

City of Albuquerque

2018-2022 Consolidated Plan 2018-2019 Action Plan

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Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

Albuquerque is a City at a crossroads. Since the economic recession and disastrous housing crisis of 2008, home values, employment rates, and income levels have generally rebounded. However, this forward progress has left some segments of the community behind. Instead of helping residents merely keep pace by coping with the effects of poverty, the City and its community partners have a clear opportunity to help them move forward by mitigating the root causes of housing insecurity and generational poverty. In housing and community development planning processes and the resultant documents, descriptors such as “cost-burdened,” “vulnerable,” and “precariously housed” refer to residents who endure “housing problems,” “blight,” “poverty,” “discrimination” and “segregation.” While these terms are understandable and necessary in the context of a planning framework, the reality of the conditions they describe is unacceptable and must be deliberately addressed. This 2018-2022 Consolidated Plan (Plan) sets forth a new lexicon of forward-looking programmatic concepts intended to foster stability and mobility, helping vulnerable communities become stable communities—stably housed and stably employed—places where all residents may advance toward economic opportunity and a better quality of life.

The Plan is necessary to secure Federal Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) funds, and Emergency Solutions Grants (ESG) funds. The Plan provides the U.S. Department of Housing and Urban Development (HUD) with a comprehensive assessment of the City’s housing and community development needs and outlines the City’s priorities, objectives and strategies for the investment of CDBG, HOME, and ESG funds to address these needs over the next five years, beginning July 1, 2018 and ending June 30, 2023.

The City receives CDBG, HOME, and ESG funds from HUD on a formula basis each year, and in turn, implements projects and activities in furtherance of the goals of the Consolidated Plan. These projects are delineated in each year’s Action Plan prepared and submitted to HUD prior to each program year. The CDBG, HOME and ESG programs generally provide for a wide range of eligible activities for the benefit of low- and moderate-income Albuquerque residents, as discussed below.

Community Development Block Grant (CDBG)

The Housing and Community Development Act of 1974 created the CDBG Program with three primary objectives against which HUD evaluates the Consolidated Plan and the City’s

performance under the Plan. Those primary objectives are decent housing, suitable living environments, and expanded economic opportunities for low- and moderate-income persons. The CDBG regulations require that each activity meet one of the following national objectives:

- Benefit low- and moderate-income persons;
- Aid in the prevention or elimination of slums and blight; or
- Meet other community development needs having a particular urgency (usually the result of a natural disaster).

HOME Investment Partnerships (HOME)

The Cranston-Gonzalez National Affordable Housing Act of 1990 created the HOME program to expand the supply of affordable housing for low- and moderate-income households. Often used in partnership with local nonprofit housing development organizations, the HOME program can support a wide range of affordable housing activities, including building, buying, and/or rehabilitating rental and ownership housing or providing direct rental assistance to low- and moderate-income people.

Emergency Solutions Grants (ESG)

The Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act) amended the McKinney-Vento Homeless Assistance Act, revising the Emergency Shelter Grants Program in significant ways and renaming it the Emergency Solutions Grants (ESG) program. The ESG Interim Rule took effect on January 4, 2012. The change in the program's name, from Emergency Shelter Grants to Emergency Solutions Grants, reflects the change in the program's focus from addressing the needs of homeless people in emergency or transitional shelters to assisting people to quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness.

2018-2019 Action Plan Resources

For the 2018-2019 program year, the City will receive \$4,460,081 of CDBG funds, \$2,147,996 of HOME funds, and \$357,711 of ESG funds. In addition to the 2018-2019 grants from HUD, the Action Plan includes \$115,000 of CDBG program income, \$8,406,592 of prior year(s) CDBG funds, \$1,128,908 of HOME program income, and \$4,599,588 of prior year(s) HOME funds. In this Action Plan, the City is also allocating \$3,059,862 of General Funds and \$4,565,154 of Workforce Housing Trust Fund (WFHTF) proceeds. It is anticipated that the total investment in programs and projects covered by the Consolidated Plan for the 2018-2019 Action Plan will be \$28,840,892.

