

Federal Community Development and Affordable Housing Programs

**Consolidated Annual Performance Evaluation Report
2021 Program Year in Review**



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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.

CDBG - See Unique Appendices.

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-Downtown Revitalization	Non-Housing Community Development	CDBG: \$	Other	Other	10	2	20.00%	2	1	50.00%
Economic Development-Job Creation	Non-Housing Community Development	CDBG: \$	Jobs created/retained	Jobs	250	52	20.80%	50	0	0.00%
Economic Development-Job Creation	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	5	2	40.00%	1	0	0.00%

Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	800	11270	1,408.75%			
Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	1000	17795	1,779.50%			
Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	250	0	0.00%			
Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Homeless Person Overnight Shelter	Persons Assisted	100	0	0.00%			
Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	100	0	0.00%			
Prepare, prevent, respond to COVID-19 infectious	CDBG-CV CARES	CDBG-CV-CARES: \$	Housing for Homeless added	Household Housing Unit	100	0	0.00%			
Provide Decent Affordable Housing	Affordable Housing	HOME: \$ / HTF: \$	Rental units constructed	Household Housing Unit	165	80	48.48%	36	26	72.22%

Provide Decent Affordable Housing	Affordable Housing	HOME: \$ / HTF: \$	Rental units rehabilitated	Household Housing Unit	10	2	20.00%			
Provide Decent Affordable Housing	Affordable Housing	HOME: \$ / HTF: \$	Homeowner Housing Added	Household Housing Unit	65	27	41.54%	12	13	108.33%
Provide Decent Affordable Housing	Affordable Housing	HOME: \$ / HTF: \$	Housing for Homeless added	Household Housing Unit	0	0		0	0	
Provide Suitable Living Environment	Homeless	ESG: \$ / Continuum of Care: \$ / ESG Match: \$ / ESG-CV: \$ / HOPWA Competitive Grant: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	1500	198	13.20%	251	0	0.00%

Provide Suitable Living Environment	Homeless	ESG: \$ / Continuum of Care: \$ / ESG Match: \$ / ESG-CV: \$ / HOPWA Competitive Grant: \$	Homeless Person Overnight Shelter	Persons Assisted	7500	1305	17.40%	1354	0	0.00%
Provide Suitable Living Environment	Homeless	ESG: \$ / Continuum of Care: \$ / ESG Match: \$ / ESG-CV: \$ / HOPWA Competitive Grant: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	0	0		54	0	0.00%

Provide Suitable Living Environment	Homeless	ESG: \$ / Continuum of Care: \$ / ESG Match: \$ / ESG-CV: \$ / HOPWA Competitive Grant: \$	Homelessness Prevention	Persons Assisted	3300	556	16.85%	568	0	0.00%
Public Facilities/Infrastructure-Compliance	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	60000	3657	6.10%	12000	10665	88.88%
Public Facilities/Infrastructure-Compliance	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	60	0	0.00%	12	0	0.00%

Public Facilities/Infrastructure-New Construction	Affordable Housing Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	60000	49987	83.31%	12000	6622	55.18%
Public Facilities/Infrastructure-New Construction	Affordable Housing Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	60	0	0.00%	12	30	250.00%
Public Facilities/Infrastructure-Rehabilitation	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	85000	13320	15.67%	17000	4007	23.57%
Public Facilities/Infrastructure-Rehabilitation	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	120	0	0.00%	24	0	0.00%

Public Facilities/Infrastructure-Rehabilitation	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Rental units rehabilitated	Household Housing Unit	25	0	0.00%			
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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.

CDBG - See Unique Appendices.

HOME & HTF- The Five-Year Consolidated Plan identifies rental housing for extremely low-income households (0-30% AMI) as the highest priority housing need for the state of Idaho. To help address this need, IHFA has designated Extremely low-income households as one of three "Special Housing Needs Populations" for application scoring purposes; the other special housing needs populations are Elderly (62+) and Disabled. This designation provides additional points to multifamily rental applications if one of these populations are or more units one these 3 populations as a tenant preference. In 2021, HOME and HTF funds were committed to 4 new multifamily rental projects and 4 new single-family (less than 4 units) projects. In PY2021, 28 HOME-assisted units and 11 HTF-assisted rental units were completed and rented to qualified low, very low, and extremely low income households in Idaho.

