



City of Dallas

FY 2025-26 HUD Consolidated Plan Budget Development

2025 Neighborhood Public Meetings

**Grant Administration Division
Budget and Management Services**



Presentation Overview



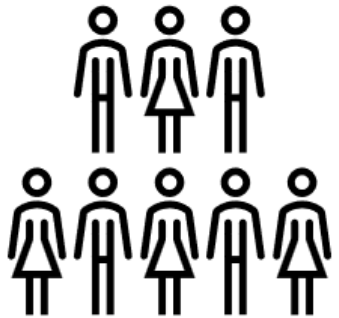
- Background
- U.S. Department of Housing and Urban Development (HUD) - Consolidated Plan Grants Overview
 - CDBG ■ HOME ■ ESG ■ HOPWA
- Consolidated Plan Timeline
- Resident Participation/Input Opportunities
- Funding Opportunities
- Questions/Comments



Background: HUD Con Plan Requirements



General HUD Grant Requirements

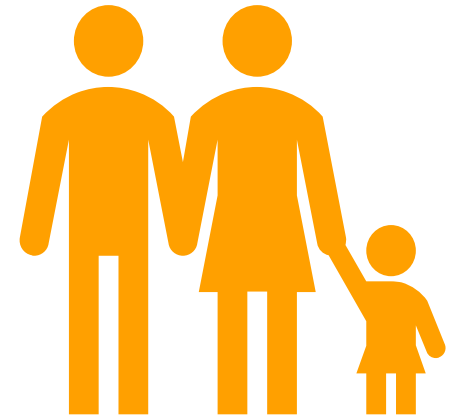


**Population of 50,000
or more**



City of Dallas

**Submit Annual Action
Plan to HUD**



**Benefit Low-and
Moderate- Income
Persons**



Background: HUD Con Plan Requirements



Affirmatively Further Fair Housing



EQUAL HOUSING
OPPORTUNITY

Promote Fair Housing opportunities to residents of Dallas regardless of:

Sex, Race, Color, Religion, National Origin, Disability, Familial Status, and Sexual Orientation



Background: HUD Con Plan Grants



Department of Housing and Urban Development (HUD) offers numerous federal programs to eligible grantees for community development and affordable housing

- Key feature of these grants is ability to choose how funds will be used



CDBG

Community
Development Block
Grant



HOME

HOME Investment
Partnerships Program



ESG

Emergency Solutions
Grant



HOPWA

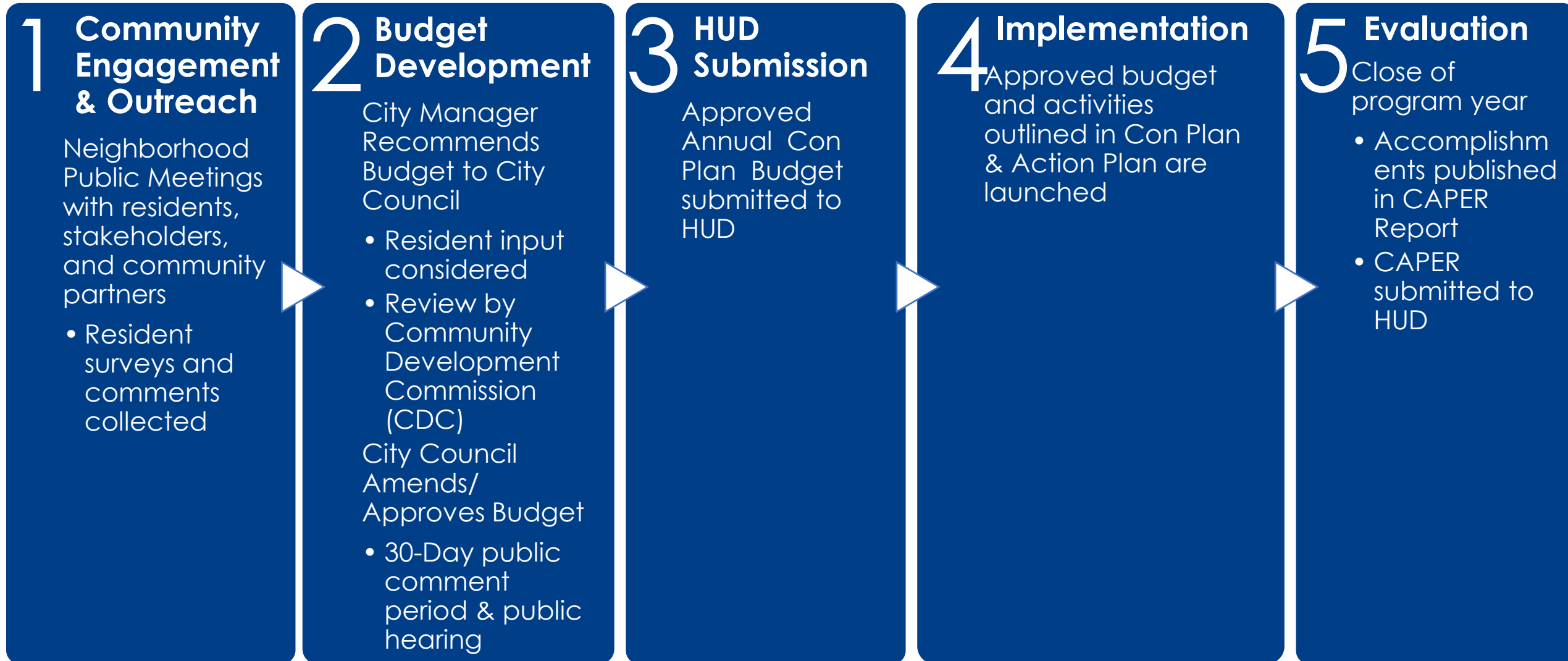
Housing
Opportunities for
Persons with Aids