2018-2019 Action Plan Projects

Project	Action Plan Funding
1. Affordable Housing Development – Rental	HOME: \$4,881,044
	WFHTF: \$4,565,154
2. Affordable Housing Preservation – Rental	CDBG: \$3,200,918
	HOME: \$1,000,000
3. Affordable Housing Preservation – Ownership	CDBG: \$750,000
4. Affordable Homeownership Assistance	CDBG: \$720,000
5. Homelessness Intervention and Rapid Rehousing	CDBG: \$514,990
	HOME: \$1,626,649
	ESG: \$330,897
	General Fund: \$2,954,862
6. Fair Housing Services	General Fund: \$85,000
7. Public Services for Children and Youth	CDBG: \$35,500
	General Fund: \$20,000
8. Public Services for Senior Citizens	CDBG: \$118,175
9. Public Facilities and Improvements	CDBG: \$6,727,074
10. Program Administration	CDBG: \$915,016
	HOME: \$368,799
	ESG: \$26,814

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

The priority needs and goals identified in the Plan Needs Assessment were identified based on analysis of information including the results of the City’s 2018-2022 Housing and Community Development Survey and housing and community development data elements required and provided by HUD in the online Consolidated Plan system (the eCon Planning Suite) from the 2009-2013 American Community Survey (ACS) 5-Year Estimates and the Comprehensive Housing Affordability Strategy (CHAS) covering the same time period. Additional sources of information used to identify needs and establish priorities were obtained through consultation with local agencies involved in the development of affordable housing and the delivery of public services to low- and moderate-income residents and persons with special needs throughout the community.

In consideration of community input, available data and the results of the Approved Assessment of Fair Housing (AFH), the priority needs listed below were established.

1. AFH Factor 1: Location and type of affordable housing
2. AFH Factor 2: Availability of affordable units in a range of sizes
3. AFH Factor 3: Availability, type, frequency and reliability of public transportation
4. AFH Factor 4: Availability of affordable, accessible units in a range of unit sizes
5. AFH Factor 5: Location of employment
6. AFH Factor 6: Location of proficient schools
7. AFH Factor 7: Access to safe neighborhoods
8. AFH Factor 8: Access to low poverty neighborhoods
9. AFH Factor 9: Community opposition
10. AFH Factor 10: Lack of private investment in specific neighborhoods
11. AFH Factor 11: Lack of assistance for housing accessibility modifications
12. AFH Factor 12: Private discrimination
13. AFH Factor 13: Lack of affordable integrated housing for individuals in need of supportive services
14. Need for homeownership assistance
15. Need for new / improved public facilities and infrastructure
16. Need for public services
17. Need for economic opportunity for Low Income Residents

2018-2022 Consolidated Plan Resources

For the five-year period of the Consolidated Plan, the City anticipates the availability of the following resources listed by fund type, inclusive of HUD funds, program income, prior year(s) HUD funds and local resources:

CDBG:	\$30,821,997
HOME:	\$16,468,476
ESG:	\$1,788,555
Gen. Fund:	\$15,195,405
WFHTF:	\$11,565,154

Consistent with HUD’s national goals for the CDBG, HOME and ESG programs to provide decent housing opportunities, maintain a suitable living environment and expand economic opportunities for low- and moderate-income residents, the priority needs listed above will be addressed over the next five years through the implementation of CDBG, HOME, and ESG funded activities aligned with the measurable Strategic Plan goals summarized in Table 1.