ESG-

CR-10 - Racial and Ethnic composition of families assisted

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

91.520(a)

	CDBG	HOME	ESG	HTF
White	3,193	61	1,577	44
Black or African American	4	5	69	0
Asian	11	3	18	0
American Indian or American Native	12	4	106	0
Native Hawaiian or Other Pacific Islander	3	0	27	0
Total	3,223	73	1,797	44
Hispanic	176	26	448	0
Not Hispanic	3,047	47	1,457	44

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

Narrative

ESG- There were also 51 served under "Multiple Races", 12 served under "Client Doesn't Know/Client Refused", and 79 under "Data Not Collected". Total for all races = 1939.

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	8,008,952	7,020,859
HOME	public - federal	10,074,996	4,801,109
ESG	public - federal	1,099,467	482,196
HTF	public - federal	3,101,884	1,060,302
Continuum of Care	public - federal	3,558,269	
Tax Credits	private	5,375,676	4,537,967
Tax Exempt Bond Proceeds	private	324,995,000	47,269,088
Other	private	17,607,918	
Other	public - federal	17,607,918	

Table 3 - Resources Made Available

Narrative

CDBG - See Unique appendices for PR 50 Expenditure Report.

HOME - PR-23 Summary of Accomplishments - Does not include costs for Administration

HTF - PR07

Identify the geographic distribution and location of investments

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

Table 4 – Identify the geographic distribution and location of investments

Narrative

ESG: IHFA has divided the state of Idaho into seven regions. As the sole ESG funder for the state, IHFA is careful to balance funding among the seven regions when awarding ESG funds. All seven regions have similar poverty statistics, with the population at or below the poverty level ranging between 10 and 14%. Region 2 has a lower population than the other regions (6% of Idaho's total). Region 7 has the highest population, with 27% of Idaho's total; but this region also has the most resources, including housing resources that are not HUD-funded.

CDBG - See Uniques Appendices for 2021 project maps.

HOME and HTF- IHFA does not award HOME/HTF program funds based on geographic distribution model. IHFA awards funds to approved projects that have met IHFA and HUD criteria following a published NOFA and competitive scoring process. The criteria includes the market area demonstrated need, demonstrated long-term viability & sustainability of the project, owner and developer experience and current standing with IHFA. For rental activities, IHFA reviews the owner, the developer, and the management company and their previous experience and current capacity. In addition, the project's application is reviewed for overall strength and long-term performance potential.

There may come a time when IHFA determines there is an area of Idaho with exceptional need for rental housing. In this case, the additional points for projects or types of projects in that area, or other incentives, such as points for projects located in rural areas, or permanent supportive housing units. If IHFA makes such a determination, the need will be published following the normal NOFA process.

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.

ESG Leveraging & Match - ESG funds were matched at least at 100% of the total FY awards for their respective amounts. In-kind donations of staff time and local leveraged resources contributed to the individual projects. However, since most ESG subrecipients only report in-kind donations as contributing toward match, additional leveraged funding in the ESG program rarely applies throughout the state of Idaho and this was true for the 2021 CAPER.

Under ESG, providers agree to match 100% of funds available under their grant agreements with funding from other sources. All match funds must be spent on ESG-eligible activities within the period outlined in the grant agreement. Only "Cash" and "In-Kind" are eligible types of match contributions. Match is tracked individually in provider budgets, but we only request the 100% match at the end of the grant period. Match reported in Sage is that which is identified in their grant applications. With In-Kind contributions we assess them as such:

The value of any real property, equipment, goods, or services contributed to the subrecipient's ESG program, provided that if the recipient or subrecipient had to pay for them with grant funds, the costs would have been allowable. This may also include the purchase value of any donated building

Costs paid by program income shall count toward meeting the recipient's matching requirements, provided the costs are eligible ESG costs that supplement the recipient's ESG program.

CDBG - See Unique appendices for 2021 Leveraging.