4 Consolidated Grant Programs



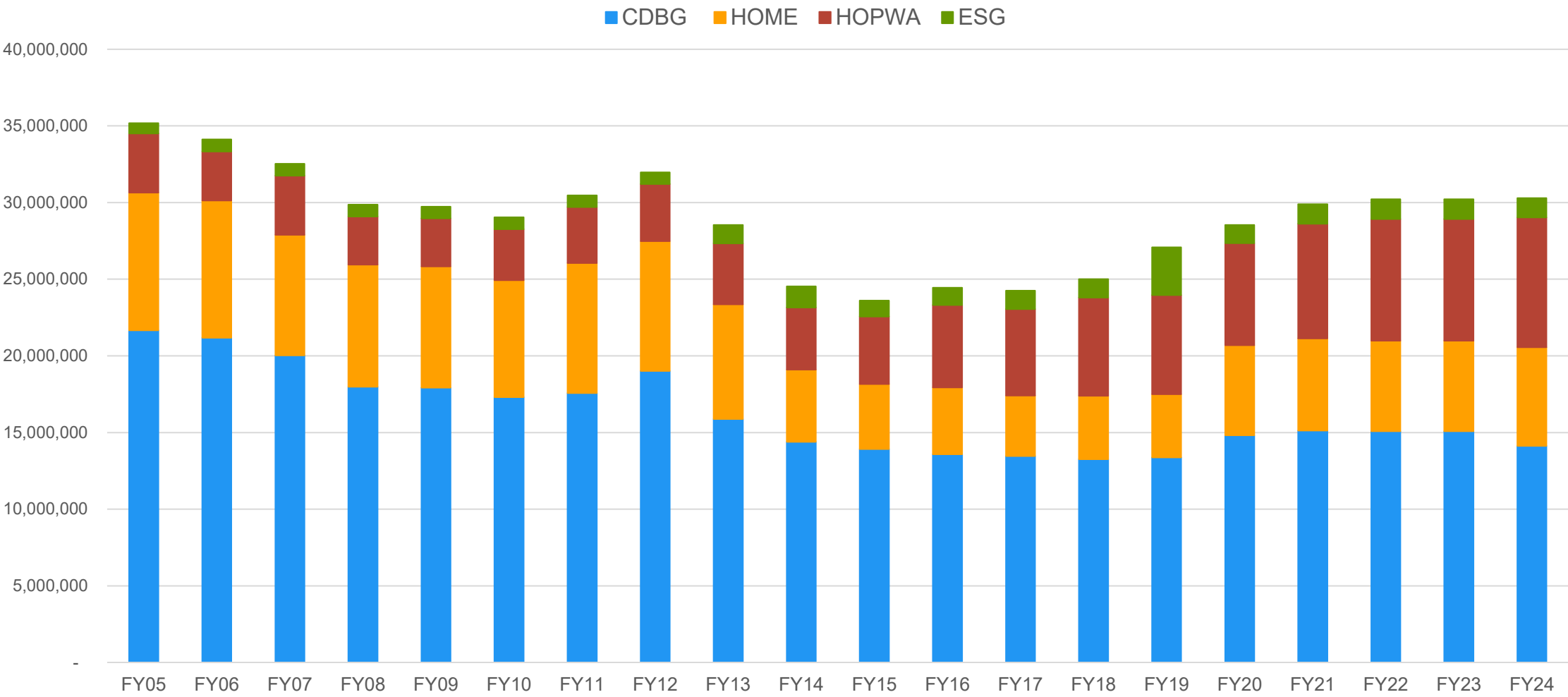


Background: HUD Con Plan Development Process





Background: Funding History



FY 2025-26 Consolidated Plan Funds



- Grant amounts for FY 2025-26 are not yet available
- “Level Funding” will be assumed to begin the FY 2025-26 budget development process while awaiting HUD notification of grant amounts



Overview: Identified Needs



The City has identified specific areas in the community that require attention and improvement



- In collaboration with resident input, City determines which activities will best serve needs of the community based on HUD's broad range of eligible activities



5-Year Consolidated Plan



5-Year Consolidated Plan

(Submitted to HUD August 2024)

Annual Action Plans

(Application/budget submitted to HUD to receive annual grant funds)

Year 1