Table 1 – 2018-2022 Strategic Plan Summary

5-Year Goal	5-Year Funding	Need(s) Addressed	5-Year Outcome Indicators
1. Affordable Housing Development – Rental	CDBG: \$2,000,000 HOME: \$6,666,981 WFHTF: \$11,565,154	1-10, 12-13	180 Rental Housing Units 1 Target Area Focus Group 1 Revised Policy-Based Ranking Matrix 1 Meeting with MFA to discuss QAP 5 CHDO Operating
2. Affordable Housing Preservation – Rental	CDBG: \$5,000,000 HOME: \$2,000,000	1, 8	250 Rental Housing Units 1 Collaborative joint Choice Neighborhoods Planning Grant application
3. Affordable Housing Preservation – Ownership	CDBG: \$3,693,969	11	1,000 Housing Units
4. Affordable Homeownership Assistance	CDBG: \$3,600,000	14	150 Households
5. Homelessness Intervention and Rapid Rehousing	CDBG: \$2,844,948 HOME: \$6,573,500 ESG: \$1,654,480 Gen. Fund: \$14,770,405	12, 13	575 Households (TBRA) 3,875 Homeless Receiving Public Services 1 Focus Group Meeting
6. Fair Housing Services	Gen. Fund: \$425,000	1, 10, 12	3,750 People Receiving Public Services 1 MOU 10 Fair Housing Trainings
7. Services for Children and Youth	CDBG: \$500,000	16	500 People
8. Services for Senior Citizens	CDBG: \$600,000	16	8,500 People
9. Services for Low Income Residents including Special Needs Populations	CDBG: \$200,000	16	250 People
10. Public Facilities and Infrastructure	CDBG: \$7,750,000	15	150,000 People
11. Economic Opportunity Programs	CDBG: \$150,000	17	250 People
12. Program Administration	CDBG: \$4,483,080 HOME: \$1,227,995 ESG: \$134,075	All	5 Years of Program Administration

For additional information concerning these goals, refer to the priority needs and goals sections of the Strategic Plan.

3. Evaluation of past performance

The investment of HUD and City resources during the 2013-2017 Consolidated Plan was a catalyst for positive change in the community. Together with other federal, state and local investments, HUD resources allowed the City and its partners to accomplish the following goals during the first four years of the 2013-2017 Consolidated Plan according to the 2016-2017 Consolidated Annual Performance and Evaluation Report:

- Increase affordable housing opportunities through the construction of 177 rental housing units;
- Increase affordable housing opportunities through the provision of direct financial assistance to 27 Homebuyers;
- Increase affordable housing opportunities through the provision of tenant-based rental assistance / Rapid Rehousing to 164 residents;
- Increase affordable housing opportunities through the provision of overnight shelter to 8, 990 homeless persons;
- Increase affordable housing opportunities through the addition of 553 Overnight/Emergency Shelter/Transitional Housing Beds;
- Increase affordable housing opportunities through the provision of homeless prevention services to 712 residents;
- Increase affordable housing opportunities through the creation/retention of 46 jobs for residents;
- Increase affordable housing opportunities through the creation of an additional 784 units of housing for the benefit of homeless residents;
- Increase affordable housing opportunities through the creation of an additional 22 units of housing for persons with HIV/AIDS;
- Increase employment opportunities through the creation/retention of 6 jobs;
- Increase employment opportunities through the provision of financial assistance to 52 local businesses;
- Increase services for at-risk populations through the sponsoring of public facilities or infrastructure activities for the benefit of 232,480 residents;
- Increase services for at-risk populations through the provision of direct financial assistance to 27 homebuyers;
- Increase services for at-risk populations through the provision of homelessness prevention services to 412 residents;

- Increase sustainable housing opportunities through the completion of rehabilitation projects for 2,959 units of homeowner housing;
- Revitalize target neighborhoods through the construction of 83 affordable rental housing units;
- Revitalize target neighborhoods through the creation/retention of 6 jobs; and

4. Summary of citizen participation process and consultation process

Subsequent to the enactment of the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009 and the release of the Affirmatively Furthering Fair Housing Final Rule, HUD revised the Consolidated Plan regulations at 24 CFR Part 91 to emphasize the importance of citizen participation and consultation in the development of the Consolidated Plan. HUD strengthened the consultation process with requirements for consultation with the Continuum of Care (CoC), Public Housing Authorities (PHA), business leaders, civic leaders and public or private agencies that address housing, health, social service, victim services, employment, or education needs of low-income individuals and families, homeless individuals and families, youth and/or other persons with special needs. Together with the analytic capabilities of the eCon Planning Suite, these requirements created the conditions necessary to implement a collaborative, data-driven and place-based planning process that includes a robust level of community participation and consultation.