HOME & HTF funds are considered gap financing and used as one source of funding in a project. Applicants are required to utilize other funds in a project. Leverage includes Match. Sources of leverage include:

- Bank Loans
- Other Loans
- Other federal funds, loans or grants (USDA-RD, CDBG, SHOP)
- Contributions to units that are not HOME assisted or HOME-eligible
- Forms of owner equity

- The value of any real property, equipment, goods, or services contributed to the

subrecipient’s ESG program, provided that if the recipient or subrecipient had to pay for them with grant funds, the costs would have been allowable. This may also include the purchase value of any donated building

Costs paid by program income shall count toward meeting the recipient’s matching requirements, provided the costs are eligible ESG costs that supplement the recipient’s ESG program.

CDBG - See Unique appendices for 2021 Leveraging.

HOME & HTF funds are considered gap financing and used as one source of funding in a project. Applicants are required to utilize other funds in a project. Leverage includes Match. Sources of leverage include:

- Bank Loans
- Other Loans
- Other federal funds, loans or grants (USDA-RD, CDBG, SHOP)
- Contributions to units that are not HOME assisted or HOME-eligible
- Forms of owner equity

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	37,144,723
2. Match contributed during current Federal fiscal year	538,221
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	37,682,944
4. Match liability for current Federal fiscal year	0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	37,682,944

Table 5 – Fiscal Year Summary - HOME Match Report

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match
Samuelson Place 7249	05/12/2021	0	0	179,654	0	0	197,000	376,654
Single Family BMIR - Various	0	0	75,867	0	0	0	0	75,867
Teton Mesa 7238	10/14/2020	0	0	0	0	0	85,700	85,700

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at begin-ning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$	Balance on hand at end of reporting period \$
9,408,630	5,066,567	3,051,005	0	11,424,192

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Dollar Amount	16,389,139	0	0	0	0	16,389,139
Number	3	0	0	0	0	3
Sub-Contracts						
Number	75	0	0	1	4	70
Dollar Amount	10,392,709	0	0	108,612	51,971	10,232,126
	Total	Women Business Enterprises	Male			
Contracts						
Dollar Amount	16,389,139	5,326,918	11,062,221			
Number	3	1	2			
Sub-Contracts						
Number	75	11	64			
Dollar Amount	10,392,708	502,128	9,890,580			

Table 8 - Minority Business and Women Business Enterprises

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						
	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	15	0	0	0	3	12
Dollar Amount	2,365,000	0	0	0	473,000	1,892,000

Table 9 – Minority Owners of Rental Property

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						
Parcels Acquired		0		0		
Businesses Displaced		0		0		
Nonprofit Organizations Displaced		0		0		
Households Temporarily Relocated, not Displaced		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	0	0
Number of Non-Homeless households to be provided affordable housing units	48	39
Number of Special-Needs households to be provided affordable housing units	0	0
Total	48	39

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	48	39
Number of households supported through Rehab of Existing Units	0	0
Number of households supported through Acquisition of Existing Units	0	0
Total	48	39

Table 12 – Number of Households Supported

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

The production of new units was impacted by supply chain interruptions and increased costs of goods and services. Acquisition of single-family units as rental or homebuyer units is no longer feasible in most areas of Idaho due to escalating home values. Multifamily rental acquisition and rehabilitation has slowed because preservation activities of existing USDA-RD and Section 8 units has currently slowed down.

Discuss how these outcomes will impact future annual action plans.

Affordable rental housing development activities will continue as market conditions allow and the projects are feasible in the long-term. Homebuyer activities will continue as the market conditions allow and the units remain affordable for low-income homebuyers with annual incomes at or below 80% AMI. In the current market, it is anticipated IHFA will target more of its allocation to rental housing activities.

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

Number of Households Served	CDBG Actual	HOME Actual	HTF Actual
Extremely Low-income	0	7	11
Low-income	0	12	
Moderate-income	0	9	
Total	0	28	

Table 13 – Number of Households Served

Narrative Information

The table above provides a more detailed breakdown of household income levels for both the HOME and the HTF programs. It is noted the National Housing Trust Program is restricted to serving households who at initial occupancy, have an annual income of $\leq 30\%$ AMI. The HOME Program is limited by regulation to serve households with an annual income of $\leq 80\%$ AMI at initial occupancy. See Unique Appendices for completed HTF and HOME units during PY2021 by region.

