Low/Mod Clientele (LMC)

Low- and Moderate-Income Summary Data Updates

CDBGUO GID	CDBGNA ME	STUS AB	CDBG TY	STAT E	COUN TY	COUNTYNA ME	TRAC T	BLKG RP	LOWM OD	LOWMODU NIV	LOWMOD PCT
425340	Penn Hills	PA	52	42	003	Allegheny County	5231 00	1	1,115	1,565	71.25%
425340	Penn Hills	PA	52	42	003	Allegheny County	5231 00	2	680	1,260	53.97%
425340	Penn Hills	PA	52	42	003	Allegheny County	5231 00	3	210	545	38.53%
425340	Penn Hills	PA	52	42	003	Allegheny County	5231 00	4	280	605	46.28%
425340	Penn Hills	PA	52	42	003	Allegheny County	5232 00	1	765	1,015	75.37%
425340	Penn Hills	PA	52	42	003	Allegheny County	5232 00	2	590	1,220	48.36%
425340	Penn Hills	PA	52	42	003	Allegheny County	5232 00	3	370	1,090	33.94%
425340	Penn Hills	PA	52	42	003	Allegheny County	5232 00	4	420	565	74.34%
425340	Penn Hills	PA	52	42	003	Allegheny County	5233 00	1	290	570	50.88%
425340	Penn Hills	PA	52	42	003	Allegheny County	5233 00	2	540	1,165	46.35%
425340	Penn Hills	PA	52	42	003	Allegheny County	5233 00	3	90	495	18.18%
425340	Penn Hills	PA	52	42	003	Allegheny County	5233 00	4	720	1,820	39.56%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	1	930	1,350	68.89%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	2	100	775	12.90%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	3	310	590	52.54%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	4	290	725	40.00%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	5	515	1,140	45.18%
425340	Penn Hills	PA	52	42	003	Allegheny County	5234 00	6	190	430	44.19%
425340	Penn Hills	PA	52	42	003	Allegheny County	5235 01	1	955	1,910	50.00%
425340	Penn Hills	PA	52	42	003	Allegheny County	5235 01	2	645	1,575	40.95%
425340	Penn Hills	PA	52	42	003	Allegheny County	5235 01	3	890	1,345	66.17%
425340	Penn Hills	PA	52	42	003	Allegheny County	5235 02	1	820	1,455	56.36%
425340	Penn Hills	PA	52	42	003	Allegheny County	5236 00	1	840	2,315	36.29%
425340	Penn Hills	PA	52	42	003	Allegheny County	5236 00	2	280	525	53.33%
425340	Penn Hills	PA	52	42	003	Allegheny County	5236 00	3	500	2,035	24.57%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 01	1	210	705	29.79%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 01	2	790	1,775	44.51%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 01	3	355	1,005	35.32%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 01	4	345	815	42.33%

425340	Penn Hills	PA	52	42	003	Allegheny County	5237 02	1	865	2,105	41.09%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 02	2	805	1,455	55.33%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 02	3	510	1,030	49.51%
425340	Penn Hills	PA	52	42	003	Allegheny County	5237 02	4	340	435	78.16%
425340	Penn Hills	PA	52	42	003	Allegheny County	5238 00	1	440	1,005	43.78%
425340	Penn Hills	PA	52	42	003	Allegheny County	5238 00	2	210	925	22.70%
425340	Penn Hills	PA	52	42	003	Allegheny County	5238 00	3	400	705	56.74%
425340	Penn Hills	PA	52	42	003	Allegheny County	5238 00	4	585	1,990	29.40%
TOTAL									19,190	42,035	45.65%

Low- and Moderate-Income Summary Data Map



AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

The Municipality of Penn Hills updated its Analysis of Impediments to Fair Housing Choice (AI) in 2015. This AI identified the following impediments in the Municipality of Penn Hills:

Impediment 1: Housing Affordability - Decent, safe, sound, and affordable housing remains a high priority to ensure fair housing choice, quality of life, and attractive neighborhoods.