In accordance with the City's Citizen Participation Plan, residents and stakeholders were able to participate in the development of the 2018-2022 Consolidated Plan through completing a survey, attending focus group consultation sessions, and attending community meetings and public hearings. Efforts were made to encourage participation by low- and moderate-income persons, particularly those living in areas where HUD funds are proposed to be used, by residents of predominantly low- and moderate-income neighborhoods and by public housing residents. Efforts were made to encourage the participation of minorities and non-English speaking persons, as well as persons with disabilities. The consultation process included representatives of the CoC, PHA, and other specified groups who completed surveys, provided local data, attended one of eight focus groups and assisted the City to ensure practical coordination of strategies to maximize impact and to avoid duplication of effort.

5. Summary of public comments

The City sought input from Albuquerque residents and program stakeholders by circulating the 2018-2022 Housing and Community Development Survey to rate the need in Albuquerque for additional or improved housing facilities, housing services, infrastructure, community facilities, community services, special needs population services, and business and job services. The results of the 436 Albuquerque residents who responded to the survey are represented in

Figures 1-7 in the Needs Assessment below. The survey was available online and in hardcopy format in English and in Spanish. The English and Spanish survey forms are included in Appendix B.

A public meeting was held on February 20, 2017 at Barelás Community Center in Albuquerque for purposes of receiving comments on the draft 2018-2022 Consolidated Plan and the 2018-2019 Annual Action Plan. A summary of comments received during the public hearing is attached in Appendix B.

The 2018-2022 Consolidated Plan and the 2018-2019 Annual Action Plan were posted on the City's website and made available to City residents at the Department of Family and Community Services from February 21, 2018 to March 23, 2018. A summary of comments received during the comment period is attached in Appendix B.

All public notices for community meetings and public hearings, and information regarding the availability of the resident survey and the draft Plan were published in the Albuquerque Journal, a media of general circulation in the City. All notices were also posted at all community centers, at City Hall, and on the City's website. Additionally, the City used Twitter and Nextdoor to notify residents of the opportunities to participate and sent direct e-mail notifications to 608 addresses belonging to the Neighborhood Associations.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments and views received by the City in the development of the Consolidated Plan were accepted and taken into consideration in the development of the Consolidated Plan.

7. Summary

Examination of 2009-2013 American Community Survey (ACS) 5-Year Estimates and the 2009-2013 Comprehensive Housing Affordability Strategy (CHAS) data, in addition to local data, as well as consultation with citizens and stakeholders revealed 17 priority needs – 14 of which are deemed high priority for the investment of CDBG, HOME, and ESG funds – where the investment of an anticipated \$49 million of CDBG, HOME, and ESG funds will occur over the five-year period of the Consolidated Plan. The investment of CDBG funds in eligible activities shall be guided principally by the 12 goals of the Strategic Plan. Activities submitted for consideration in response to any solicitation or Notice of Funds Availability (NOFA) process must conform to one of the 17 Strategic Plan priority needs and the associated, action-oriented, 12 measurable goals in order to receive consideration for CDBG, HOME, or ESG funding.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Table 2 – Responsible Agencies

Agency Role	Name	Department/Agency
Lead Agency	City of Albuquerque	Department of Family and Community Services
CDBG Administrator	City of Albuquerque	Department of Family and Community Services
HOME Administrator	City of Albuquerque	Department of Family and Community Services
ESG Administrator	City of Albuquerque	Department of Family and Community Services

Narrative

The Department of Family and Community Services (DFCS) of the City of Albuquerque is the lead agency responsible for the administration of the CDBG, HOME, and ESG programs. DFCS contracted with MDG Associates, Inc. to prepare the 2018-2022 Consolidated Plan.

In the development of this Consolidated Plan, MDG Associates, Inc. and DFCS developed and implemented a comprehensive citizen participation and consultation process and conducted a needs assessment and market analysis to identify levels of relative need regarding affordable housing, homelessness, special needs, and community development. This information was gathered through consultation with public officials and local agencies, public outreach and community meetings, review of demographic and economic data, and housing market analysis.

In the implementation of the 2018-2022 Consolidated Plan and each of the five Annual Action Plans, the Department of Family and Community Services shall be responsible for all grants planning, management and monitoring duties necessary to comply with HUD regulations and City policy.