FY 2024-25

(Submitted
August
2024)

Year 2

FY 2025-26

(Will submit
August
2025)

Year 3

FY 2026-27

(Will submit
August
2026)

Year 4

FY 2027-28

(Will submit
August
2027)

Year 5

FY 2028-29

(Will submit
August
2028)



Overview: HUD Income Limits



U.S. Department of Housing & Urban Development (HUD)
FY 2024 Income Limits Summary
Applicable to CDBG, CDBG-DR & NSP Programs
(Effective May 1, 2024)

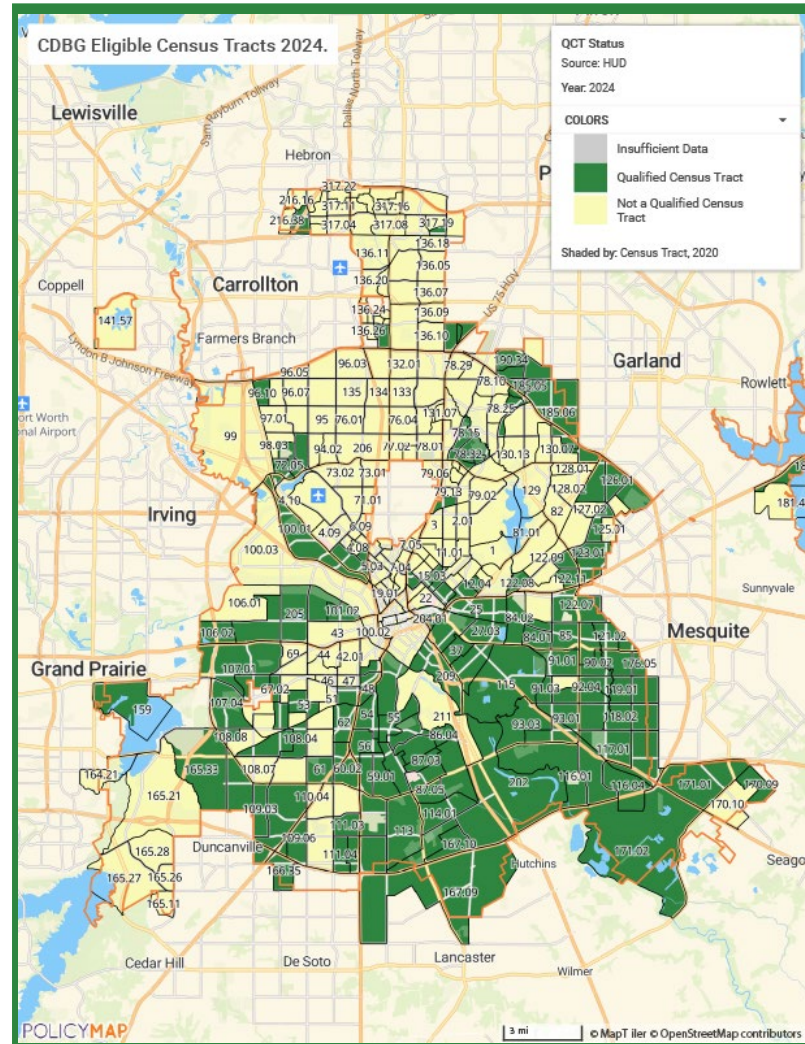
FY 2024 Income Limit Area	Median Family Income	FY 2024 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Dallas, TX HUD Metro FMR Area	\$110,300	Very Low (50%) Income Limits (\$)	38,650	44,150	49,650	55,150	59,600	64,000	68,400	72,800
		Extremely Low Income Limits (\$)*	23,200	26,500	29,800	33,100	36,580	41,960	47,340	52,720
		Low (80%) Income Limits (\$)	61,800	70,600	79,450	88,250	95,350	102,400	109,450	116,500