- Goal: Maintain the supply of decent, safe, sound, and affordable housing targeted to lower income households, both renters and owners.

Impediment 2: Housing Accessibility - There appears to be an unmet need for housing that is accessible to the older population, and persons with disabilities.

- Goal: Increase the supply of housing that meets the accessibility, visitability, and quality of life needs of the older population and persons with disabilities.

Impediment 3: Fair Housing Education, Advocacy, Monitoring, and Enforcement - As in any community, there is a lack of awareness of the rights and responsibilities under the Fair Housing Act and a need to continually monitor and enforce the Fair Housing Act.

- Goal: Increase the knowledge and awareness of the rights of individuals and the responsibilities of building owners in regard to the Fair Housing Act through educational advocacy, monitoring, and enforcement to eliminate discrimination in housing and providing fair housing choices for all individuals and families.

Impediment 4: Concentration of Low-Income and Minority Groups - Many communities with high percentages of low-income persons, minorities, and female headed households find that these groups are concentrated in certain areas within the community.

- Goal: Promote policies and actions effecting housing choices that will provide low-income households and minorities in concentrated neighborhoods, with housing choices both inside and outside these areas.

Impediment 5: Accessibility of Public Facilities - The accessibility of public facilities remains a fundamental quality of life issue for most communities, especially for the older population, and persons with disabilities.

- Goal: Maintain and continue to upgrade municipal facilities, public spaces, and subrecipient

facilities to make them accessible to persons with disabilities.

Actions it planned 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

The Municipality will focus on Impediment #4 to address the negative effects of public policies that serve as barriers to affordable housing.

Impediment 4: Concentration of Low-Income and Minority Groups, the Municipality will implement public policies to address barriers to affordable housing. The goal of the Municipality is to promote policies and actions affecting housing choice that will provide low-income households and minorities in concentrated neighborhoods with housing choices both inside and outside these areas. The strategies the Municipality will follow are:

- 4-A: Obtain funding to provide a homeownership program to provide affordable housing opportunities to all persons in the community.
- 4-B: Assess the social and economic trends that contribute to segregated neighborhoods and develop strategies to close the minority homeownership gap.
- 4-C: Ensure that protected classes and economically distressed groups are represented on advisory bodies that oversee land use and housing policies.
- 4-D: Undertake a neighborhood analysis study of impacted areas in the community to determine a strategy to improve and revitalize those areas.

Discussion

For FY 2019, the Municipality will address barriers to affordable housing by taking the following actions:

- **Single Family Rehabilitation Program \$40,000 (CDBG)** - CDBG funds will be used to offer rehabilitation loans for up to \$15,000 at 0% and 6% loans to qualifying low- and moderate income-homeowners for the rehabilitation of their single-family home.
- **Senior Aid Rehab \$10,000 (CDBG)** - CDBG funds will be used to provide \$1,000.00 grants to low-income senior citizens to assist them with improvements to their homes, making them safer and accessible. Funds from this activity are used to provide handrails, grab bars, electrical service upgrades, and other construction services.
- **SSC Handrail Program \$10,000 (CDBG)** - CDBG funds will be used to install handrails and grab bars in the homes of low-income senior citizens to improve safety and allow them to remain in their homes longer.
- **First Time Homebuyer Program (County HOME)** - Funds will be used to assist low- and moderate-income households with the purchase of a single-family dwelling unit within the boundaries of

the Municipality of Penn Hills.

Additionally, the Municipality will take the following actions to address the Voluntary Compliance Agreement dated June 15, 2015:

- The Municipality of Penn Hills will continue the UFAS Improvements projects at all three community center locations: Lincoln Park Community Center; William McKinley Center; and Multi-Purpose Center.

The Municipality of Penn Hills anticipates the completion of its requirements under the Voluntary Compliance Agreement during the FY 2019 program year.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

The Municipality of Penn Hills has developed the following actions which address obstacles to meeting underserved needs, foster affordable housing, reduce lead-based hazards, reduce the number of poverty families, develop institutional structures, and enhance coordination between public and private housing and social service agencies.