Worst Case Housing Needs

HUD defines U.S. households spending more than 30 percent of their income on housing as "Cost-burdened". A cost-burdened household can have difficulty affording other necessities such as food, clothing, transportation, and medical care. An estimated 12 million U.S. households now pay more than 50 percent of their annual incomes for housing. A family with one full-time worker earning the minimum wage cannot afford the local fair-market rent for two-bedroom apartment anywhere in the United States. [1] According to the U.S. Census Bureau, 49% of Idaho's renters are defined as Cost burdened[2]. The HOME and HTF funded projects require rent restrictions during the period of affordability which limit the amount of rent a low-income household is required to pay. HOME and HTF funds help increase the number of affordable rent restricted housing units in Idaho to help meet the needs of low-income cost-burdened renters.

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

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

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

The Idaho Balance of State (BOS) Continuum of Care (CoC) (ID-501) Board provides oversight for both CoC and ESG projects. There is always a currently or previously homeless individual serving on the CoC Board. The inclusion of individuals with firsthand experience of homelessness is essential to effective decision making in all CoC policies. The BOS CoC is comprised of 43 of Idaho's 44 counties. Our ESG program serves all of Idaho. As a result, the organizational structure successfully pools the knowledge and experience of all those participating, providing invaluable insight into the housing needs and services of the homeless individuals they serve. Additionally, each CoC and ESG subrecipient is required to have a homeless or formerly homeless member serving on that agency's Board. Subrecipients are also encouraged to provide forums or discussions for participants in their projects to provide feedback and direction regarding program policies and procedures.

Each shelter and homelessness provider implements their own marketing strategies to ensure that their services are known to those in need of the services offered, and are easily accessible. All program subrecipients and sponsors are encouraged to perform outreach within their communities to increase project awareness and access. Outreach may include attending local service provider meetings, partnering with local agencies to pair resources, attending homeless stand down events, locating offices in accessible and visible locations, ensuring community provider lists include current agency information, and locating and engaging with homeless individuals, among other efforts.

Addressing the emergency shelter and transitional housing needs of homeless persons

The need for emergency shelter services is high in Idaho, largely due to the high percentage of rural geography. For this reason, roughly fifty percent (50%) of ESG funds are committed to shelter activities annually. The distribution of these funds is determined based on the response of Idaho's homeless-serving agencies to the funding availability notice and the scoring of each project's application. This allows agencies to demonstrate their capacity to administer grant funds and experience in serving the homeless population. The BOS CoC also addresses the needs of homeless persons by recognizing the benefit and success of rapid re-housing programs. Although this is a form of permanent housing, it is time restricted and can be used as a more efficient alternative to transitional housing. Higher efficiencies result in more people being served, more effectively. The BOS CoC currently funds 22 CoC projects specifically targeting homeless individuals and/or families. Services are associated with these housing projects to ensure individuals and families receive the resources needed to obtain permanent housing and achieve self-sufficiency.

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

In the absence of appropriate and effective intervention efforts and resources, many families and individuals will become homeless as life changes such as loss of employment, lack of affordable housing, loss of support networks, exit from an institution or facility, and other circumstances present themselves. Through the use of ESG funding to support individuals from becoming homeless, we currently dedicate at least 40% of our HPRR funds to Homeless Prevention. The Idaho BoS CoC also directed a substantial amount of ESG-CV funds to coordinate efforts with agencies specifically targeting individuals to prevent homelessness by prioritizing Homeless Prevention funding under the auspice of ESG-CV. The Idaho BOS CoC coordinates with the Idaho Department of Corrections, Idaho Department of Health and Welfare, Idaho Department of Labor, and the State Department of Education to identify areas of concern and support for persons in their systems who may become homeless. For those that experience these misfortunes, recovery can be extremely difficult when disability, controlled substance or alcohol dependency, or other barriers exist. Certain individuals may require more permanent support and services, traditionally associated with permanent housing. The BOS CoC has made permanent housing a priority while serving Idaho's homeless population. All of the BOS CoC housing projects currently operating offer permanent housing options to homeless families and individuals. IHFA does not have a specific "Discharge Coordination Policy", but we utilize the Mainstream Voucher program and coordinate with the local PHA to make mainstream vouchers available to those being directly discharged from institutions.