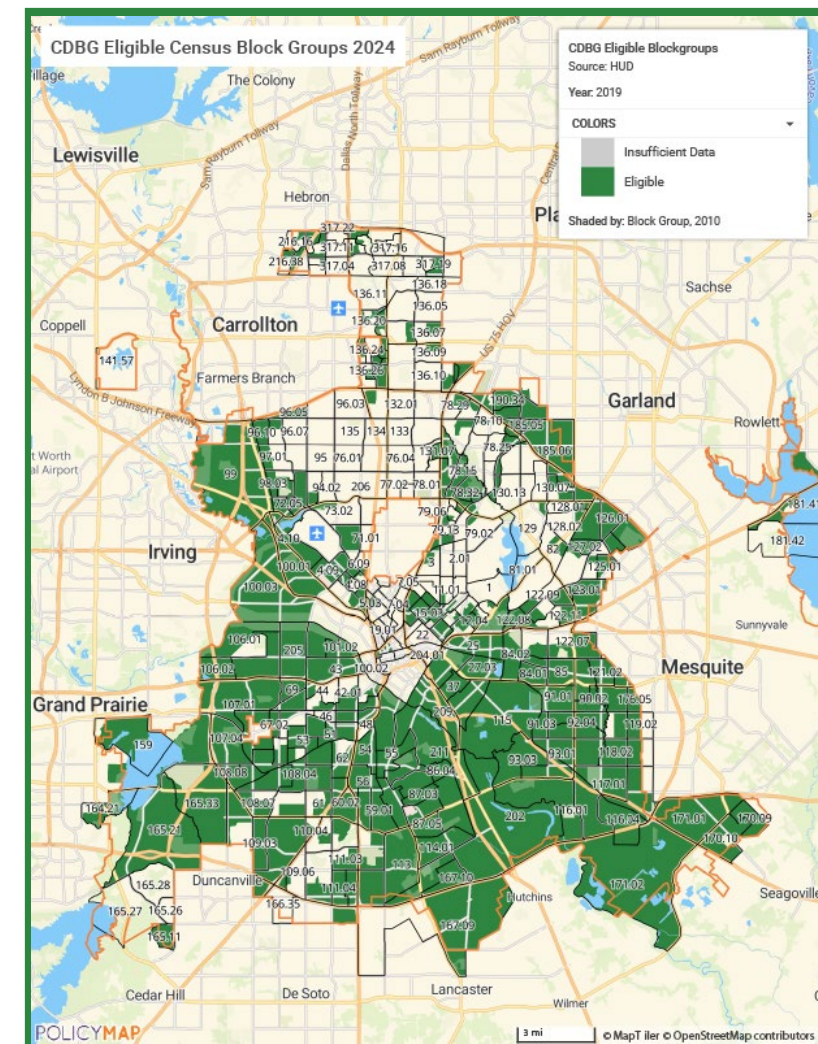
Overview: CDBG 2024 Eligible Census Tracts & Block Groups



Eligible Census Tracts



Eligible Census Block Groups



Overview: CDBG



Overview

Most Flexible Grant

More eligible categories

Eligibility based on specific program requirements

May Include

Low/moderate income persons who may apply directly for services

Low/moderate income areas

Partnership with Non-profit 501 (c)(3) organizations

Partnership with For profit businesses

Eligible Activities

- | | | |
|---|--|--|
| <ul style="list-style-type: none">• Acquisition of Real Property• Disposition• Public Facilities & Improvements• Clearance• Public Services Interim Assistance• Relocation• Loss of Rental Income | <ul style="list-style-type: none">• Privately-Owned Utilities• Rehabilitation• Construction of Housing• Code Enforcement• Special Economic Development Activities• Microenterprise Assistance• Special Activities by Community-Based | <ul style="list-style-type: none">• Development Organization (CBDOS)• Homeownership Assistance• Planning and Capacity Building• Program Administration Costs• Miscellaneous Other Activities |
|---|--|--|