Consolidated Plan Public Contact Information

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PR-10 Consultation - 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of Albuquerque consulted with representatives from multiple agencies, groups, and organizations involved in the development of affordable housing, the creation of job opportunities for low- and moderate-income residents, and/or the provision of services to children, elderly persons, persons with disabilities, persons with HIV/AIDS and their families, and homeless persons. To facilitate this consultation, the City solicited feedback through the following methods:

- 2018-2022 Housing and Community Development Survey of residents and stakeholders (web-based and paper-survey);
- Eight Focus Group consultations with stakeholders;
- Five Community Meetings / Public Hearings to determine needs;
- One Public Hearing to discuss the draft Consolidated Plan; and
- Receipt of written comments.

To gather the greatest breadth and depth of information, the City consulted with a wide variety of agencies, groups and organizations concerning the housing, community and economic development needs of the community. Each of the agencies, groups or organizations consulted is represented below. The input received from these consultation partners helped establish and inform the objectives and goals described in the Strategic Plan. Specific comments received/notes from these focus group consultations are included in Appendix B.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The City recognizes the importance of careful coordination and alignment among various service providers to maximize the effectiveness of the CDBG, HOME, and ESG programs. As a result, during the development of this Consolidated Plan, the City consulted closely with organizations that provide assisted housing, health services and other community-focused programs. Outreach included invitations to eight focus group consultation sessions and follow-up in-person interviews where appropriate.

In the area of behavioral health services, a 2014 Settlement Agreement with the Department of Justice itself provides numerous mechanisms that promote ongoing coordination among various health and social service entities that treat the most severely mentally ill, those with

severe alcohol and drug addictions, and others most critically in need of intervention to stay permanently housed and out of the custody of law enforcement. The Agreement includes the development and implementation of a Civilian Police Oversight Agency, Mental Health Response Advisory Committee, Community Policing Councils, community policing partnerships, periodic community meetings, and public reports on the City's progress toward compliance. The communication and coordination mandated under the Agreement between the Albuquerque Police Department and the behavioral health community attempts to ensure that law enforcement is sensitive to the specific needs of at-risk individuals. In addition to addressing dangerous escalations of force in stress situations involving such individuals, these efforts at coordination are intended to reduce other unwanted consequences, such as death from narcotic withdrawal or overdose immediately following incarceration or release.

The City further recognizes the importance of continued coordination and alignment during the upcoming five-year planning period with these organizations and agencies. The City will strengthen relationships and alignment among these organizations in the implementation of projects using CDBG, HOME, and ESG funds. Albuquerque has consolidated its City-directed housing and community development programs and functions into the Department of Family and Community Services. By consolidating its HUD formula and competitive grant programs, as well as oversight of its homeless initiatives, the City is able to target, plan and implement programs more seamlessly and with greater impact. It is also able to be more efficient in delivering resources and services, monitoring service providers, and creating synergistic relationships with other City departments.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

Albuquerque's homeless system of care is comprised of a network of public, private, faith-based, for-profit, and nonprofit service providers that utilizes several federal, state and local resources to provide services for homeless people. The City itself also provides general fund resources for services that assist the homeless and those at risk of becoming homeless. The City's nonprofit community plays a key role in the Continuum of Care system. Numerous agencies throughout the City administer programs ranging from feeding the homeless on the street to creating permanent supportive housing opportunities. These services are available to homeless families with children, and single men and women. The City's nonprofit community also serves special needs populations, such as victims of domestic violence, veterans, the disabled, persons with HIV/AIDS, and youth.

At an institutional level, the City partners with the New Mexico Coalition to End Homelessness in the administration and delivery of Continuum of Care (CoC) services. In addition to the

leadership provided by the (CoC) Board of Directors, the Albuquerque Strategic Collaborative to End Homelessness, which formerly served as the steering committee for the Continuum of Care, holds monthly meetings at which members develop and vote on CoC related issues, such as the CoC Governance Charter and Common Standards.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

The City of Albuquerque is the Collaborative Applicant for the CoC. The City contracts with the New Mexico Coalition to End Homelessness (NMCEH) to manage and coordinate the CoC. The City of Albuquerque and NMCEH worked together in 2017 to draft language for the Albuquerque CoC Governance Charter regarding the process for evaluating ESG projects, including performance standards. This language was adopted by the Albuquerque CoC membership in 2017. Under the CoC Governance Charter, each year NMCEH will work with the City to develop performance standards for evaluating the effectiveness of ESG program funded activities. These performance standards will be presented to the Albuquerque CoC's monthly meetings for discussion and feedback. Based on feedback from the Albuquerque CoC, the City will use the performance standard data to determine if the current allocation strategy is effectively meeting the City's goals for reducing and preventing homeless. Appendix C contains the ESG performance standards.