IHFA and the BOS CoC acknowledge and support the commitment to preventing and ending homelessness displayed by HUD through *Opening Doors*. Whether a participant receives housing and service support through transitional or permanent housing, each agency strives to provide individualized goal-based service planning to increase the likelihood for long-term success, including self-sufficiency; ensure access to a permanent housing plan; and establish support networks and habits that reduce the likelihood of recidivism. These efforts are especially crucial in transitional and rapid re-housing programs to help individuals attain self-sufficiency. The BOS CoC continues to emphasize rapid re-housing during its Continuum of Care Competitions. This emphasis is designed to shorten the length of time that individuals and families experience homelessness.

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 Idaho Balance of State (BOS) CoC uses Homeless Connect, its Coordinated Entry system, to transition homeless persons into permanent housing and independent living, especially the identified target populations (chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth). People experiencing homelessness, especially these priority populations, receive higher scores during assessment, which places them higher on the Homeless Connect queue. As openings become available, those highest in the queue are referred to housing. Service providers then work to rapidly transition households into housing, and work to keep them there.

Of the ESG funding *not* associated with shelter activities, almost 70% is for homelessness prevention and rapid re-housing efforts. These funds can be leveraged with services to assist families or individuals in evaluating their primary causes for being at risk of or becoming homeless. Doing so increases the probability that those receiving assistance will work to break the cycle of homelessness for their household in the future. Education in budgeting, finances, and credit can assist a family or individual in making the changes necessary to successfully maintain permanent housing.

The BOS CoC's Coordinated Entry process uses diversion and prevention efforts to prevent individuals and families from becoming homeless. This effort includes a collaboration of state agencies, homeless network providers, both continuums of care in Idaho, and all others who treat, serve, or interact with the homeless on a regular basis.

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

Actions taken to address the needs of public housing

Households participating in IHFA's Federal Section 8 Housing Choice Voucher Program are eligible to be part of IHFA's Family Self-Sufficiency (FSS) Program. FSS is a voluntary program that helps families become economically independent. The goals include assisting families to become free of all forms of state and federal welfare through employment. Participants may receive an interest-bearing escrow (savings) account that accrues as their household's portion of the rent increases because of an increase in earned-income. This tax-free account is given to the family when they complete their FSS Contract of Participation and are free of welfare for 12 consecutive months.

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

IHFA will hold regional PHA Plan hearings and perform outreach in each area that has an IHFA branch office that administers Section 8 vouchers to encourage participation in a Resident Advisory Board.

Actions taken to provide assistance to troubled PHAs

No Public housing Programs within IHFA's jurisdiction are designated "troubled".

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)

See Unique Appendices.

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

See Unique Appendices.

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

IHFA: Continues to support the education of Idaho's citizens and communities regarding the hazards of lead-based paint. The State of Idaho has not adopted a state lead-based paint hazard reduction program. Because of this, all contractors, developers, real estate agents, and lenders involved in pre-78 residential housing must adhere to the EPA- RRP rule and any other federal oversight. Lead-based paint hazard reduction trainers, renovators, risk assessors, and paint testers, must be certified by EPA and follow the RRP Rule. When HUD funds are used to rehabilitate pre-78 housing, the owners must ensure the RRP is followed as well as HUD's Lead Safe Housing Rule. In many instances, HUD's rule is more stringent than EPA. As the administrator of HOME and HTF funds, which can be used to rehabilitate pre-78 housing, IHFA helps to insure the appropriate level of lead hazard identification and reduction activities are undertaken and program rules are followed.

Action: Whenever an activity includes rehabilitation of pre-78 residential housing, the owner and developer, and general contractor must provide evidence to IHFA they are an EPA-Certified Renovation Firm with an adequate supply EPA-certified renovation contractors in the area in which the project is located, to complete the work.

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

CDBG See Unique Appendices.

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

CDBG See Unique Appendices.

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

CDBG See Unique Appendices.

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

See Unique Appendices.

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

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.

See Unique Appendices.

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.

IDC does not propose any change to its CDBG program objectives from the 2021 annual action plan. IDC will continue to refine the means and/or methods to achieve the goals to best meet the needs of Idaho. Changes are reflected in the Annual Action Plan or Consolidated Plan, and if needed, by an amendment.

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

No

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

CR-50 - HOME 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 §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.

See Attachment - 2021 HOME + HTF Monitoring and Risk Assessment.