Actions planned to address obstacles to meeting underserved needs

The primary action taken in addressing obstacles to meeting underserved needs is identifying additional financial resources and leveraging funds with available state and local fund resources. The Municipality will coordinate with other local service organizations in an effort to minimize the duplication of services and maximize the collaborative efforts of service organizations.

During this Program Year, the Municipality is going to fund the following activities that will address the community's public service needs:

- **CD-19-01:** Lincoln Park Community Center Food Pantry
- **CD-19-02:** Jefferson Manor Food Pantry
- **CD-19-03:** Western Penn Hills Community Action - Beautification
- **CD-19-04:** Penn Hills Service Association Food Pantry
- **CD-19-17:** Senior Service Center Vehicles

Actions planned to foster and maintain affordable housing

The Municipality will continue to increase the supply of affordable housing by rehabilitating homes for eligible homeowners through its homeowner rehabilitation program and other program subrecipients. The Municipality will continue its code enforcement and community policing services to help maintain and monitor the condition of housing in Penn Hills.

The Municipality of Penn Hills is proposing the following goals and strategies to foster and maintain affordable housing during the FY 2019 Program Year:

- **HS-1 Housing Rehabilitation** – Continue to provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
- **SN-3 Accessibility** – Improve the accessibility of owner occupied housing through rehabilitation and improve renter occupied housing by making reasonable accommodations for the physically disabled.

The Municipality of Penn Hills will fund the following affordable housing projects with FY 2019 CDBG funds and CDBG Program Income:

- **CD-19-06 Single Family Rehabilitation Program:** CDBG funds will be used to offer rehabilitation loans for up to \$15,000 at 0% and 6% loans to qualifying low- and moderate income- homeowners for the rehabilitation of their single-family home.
- **CD-19-07 Senior Aid Rehabilitation:** CDBG funds will be used to provide \$1,000.00 grants to low-income senior citizens to assist them with improvements to their homes, making them safer and accessible. Funds from this activity are used to provide handrails, grab bars, electrical service upgrades, and other construction services.
- **CD-19-08 SSC Handrail Program:** CDBG funds will be used to install handrails and grab bars in the homes of low-income senior citizens to improve safety and allow them to remain in their homes longer.

The Allegheny County Housing Authority will undertake a new initiative to promote homeownership amongst Section 8 Housing Choice Voucher holders. The housing authority also engages with Habitat for Humanity to provide affordable homeownership opportunities to residents of public housing and Section 8 Housing Choice Voucher holders.

Actions planned to reduce lead-based paint hazards

The Municipality of Penn Hills evaluates homes for lead based paint and reduces the amount of lead based paint hazards through its Single-Family Rehab Program. Municipal CDBG Rehab Regulations require that all contractors are certified in lead based paint abatement procedures. The Penn Hills Housing Coordinator is trained and certified in the elimination of lead based paint hazards. Although the Municipality does not require a lead based paint inspection with all building permits issued, all rehab loan recipients receiving funding of over \$2,500 for interior renovations are required to have their home inspected for lead based paint hazards and then have the paint hazard abated as a condition of receiving a loan. The Municipality pays for testing in the home; however, the loan recipient is required to pay for the abatement as a part of the rehabilitation project.

The 2015 Childhood Lead Surveillance Annual Report from the Pennsylvania Department of Health reported that 13,660 children age 0 to 71 months were tested for elevated blood lead levels in Allegheny County. Of those tested, 680 (4.98%) tested positive for blood lead levels above 5 µg/dL. The report states, "It is generally recognized and accepted that the primary source for childhood lead poisoning in Pennsylvania continues to be exposure to aging, deteriorating lead-based paint (chips and dust)." As such, the detection and remediation of structures built pre-1978 are the most effective way to address childhood LBP hazards.