The City made a major shift in its strategic plan during the prior Consolidated Plan cycle to keep a commitment made to the residents of Albuquerque to deal with a growing crisis in homelessness. The City pledged its own resources, as well as CDBG, HOME, ESG and CoC funds to increase services for at-risk populations and increase affordable housing opportunities for its most vulnerable populations. These funding sources were augmented by a ballot initiative in 2015, when Albuquerque residents approved an increase in the gross receipts tax to provide services to the mentally ill, particularly the homeless mentally ill. According to the latest 2016-2017 Consolidated Annual Performance and Evaluation Report (CAPER), the City met or exceeded its goals in these areas. Allocation of all of these funding sources, as well as the development of performance standards to evaluate outcomes of those expenditures, were devised in close consultation with the lead agency responsible for the coordination and management of the Albuquerque Continuum of Care Homeless Program, the NMCEH.

For the most recent Point-In-Time (PIT) Count, the sheltered count component relied on data collected directly from emergency shelters or transitional housing programs. This information was obtained through an agency-wide report generated through the Homeless Management Information System (HMIS) database. NMCEH provides coordination and management of the local HMIS and is responsible for maintaining policies and procedures for the use of HMIS

throughout the CoC. NMCEH worked collaboratively with CoC member organizations to develop the local HMIS system.

For the unsheltered count component of the PIT Count, in-person surveys were conducted at local service sites and through street outreach activities. Demographic information such as veteran status, numbers of children, and additional relevant details were ascertained to assist in identifying housing service programs for which individuals might qualify. Member agencies conducted surveys at Albuquerque Healthcare for the Homeless, First Nations Community Healthsource, The Rock at NoonDay, St. Martin's Hospitality Center, and the Transgender Resource Center of New Mexico. This information was combined with data gathered by Street Outreach staff from Albuquerque Healthcare for the Homeless, Goodwill Industries of NM, Molina Healthcare, the NM Veteran's Integration Center, the NM Veteran's Administration, and St. Martin's Hospitality Center, who canvassed the City to conduct the survey among those whom they encountered sleeping under highway underpasses, in encampments, and in parks and alleys on day of the PIT Count.

Once assessed, vulnerable individuals are assisted by the City's Housing First program, which has become a leading national program that concentrates on supportive services, crisis intervention and housing, as well as on prevention services. Any identified homeless veterans are referred to the HUD Veterans Affairs Supportive Housing (VASH) program, and the chronically homeless are referred to the City's Continuum of Care Rental Assistance Programs. The Winter Shelter operates from mid-November to mid-March and provides overnight shelter during the coldest time of the year. On the night of the most recent PIT Count, there were 374 people staying at the Steelbridge Winter Only Shelter. The Rapid Rehousing program provides short term housing assistance to the homeless while they await permanent housing and self-sufficiency. For those facing immediate eviction from their homes, rental assistance is provided to prevent their becoming homeless.

According to the most recent CAPER (2016-2017), the City's Better Way panhandling initiative provided outreach to 488 panhandlers and provided them with employment opportunities. Two hundred and sixteen of these panhandlers were assessed and engaged into housing, behavioral health services and other supportive services. During that same program year, the City coordinated its overall homeless prevention and intervention strategies with the Continuum of Care to ensure that all federal funds were used as effectively as possible. Therefore, while the City used the majority of its ESG funds to support emergency shelter operations and shelter services, the CoC provided funding to support transitional housing, permanent supportive housing, rapid-rehousing, and supportive services to the City's homeless populations. The City supplemented these efforts by using General funds to provide motel vouchers to families waiting for permanent housing or supportive services.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 3 – Agencies, groups, organizations who participated

1.	Agency/Group/Organization	Albuquerque Housing Authority
	Agency/Group/Organization Type	Housing PHA Other Government – Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Public Housing Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Albuquerque Housing Authority (AHA) was consulted through focus group participation and 1:1 follow-up for data and information necessary to respond to narrative prompts. AHA was also represented by residents and staff at the Community Meetings. This provided information necessary to complete the sections of the Plan addressing the needs of Public Housing residents. Refer to sections NA-35, MA-25 and SP-50.