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 92.351(b)

During the period of affordability, HOME & HTF-assisted activities with five or more assisted units are required to follow their Affirmative Marketing Plan (AMP), based on requirements at 24 CFR 200.625. Vacant HOME and HTF units are required to be marketed to persons in the market area who are least likely to apply without special outreach without regard to race, age, color, national origin, sex, religion, familial status, sexual orientation, gender identity or disability. Owners update their Affirmative Marketing Plan every 5 years. A review of the affirmative marketing outreach as described in the activity's Affirmative Marketing Plan is a component of compliance monitoring.

PY 2021 Assessment: Twenty-eight (28) HOME & Eleven (11) HTF-assisted units were completed during the program year. Of this total, 8 HOME units were initially occupied by white households who also identified as Hispanic, one American Indian/Alaskan Native. (PR-23 Summary of Accomplishments). In 2021, 20% of new HOME renters identified themselves as Hispanic. In 2021, 38% of HOME homebuyers identified themselves as Hispanic. In 2021, the percentage of Hispanic households in Idaho is 12.8%.

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

HOME & HTF- The 2021 Program year began with \$9,408,630 of HOME program income. Based on the IDIS PR-23, Summary of Accomplishments, the HOME program expended \$4,801,108.57 during the 2021 program year on affordable rental and homebuyer housing development activities. IHFA's HTF program expended \$830,812.94 in PY2021 on affordable housing development for extremely low-income rental housing.

HOME Program Income was disbursed to 8 different homebuyer activities, 8 multifamily rental activities and 1 Single Family Rental activity during PY2021. When the development phase is complete on the homebuyer properties, the non-profit owners will sell the unit to an IHFA-qualified, HOME-eligible buyer whose annual income is ≤80% AMI. Five of the homebuyer activities are owned and developed by

CHDOs serving the cities of Sandpoint, Hailey, Bellevue, and Boise.

The HOME Single Family rental activity located in Hailey will serve a household with an income of $\leq 60\%$ AMI. The HTF Single Family rental activities located in New Meadows will serve households with an annual income of $\leq 30\%$ AMI.

The eight multifamily rental activities that received program income are located in Post Falls, Idaho Falls, Sandpoint, Twin Falls, Burley, Hailey and Caldwell. The 8 multifamily rental projects are funded in partnership with LIHTC and are estimated to create 30 new constructed HOME units, 19 HTF units along with LIHTC units. Because of the LIHTC requirements the HOME units will serve households who have an annual income of $\leq 60\%$ AMI. Because the projects have more than 5 HOME units, the owners will be required to follow their Affirmative Marketing Plan and provide special outreach to those who would be least likely to apply.

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

See Unique Appendices.

CR-56 - HTF 91.520(h)

Describe the extent to which the grantee complied with its approved HTF allocation plan and the requirements of 24 CFR part 93.

During the 2021 program year, IHFA's HTF program continued to follow the approved HTF allocation plan and requirements of 24 CFR 93. During PY2021 several rental activities were underway, and 3 activities were completed: The completed activities are defined as the acquisition and new construction of (5) five 2-bedroom and (2) two 1-bedroom multi-family rental units in Post Falls, (4) four 3-bedroom single family rental units in New Meadows. The units were initially occupied by (7) single-parent head of household, (2) Elderly, (1) Single, non Elderly, and (1) other.

Tenure Type	0 – 30% AMI	0% of 30+ to poverty line (when poverty line is higher than 30% AMI)	% of the higher of 30+ AMI or poverty line to 50% AMI	Total Occupied Units	Units Completed, Not Occupied	Total Completed Units
Rental	11	0	0	11	0	11
Homebuyer	0	0	0	0	0	0

Table 15 - CR-56 HTF Units in HTF activities completed during the period

CR-58 – Section 3

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

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

Table 14 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers					
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.					
Direct, on-the job training (including apprenticeships).					
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.					
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).					
Outreach efforts to identify and secure bids from Section 3 business concerns.	1				
Technical assistance to help Section 3 business concerns understand and bid on contracts.					
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.					
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.					
Held one or more job fairs.					
Provided or connected residents with supportive services that can provide direct services or referrals.					
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.					
Assisted residents with finding child care.					
Assisted residents to apply for, or attend community college or a four year educational institution.					
Assisted residents to apply for, or attend vocational/technical training.					
Assisted residents to obtain financial literacy training and/or coaching.					
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.					
Provided or connected residents with training on computer use or online technologies.					
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.					
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	1				

Other.					
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Table 15 – Qualitative Efforts - Number of Activities by Program

Narrative

HOME & HTF did not have any projects complete in PY2021 subject to 24 CFR Part 75.