Actions planned to reduce the number of poverty-level families

The majority of the Municipality's CDBG/HOME activities, programs, and projects are intended to benefit low- and moderate-income persons and ultimately to reduce the number of poverty level families. One of the Municipality's primary antipoverty components of the CDBG program is to provide safe and sanitary housing for low- and moderate-income households residing in the Municipality. Approximately three-quarters of the municipal residents own their home, a high percentage in comparison to state and national figures; maintaining and supporting low- and moderate-income households in their homes is a primary component of the Municipality's antipoverty strategy. By maintaining safe and affordable housing options for the low- and moderate-income residents of Penn Hills, a major contributing factor towards poverty is addressed.

Actions planned to develop institutional structure

Coordination and collaboration between agencies is important and essential to ensuring that the housing and community development needs of the Municipality are addressed. The key agencies that are involved in the implementation of the Plan and additional resources that may be available to address identified needs are described below.

Public Sector

- Municipality of Penn Hills – The Planning and Economic Development Department is responsible for the administration of the CDBG program and other programs that assist LMI residents. The Department of Planning and Economic Development's responsibilities include the management and implementation of the Municipality's CDBG program, including the Five Year Consolidated Plan and Annual Action Plans. In addition, the following Departments serve an integral role in meeting the Five-Year Plan Priorities as part of the Annual Action Plan, they are the following: Code Enforcement, Controller, Finance, Fire Marshal, Parks and Recreation, Public Works, Purchasing Department, Senior Services Center, and Water Pollution Control.
- Allegheny County Housing Authority (ACHA) – ACHA is one of the primary owners and providers of affordable housing in the Municipality. ACHA administers the Section 8 Housing Choice Voucher Program. In addition, ACHA also provides affordable housing to low-income families, elderly residents, and persons with disabilities in its various public housing communities.
- Other Housing and Development Agencies – The Municipality will continue to partner with the following government-related agencies in meeting the Annual Action Plan: Penn Hills Community Development Corporation, Western Penn Hills Community Action, and various nonprofit housing providers.

Non-Profit and Community Agencies

There are several non-profit and community agencies that serve LMI residents in the Municipality. These agencies provide housing, feeding programs, recreational programs, senior programs, counseling, workforce development, and other social services to the low- and moderate-income residents of Penn Hills. The Municipality will collaborate with these essential services providers on various projects, programs, and services.

Private Sector

The private sector is also an important collaborator and partner in the services and programs associated with the Municipality's Consolidated Plan. The private sector brings additional resources and expertise that can be used to supplement existing services or fill gaps in the system. Lending institutions, affordable housing developers, business and economic development organizations, and private service providers offer a variety of assistance to residents such as health care, small business assistance, home loan programs, and assisted housing. The Municipality of Penn Hills works with the following: Federal Home Loan Bank of Pittsburgh, Local Banks, Local Board of Realtors, and Private Foundations.

Coordination

The Municipality is committed to continuing its participation and coordination with federal, state, county, and local agencies, as well as with the private and non-profit sectors, to more effectively serve the needs of LMI individuals and families living in the Municipality of Penn Hills. Penn Hills will continue to work with organizations like the County Department of Human Services, Allegheny County Housing Authority, Penn Hills Community Development Corporation, World Changers, and Habitat for Humanity to address housing, community development, and homeless needs in the Municipality.

Actions planned to enhance coordination between public and private housing and social service agencies

The primary responsibility for the administration of the Annual Action Plan is assigned to the Department of Planning and Economic Development in the Municipality of Penn Hills. This Department will coordinate activities among the public and private organizations, in their efforts to implement different elements and to realize the prioritized goals of the Annual Action Plan. The Municipality is committed to continuing its participation and coordination with public, housing, and social service organizations. The Municipality solicits applications for CDBG funds. In addition, the Municipality sends out applications to a list of agencies, organizations, and housing providers that have previously submitted an application or to organizations that have expressed an interest in submitting an application. The application is reviewed by the Department of Planning and Economic Development staff and Department staff provides technical

assistance to all applicants and prospective applicants.