2.	Agency/Group/Organization	Department of Municipal Development
	Agency/Group/Organization Type	Grantee Department Planning organization
	What section of the Plan was addressed by Consultation?	Non-homeless Special Needs Market Analysis Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Department of Municipal Development was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing public facilities and infrastructure needs, including accessibility and ADA compliance issues. Refer to Sections NA-45, NA-50, MA-45, MA-50, and SP-10.

3.	Agency/Group/Organization	City of Albuquerque Planning Department
	Agency/Group/Organization Type	Grantee Department Planning Organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-homeless Special Needs Market Analysis Lead-based Paint Strategy Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Both the Urban Design and Development Division and the Metropolitan Redevelopment Agency of the Planning Department were consulted during focus groups and 1:1 follow up for data and information necessary to respond to narrative prompts. These consultations informed the completion of sections of the Plan addressing rehabilitation and revitalization of distressed neighborhoods, investment in new affordable housing, disaster resilience and zoning requirements for all such projects. See Sections NA-10, NA-45, NA-50, MA-45, MA-50, and SP-10.

4.	Agency/Group/Organization	Department of Senior Affairs
	Agency/Group/Organization Type	Grantee Department Services – Housing Services - Elderly Persons Services - Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Department of Senior Affairs was consulted during focus group sessions for data and information necessary to respond to narrative prompts. This consultation informed the completion of Plan sections related to affordable housing, housing rehabilitation and accessibility, and public and supportive services for the elderly, frail elderly, and disabled. Refer to Sections NA-35, NA-45, NA-50, MA-25, MA-35, SP-50.

5.	Agency/Group/Organization	New Mexico Coalition to End Homelessness
	Agency/Group/Organization Type	Services – Homeless Publicly Funded Institution - System of Care
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homeless Needs – Veterans Homeless Needs - Unaccompanied Youth Homelessness Strategy Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The New Mexico Coalition to End Homelessness was consulted through focus group participation and 1:1 follow up for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing all aspects of homelessness, including emergency and transitional housing for vulnerable communities, as well as necessary support services to keep those communities permanently housed. Refer to Sections NA-40, NA-45, MA-30, MA-35.

6.	Agency/Group/Organization	St. Martin's Hope Works
	Agency/Group/Organization Type	Services – Homeless Services – Health Services – Employment Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	St. Martin's Hope Works was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing homelessness, as well as necessary support services to keep vulnerable communities permanently housed. Refer to Sections NA-40, MA-30.

7.	Agency/Group/Organization	CLN Kids (Cuidando Los Niños)
	Agency/Group/Organization Type	Services – Children Services – Homeless Services – Education Regional organization Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with Children Homeless Needs - Unaccompanied Youth Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	CLN Kids was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable youth, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

8.	Agency/Group/Organization	Steelbridge
	Agency/Group/Organization Type	Services – Homeless Services – Health Services – Education Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Steelbridge was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

9.	Agency/Group/Organization	Supportive Housing Coalition of New Mexico
	Agency/Group/Organization Type	Housing Services – Housing Services - Fair Housing Services – Homeless Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Supportive Housing Coalition of New Mexico was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing homelessness and the supportive housing and behavioral health needs of vulnerable communities, as well as sections analyzing the current stock of affordable housing, and the need for affordable housing development. Refer to Sections NA-10, NA-40, NA-45, MA-30, MA-35.

10.	Agency/Group/Organization	Albuquerque Healthcare for the Homeless
	Agency/Group/Organization Type	Services – Homeless Services – Health Health Agency Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Albuquerque Healthcare for the Homeless was consulted through focus group participation and 1:1 follow-up for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing homelessness and the supportive housing and behavioral health needs of vulnerable communities. Refer to Sections NA-40, NA-45, MA-30, MA-35.