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	IDAHO
Organizational DUNS Number	070022439
UEI	
EIN/TIN Number	820302333
Identify the Field Office	PORTLAND
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	Boise/Ada County CoC

ESG Contact Name

Prefix	Mr
First Name	Brady
Middle Name	
Last Name	Ellis
Suffix	
Title	Vice-President Housing Support Programs

ESG Contact Address

Street Address 1	565 W. Myrtle
Street Address 2	
City	Boise
State	ID
ZIP Code	-
Phone Number	2083314839
Extension	
Fax Number	
Email Address	BradyE@ihfa.org

ESG Secondary Contact

Prefix
First Name
Last Name
Suffix
Title
Phone Number
Extension
Email Address

2. Reporting Period—All Recipients Complete

Program Year Start Date 04/01/2021
Program Year End Date 03/31/2022

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name: ST. VINCENT DE PAUL
City: Coeur D Alene
State: ID
Zip Code: 83814, 3240
DUNS Number: 803834811
UEI:
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Faith-Based Organization
ESG Subgrant or Contract Award Amount: 140241

Subrecipient or Contractor Name: AID FOR FRIENDS
City: Pocatello
State: ID
Zip Code: 83201, 5723
DUNS Number:
UEI:
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Other Non-Profit Organization
ESG Subgrant or Contract Award Amount: 71240

Subrecipient or Contractor Name: SOUTH CENTRAL COMMUNITY ACTION PARTNERSHIP

City: Twin Falls

State: ID

Zip Code: 83301, 5527

DUNS Number: 070023569

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 35000

Subrecipient or Contractor Name: ADVOCATES AGAINST FAMILY VIOLENCE

City: Caldwell

State: ID

Zip Code: 83606, 1496

DUNS Number:

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 60000

Subrecipient or Contractor Name: SouthEastern Idaho Community Action Agency

City: Pocatello

State: ID

Zip Code: 83201, 5787

DUNS Number: 964890136

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 30000

Subrecipient or Contractor Name: IDAHO HOUSING AND FINANCE ASSOCIATION

City: Boise

State: ID

Zip Code: ,

DUNS Number: 070022439

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 93454

Subrecipient or Contractor Name: CATCH, INC.

City: Boise

State: ID

Zip Code: ,

DUNS Number: 013858893

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 170000

Subrecipient or Contractor Name: ONEIDA CRISIS CENTER, INC

City: Malad

State: ID

Zip Code: 83252, 0174

DUNS Number: 614845068

UEI:

Is subrecipient a victim services provider: Y

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 22100

Subrecipient or Contractor Name: BANNOCK YOUTH FOUNDATION

City: Pocatello

State: ID

Zip Code: 83204, 3053

DUNS Number: 795715754

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 21512

Subrecipient or Contractor Name: Lemhi County Crisis Intervention

City: Salmon

State: ID

Zip Code: 83467, 4318

DUNS Number: 006208693

UEI:

Is subrecipient a victim services provider: Y

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 45000

Subrecipient or Contractor Name: Family Promise of the Palouse

City: Moscow

State: ID

Zip Code: 83843, 8901

DUNS Number: 078804880

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 25000

Subrecipient or Contractor Name: Family Services Alliance

City: Pocatello

State: ID

Zip Code: 83204, 3306

DUNS Number: 156384963

UEI:

Is subrecipient a victim services provider: Y

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 33000

Subrecipient or Contractor Name: Family Promise of North Idaho

City: Coeur D Alene

State: ID

Zip Code: 83816, 2529

DUNS Number: 625723916

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 15000

Subrecipient or Contractor Name: Safe Passage

City: Coeur D Alene

State: ID

Zip Code: 83814, 3059

DUNS Number: 165918210

UEI:

Is subrecipient a victim services provider: Y

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 32000

Subrecipient or Contractor Name: Jesse Tree
City: Boise
State: ID
Zip Code: 83702, 6920
DUNS Number: 104204842
UEI:
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Other Non-Profit Organization
ESG Subgrant or Contract Award Amount: 147000

Subrecipient or Contractor Name: Salvation Army Nampa
City: Nampa
State: ID
Zip Code: 83651, 4247
DUNS Number: 181980988
UEI:
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Faith-Based Organization
ESG Subgrant or Contract Award Amount: 31000

Subrecipient or Contractor Name: Volunteers Against Violence
City: Twin Falls
State: ID
Zip Code: 83301, 6053
DUNS Number: 794424184
UEI:
Is subrecipient a victim services provider: Y
Subrecipient Organization Type: Other Non-Profit Organization
ESG Subgrant or Contract Award Amount: 76601

Subrecipient or Contractor Name: Salvation Army Lewiston
City: Lewiston
State: ID
Zip Code: 83501, 7046
DUNS Number: 074629460
UEI:
Is subrecipient a victim services provider: N
Subrecipient Organization Type: Faith-Based Organization
ESG Subgrant or Contract Award Amount: 18000

Subrecipient or Contractor Name: YWCA of Lewiston, ID-Clarkston, WA

City: Lewiston

State: ID

Zip Code: 83501, 1820

DUNS Number:

UEI:

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Faith-Based Organization

ESG Subgrant or Contract Award Amount: 25000

CR-65 - Persons Assisted

4. Persons Served

4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 16 – Household Information for Homeless Prevention Activities

4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 17 – Household Information for Rapid Re-Housing Activities

4c. Complete for Shelter

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 18 – Shelter Information

4d. Street Outreach

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 19 – Household Information for Street Outreach

4e. Totals for all Persons Served with ESG

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 20 – Household Information for Persons Served with ESG

5. Gender—Complete for All Activities

	Total
Male	
Female	
Transgender	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 21 – Gender Information

6. Age—Complete for All Activities

	Total
Under 18	
18-24	
25 and over	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 22 – Age Information

7. Special Populations Served—Complete for All Activities

Number of Persons in Households

Subpopulation	Total	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters
Veterans				
Victims of Domestic Violence				
Elderly				
HIV/AIDS				
Chronically Homeless				
Persons with Disabilities:				
Severely Mentally Ill				
Chronic Substance Abuse				
Other Disability				
Total (unduplicated if possible)				

Table 23 – Special Population Served

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

10. Shelter Utilization

Number of New Units - Rehabbed	0
Number of New Units - Conversion	0
Total Number of bed-nights available	86,785
Total Number of bed-nights provided	44,520
Capacity Utilization	51.30%

Table 24 – Shelter Capacity

11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

CR-75 – Expenditures

11. Expenditures

11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Prevention under Emergency Shelter Grants Program	0	0	0
Subtotal Homelessness Prevention	0	0	0

Table 25 – ESG Expenditures for Homelessness Prevention

11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Assistance under Emergency Shelter Grants Program	0	0	0
Subtotal Rapid Re-Housing	0	0	0

Table 26 – ESG Expenditures for Rapid Re-Housing

11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Essential Services	0	0	0
Operations	0	0	0
Renovation	0	0	0

Major Rehab	0	0	0
Conversion	0	0	0
Subtotal	0	0	0

Table 27 – ESG Expenditures for Emergency Shelter

11d. Other Grant Expenditures

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Street Outreach	0	0	0
HMIS	0	0	0
Administration	0	0	0

Table 28 - Other Grant Expenditures

11e. Total ESG Grant Funds

Total ESG Funds Expended	2019	2020	2021
	0	0	0

Table 29 - Total ESG Funds Expended

11f. Match Source

	2019	2020	2021
Other Non-ESG HUD Funds	0	0	0
Other Federal Funds	0	0	0
State Government	0	0	0
Local Government	0	0	0

Private Funds	0	0	0
Other	0	0	0
Fees	0	0	0
Program Income	0	0	0
Total Match Amount	0	0	0

Table 30 - Other Funds Expended on Eligible ESG Activities

11g. Total

Total Amount of Funds Expended on ESG Activities	2019	2020	2021
	0	0	0

Table 31 - Total Amount of Funds Expended on ESG Activities