Discussion

The Municipality has identified the following projects to address obstacles to meeting underserved needs, foster and maintain affordable housing, evaluate and reduce lead-based paint hazards, reduce the number of poverty-level families, develop institutional structure, and enhance coordination between public and private housing and social service agencies:

- CD-19-01 Lincoln Park Community Center Food Pantry
- CD-19-02 Jefferson Manor Food Pantry
- CD-19-03 Western Penn Hills Community Action Beautification
- CD-19-04 Penn Hills Service Association Food Pantry
- CD-19-06 Single Family Rehabilitation Program
- CD-19-07 Senior Aid Rehabilitation
- CD-19-08 SSC Handrail Program
- CD-19-17 Senior Service Center Vehicles

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

The Municipality of Penn Hills will receive a FY 2019 allocation of CDBG funds in the amount of \$714,721 and anticipates \$35,000 in CDBG Program Income for a total FY 2019 CDBG budget of \$749,721.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	\$35,000.00
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	\$ 0.00
3. The amount of surplus funds from urban renewal settlements	\$ 0.00
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	\$ 0.00
5. The amount of income from float-funded activities	\$ 0.00
Total Program Income:	\$35,000.00

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	86.15%

Discussion

The Municipality will utilize a portion of its FY 2019 CDBG funds and all of its CDBG Program Income to support affordable housing programs in the Municipality. The one year affordable housing goals for the Municipality of Penn Hills for FY 2019 are as follows:

One Year Goals for the Number of Households to be Supported

- **Homeless** – 0
- **Non-Homeless** – 5
- **Special-Needs** – 35
- **Total** = 40

One Year Goals for the Number of Households Supported Through

- **Rental Assistance** – 0
- **The Production of New Units** – 0
- **Rehab of Existing Units** – 40
- **Acquisition of Existing Units** – 0
- **Total** = 40

The Municipality of Penn Hills is funding the following projects:

- **CD-19-06 Single Family Rehabilitation Program:** CDBG funds will be used to offer rehabilitation loans for up to \$15,000 at 0% and 6% loans to qualifying low- and moderate income- homeowners for the rehabilitation of their single-family home. (5 units)
- **CD-19-07 Senior Aid Rehabilitation:** CDBG funds will be used to provide \$1,000.00 grants to low-income senior citizens to assist them with improvements to their homes, making them safer and accessible. Funds from this activity are used to provide handrails, grab bars, electrical service upgrades, and other construction services. (10 units)
- **CD-19-08 SSC Handrail Program:** CDBG funds will be used to install handrails and grab bars in the homes of low-income senior citizens to improve safety and allow them to remain in their homes longer. (25 units)

The Municipality of Penn Hills is also a member of the Allegheny County HOME Consortium. The Municipality will receive a FY 2019 HOME allocation through the Allegheny County HOME Consortium in the amount of \$100,066; which includes a \$90,060 HOME project allocation and \$10,006 in HOME Administration. These HOME funds are used to fund affordable housing projects in the Municipality. The Municipality of Penn Hills will use these HOME funds to undertake a Homebuyer Assistance Program to provide down payment assistance, closing cost assistance, and housing counseling to low-income families

for the purpose of purchasing a home. The Municipality expects to provide homebuyer assistance to 5 LMI Households through the Allegheny County HOME Consortium Homebuyer Assistance Program.

The following National Objective percentages have been calculated for FY 2019 CDBG funding:

- **Administrative Percentage:** 13.34%
- **Public Service Percentage:** 14.38%
- **Low- and Moderate-Income Percentage:** 86.15%
- **Slum and Blight Activities Percentage:** 13.85%

The Municipality of Penn Hills estimates that it will receive \$35,000 in program income during this program year and will be used to fund the following project:

- **CD-19-06 Single Family Rehabilitation Program:** CDBG funds will be used to offer rehabilitation loans for up to \$15,000 at 0% and 6% loans to qualifying low- and moderate income- homeowners for the rehabilitation of their single-family home.