Overview: CDBG



- CDBG has multiple eligible categories for programs and services such as childcare, housing, and public/capital improvements, including public facilities and infrastructure projects
- The approved FY 2024-25 CDBG budget includes \$2.3 million for public improvements
 - Projects may be carried out by the City or nonprofit organizations



Overview: CDBG- Public Improvements for Nonprofits – HUD Rules



- To be eligible for public improvement funds, HUD rules require that nonprofit organizations:
 - Either own the facility or have a lease in place with a term of no less than 15 years
 - Be open for use by the general public
 - Provide an eligible public service for at least 5 years, after the project has been completed
 - Comply with other Federal regulations such as Environmental Reviews, Davis-Bacon Labor Standards, and Section 3 Requirements
 - Be a 501(c)(3) Organization



Overview: CDBG- Public Improvement for Nonprofits – City of Dallas Requirements



- City Council policy (adopted in 2010, amended in 2020) added additional criteria to HUD requirements for nonprofits
 - **Spending Cap** – total amount of CDBG funds allocated for nonprofit public improvement projects each year cannot exceed 5% of the total CDBG fiscal year budget
 - **Match Requirement** – funds awarded must be matched with 25% of the nonprofit's available cash or cash equivalents, in-kind contributions, donations, and/or volunteer services
 - **Back-to-Back Funding** – nonprofits cannot be awarded funds for public improvements two fiscal year in a row
 - **Liens** – liens placed on real property by the City to secure performance of any CDBG funded public improvement must be in first lien position



Overview: CDBG- Public Improvement for Nonprofits – City of Dallas Requirements



- City Council policy (adopted in 2010, amended in 2020) added additional criteria to HUD requirements for nonprofits
 - **Capacity/ability** – to start project within 90 days of execution of the contract
 - **Comply** – with other Federal regulations such as Environmental Reviews, Davis-Bacon Labor Standards, and Section 3 Requirements
 - Be a 501(c)(3) Organization



Overview: CDBG - Public Improvement for Nonprofits – Notice of Funding Availability



- A Notice of Funding Availability (NOFA) solicitation opportunity is expected to be issued by late Spring 2025
- To participate, nonprofit organization must be registered as a vendor with the City
- Responses will be submitted through Bonfire, the City's solicitation portal



Overview: CDBG Accomplishments



Community Development Block Grant (CDBG) funds were used to provide an array of services to a total of **11,551** people for Public Services

FY 2019-20 through FY 2023-24 Accomplishments

Youth Programs

Community Courts

Overcoming Barriers to Work

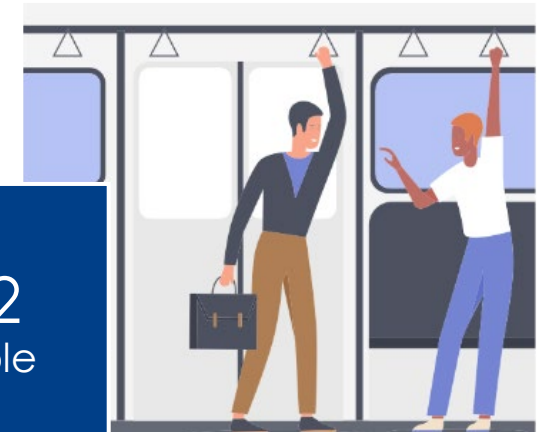
8,067
People



2,842
People



642
People



Overview: CDBG Accomplishments



Community Development Block Grant (CDBG) funds were used to provide an array of services to a total of **1,568** households for Housing and a total of **243,982** people for Public Improvements

FY 2019-20 through FY 2023-24 Accomplishments

Home Improvement (HIPP)



127
Households

Housing Development (RDALP)



1,372
Households

Homebuyers Assistance (DHAP)



69
Households

Public Improvements



243,982
People



Overview: CDBG Accomplishments

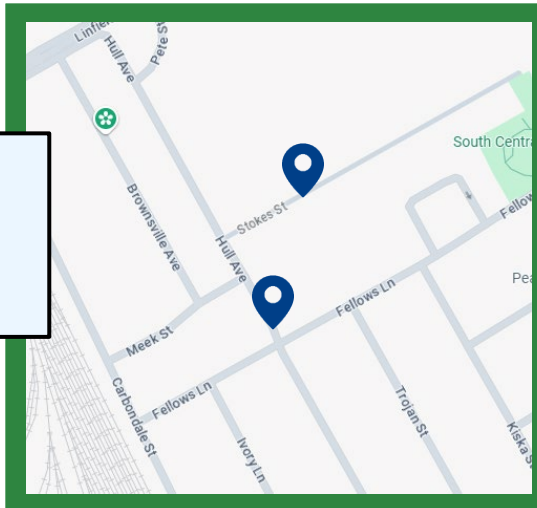


Ongoing Public Improvement Projects:

Joppa Area

- 4600 block of Stokes Street, from Hull Avenue to the end of Stokes Street, in Dallas, Texas, 75216
 - Scope of work: Street paving, storm water drainage, sidewalks, driveway approaches, and replacement of water and wastewater systems
- 7600 to 7900 block of Hull Avenue, from 300 feet of Linfield Road to Burma Road, Dallas, Texas, 75216
 - Scope of work: Street paving, storm water drainage, sidewalks, driveway approaches, and replacement of water and wastewater systems

Estimated
Household
Impact: **6,980**

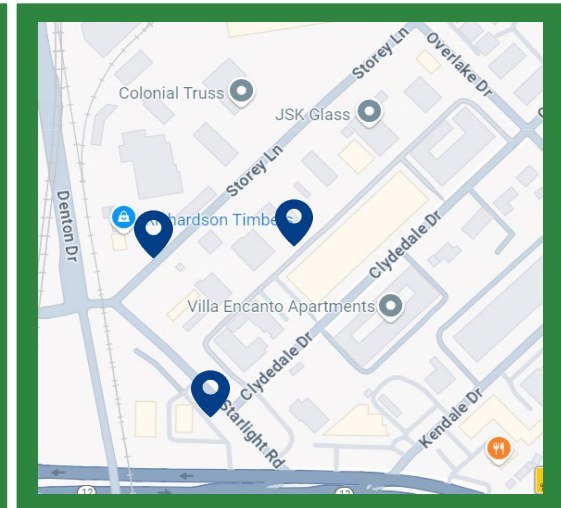
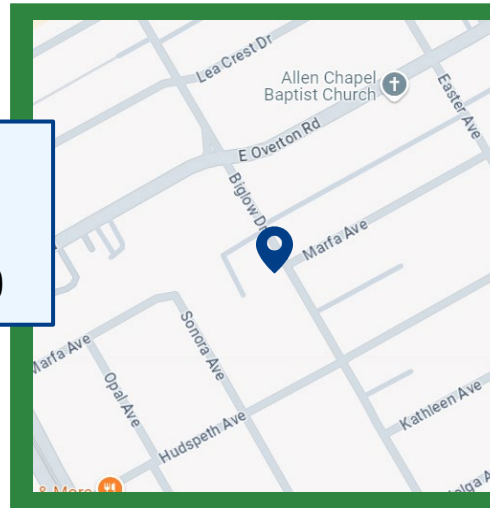


Estimated
Household
Impact: **39,870**

Public Improvement Projects include:

Sidewalk Improvements

- 2800 Block of Clydedale Drive from Star Light Rd. to Overlake Drive Dallas, Texas 75220
- 2900 of Kendale Drive from Lakedale Apartment Entrance to Overlake Drive Dallas, Texas 75220
- 9900 Block of Overlake Drive from Clydedale Drive to Kendale, Dallas, Texas 75220
- 3500 to 3700 block of Biglow Drive from Hudspeth Avenue to E. Overton Road, Dallas, Texas 75216



Overview: CDBG Accomplishments

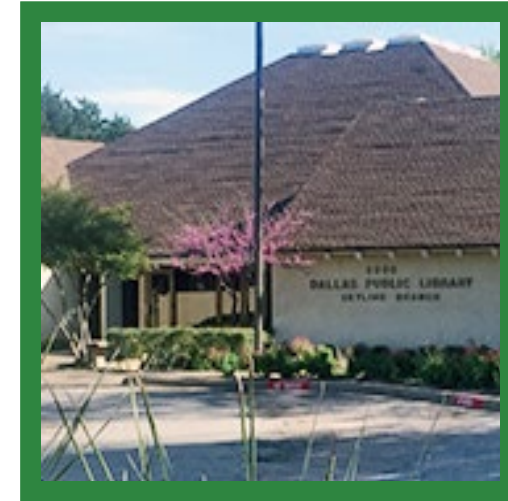


Public Improvement Projects include:

ADA Improvements

- Arcadia Park
- Skyline Branch Library
- Polk Wisdom Library
- South Dallas Cultural Center
- Central Service Center

Estimated
Household
Impact: **58,217**



Overview: CDBG Accomplishments



Affordable Housing Developments funded FY 2019-20 through FY 2023-24



Palladium Redbird

District 8
300 Units



The Galbraith

District 14
217 Units



Estates at Shiloh

District 9
264 Units



Green Haus

District 2
24 Units



Westmoreland Station

District 3
248 Units



MidPark Towers

District 11
202 Units



St. Jude Central Park

District 11
180 Units



Overview: CDBG Accomplishments



Affordable Housing Developments funded FY 2019-20 through FY 2023-24



Kiva East

District 2
87 Units



Armonia

District 6
15 Units



Notre Dame Place

District 8
99 Units



Builders of Hope

District (Varies)
20 Units



Jaipur Lofts

District 2
71 Units



The Park at North Point

District 6
400 Units



Question #1



The City allocates grant funds to address human and social service needs, including affordable childcare, after school care, and community-based services (such as employment assistance, education, health services, etc.) for adults?

In your opinion, which of the following need is most important?

- ☐ Affordable Childcare
- ☐ After-school/Out of school Care
- ☐ Community-based services for adults



Question #2



Which housing programs do you believe the City should support the most to increase accessibility and supply of affordable, high-quality housing for residents of Dallas?

- a) Create new homeowners through the homebuyer assistance program.
- b) Rehabilitate and/or reconstruct existing single-family and multi-family housing
- c) Develop new housing units
- d) All of the above



Overview: HOME



Overview

100% of funds must be used for housing activities

Eligibility based on specific program requirements

Minimum 15% of funds must be set-aside for Community Housing Development Organizations (CHDO's)*

May Include

Low-income individuals seeking financial assistance to purchase a home

Non-profit 501(c)(3) organizations

Developers

Eligible Activities

- **Homeowner Rehabilitation**
- **Homebuyer Assistance**
- **Acquisition**
- **Tenant-Based Rental Assistance**
- **Single Family Development**
- **Multifamily Development**



*CHDO: Certified non-profits that produce affordable housing in partnership with the City



Overview: HOME Accomplishments



Home Investment Partnership Program (HOME) funds were used to provide services to a total of **1,085** households for Housing Programs

FY 2019-20 through FY 2023-24 Accomplishments

Housing Development (CHDO* & RDALP*)

1,016
Households



Homebuyers Assistance (DHAP)

69
Households



*Community Housing Development Organizations (CHDO): Certified non-profits that produce affordable housing in partnership with the City

*Residential Development Acquisition Loan Program (RDALP): Provides for profit and nonprofit organizations with loans and grants for acquisition, relocation, rehabilitation, and demolition to support affordable housing





Overview: HOME Accomplishments



New Homebuyers in DHAP Program



Question #3



The City should continue allocating grant funds for projects aimed at enhancing public infrastructure in eligible areas, specifically racially and ethnically concentrated areas of poverty (R/ECAPs)?

(These projects may include repairing sidewalks and streets, enhancing accessibility for individuals with disabilities and providing funding for the revitalization of non-profit facilities).

- a) Strongly Agree
- b) Agree
- c) Neutral
- d) Disagree
- e) Strongly Disagree

*R/ECAP: Areas that have a nonwhite population of 50% or more and a poverty rate of 40% or more (extreme poverty)



Overview: ESG



Overview

100% of funds must be used to prevent homelessness and to assist those already homeless

Individuals cannot receive funds directly, must apply through a contracted organization

Combined total of Street Outreach and Emergency Shelter can not exceed 60% of total grant allocation.

May Include

Nonprofit agencies, 501 (c) (3) [Required]

Eligible Activities

- **Street Outreach**
- **Emergency Shelter**
- **Homelessness Prevention**
- **Homeless Management Information System HMIS**
- **Administrative Activities**
- **Rapid Re-Housing**



Overview: ESG Accomplishments



Emergency Solutions Grant (ESG) funds were used to provide an array of services to a total of **45,011** people experiencing homelessness and those at risk of homelessness

FY 2019-20 through FY 2023-24 Accomplishments

Emergency Shelter Operations

35,369
People



Rapid Re-Housing

2,587
People



Street Outreach

5,947
People



Homeless Prevention

1,108
People



Question #4



Which services should the city concentrate on to tackle homelessness and cater to the needs of those without shelter in Dallas?

- a) Shelter operations support
- b) Street outreach
- c) Homeless prevention programs,
- d) Housing placement programs
- e) All of the above



Overview: HOPWA



Overview

100% of funds must be used to provide housing and/or supportive services to individuals (and/or family members) who have a medical diagnosis and are low-income

Individuals cannot receive funds directly, must apply through a contracted organization

May Include

Nonprofit agencies, 501(c)(3) [Required]

Eligible Activities

- **Tenant-Based Rental Assistance**
- **Short-Term Housing Assistance**
- **Facility-Based Housing Assistance**
- **Supportive Services**
- **Housing Information Services**
- **Resource Identification Services**
- **Acquisition, rehabilitation, conversion, lease, and repair of facilities**
- **New Construction**
- **Operating Costs**



Overview: HOPWA Accomplishments



Housing Opportunities for Persons with AIDS (HOPWA) grant funds assisted **5,924** people and their households living with HIV/AIDS in the Dallas EMSA*

FY 2019-20 through FY 2023-24 Accomplishments

Facility Based Housing



Housing Information/ Resource Identification



Rental Assistance



Supportive Services



*Dallas EMSA: Dallas Eligible Metropolitan Statistical Area, which includes Collin, Dallas, Denton, Ellis, Hunt, Kaufman, and Rockwall counties



Question #5



Do you agree or disagree with the following:

The City should continue funding the following services that help and provide supportive services to improve the housing stability, health outcomes, and overall well-being of those affected by HIV/AIDS?

(Services include (1) Rental Assistance, (2) Housing Placement and Supportive Services, (3) Facility Based Housing, (4) Housing Information Services)

- a) Strongly Agree
- b) Agree
- c) Neutral
- d) Disagree
- e) Strongly Disagree



Consolidated Plan Timeline



January 9-23, 2025	Public Input Meetings
February 28, 2025	Deadline for comment forms
March 2025	Community Development Commission (CDC) reviews City Manager's recommended budget
April 2025	CDC recommends budget and amendments to City Council
April & May 2025	City Council review of budget
May 2025	Preliminary adoption by City Council
May & June 2025	Public Review 30-Day Comment Period Public Hearing before City Council
June 2025	Final adoption by City Council
August 2025	Submit plan to HUD
October 2025	Implement Plan



Participation



How to participate in the development process?

- Submit written comment(s)



Neighborhood
Public Hearing



Online



U.S. Mail



Complete Survey



In-Person directly
to our office

Verbal comments by appearing in-person to speak before Community Development Commission at monthly meeting or before City Council at public hearings



Input Opportunities



Comments to identify potential uses not currently in the Consolidated Plan may be Submitted via:

- Mail comments to:
City of Dallas
Budget & Management
Services/Grant
Administration Division
1500 Marilla Street, Room
4FS
Dallas, TX 75201

Mail



- Take Community
Survey Online at:



<https://bit.ly/CDSurvey2>

- Email comments to:
ofscommunitydevelopment@dallas.gov

Online



- Comment during Virtual Public
Meetings

- Speak at Community
Development Commission
monthly meetings or City
Council public hearings

- Call 214-670-4557 to make a
comment to Budget &
Management Services

Verbal



- Comment forms received by February 28, 2025, will be considered in the development of the FY 2025-26 Consolidated Plan Budget
- Submission of a Comment Form does not guarantee funding



Question #6



How did you learn about the Neighborhood Public Meeting?

- a) Newspaper
- b) Flyer / Poster
- c) Social Media
- d) Promotional Videos
- e) City of Dallas Website
- f) Email
- g) City of Dallas TV Chanel
- h) City Facilities (Library & Rec Centers)
- i) City Officials
- j) Neighborhood Associations
- k) Neighborhood Business
- l) Other : _____





Funding Opportunities



Doing Business with the City

- Register as a vendor on-line at:
 - <https://bit.ly/DBonfire>
 - Contact the Office of Procurement Services at (214) 670-3326
- Notification of all Request for Bids (RFB) and Request for Proposals (RFP) are published in the Dallas Morning News Classified Section every Thursday and on the Procurement Services web site:
 - <https://bit.ly/CODProc>



Connect with us



Get Social with Us...

@dallascommdev



Question #7



Do you agree or disagree with the following statement? This presentation has been helpful and informative.

- a) Strongly Agree
- b) Agree
- c) Neutral
- d) Disagree
- e) Strongly Disagree



Question #8



Please provide your ZIP Code:

ZIP Code:

0

1

2

3

4







City of Dallas

FY 2025-26 HUD Consolidated Plan Budget Development

2025 Neighborhood Public Meetings

Grant Administration Division
Budget and Management Services