11.	Agency/Group/Organization	Therapeutic Living Services
	Agency/Group/Organization Type	Services – Homeless Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Transitional Living Services was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

12.	Agency/Group/Organization	Heading Home
	Agency/Group/Organization Type	Services – Homeless Services – Health Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Heading Home was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

13.	Agency/Group/Organization	Barrett Foundation
	Agency/Group/Organization Type	Services – Homeless Services – Education Services – Employment Regional organization Foundation
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Barrett Foundation was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

14.	Agency/Group/Organization	Catholic Charities
	Agency/Group/Organization Type	Services – Homeless Services – Education Services – Children Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Catholic Charities was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

15.	Agency/Group/Organization	Wells Fargo Bank
	Agency/Group/Organization Type	Business Leaders Private Sector Banking / Financing
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Wells Fargo Bank was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing affordable home ownership and business development as components of anti-poverty strategies, as well as conditions that encourage investment in affordable housing. Refer to Sections NA-50, MA-15.

16.	Agency/Group/Organization	Sawmill Community Land Trust
	Agency/Group/Organization Type	Housing Services – Housing Services - Elderly Persons Services - Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Sawmill Community Land Trust was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation informed the completion of Plan sections related to affordable housing development, home ownership assistance, housing rehabilitation and accessibility for seniors and disabled individuals, as well as supportive services for these vulnerable communities. Refer to Sections NA-10, NA-40, NA-45, NA-50, MA-20, MA-35.

17.	Agency/Group/Organization	Greater Albuquerque Housing Partnership
	Agency/Group/Organization Type	Housing Services – Housing Services - Fair Housing Services – Education Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Greater Albuquerque Housing Partnership was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the supportive service needs of the vulnerably housed, as well as affordable housing development, home ownership assistance and housing rehabilitation. Refer to Sections NA-10, NA-40, NA-45, NA-50, MA-20, MA-35.

18.	Agency/Group/Organization	YES Housing, Inc.
	Agency/Group/Organization Type	Housing Services – Housing Services - Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	YES Housing, Inc. was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing supportive service needs of the vulnerably housed, affordable housing development and housing rehabilitation. Refer to Sections NA-10, NA-40, NA-45, NA-50, MA-20, MA-35.

19.	Agency/Group/Organization	New Mexico Mortgage Finance Authority
	Agency/Group/Organization Type	Housing Other government – State Services – Housing Services – Homeless Services - Fair Housing Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Mortgage Finance Authority was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing affordable home ownership, the needs of vulnerable populations and the precariously housed, and investment in affordable housing development. Refer to Sections NA-10, NA-40, NA-45, NA-50, MA-20, MA-35.

20.	Agency/Group/Organization	Family Housing Development Corporation
	Agency/Group/Organization Type	Housing Services – Housing Services - Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically Homeless Homeless Needs - Families with Children Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Family Housing Development Corporation was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing affordable home ownership, the needs of vulnerable populations and the precariously housed, and investment in affordable housing development. Refer to Sections NA-10, NA-40, NA-45, NA-50, MA-20, MA-35.

21.	Agency/Group/Organization	Enlace Comunitario
	Agency/Group/Organization Type	Services - Victims of Domestic Violence Services – Education Services – Victims Services – Homeless Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with Children Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Enlace Comunitario was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the supportive service needs of women and children who are victimized by domestic violence, from emergency housing to health and social services. Refer to Sections NA-40, NA-45, MA-30, MA-35.

22.	Agency/Group/Organization	New Mexico Solutions
	Agency/Group/Organization Type	Services – Homeless Services – Health Regional organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	New Mexico Solutions was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the supportive service needs of persons with mental illness, those suffering from drug addiction, and other vulnerable communities, from emergency housing to health care and social services. Refer to NA-40, NA-45, MA-30, MA-35.

23.	Agency/Group/Organization	Office of Equity and Inclusion
	Agency/Group/Organization Type	Grantee Department Services - Fair Housing Civic Leaders
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically Homeless Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City's Office of Equity and Inclusion was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing fair housing issues, as well as the supportive service needs of vulnerable populations from emergency and transitional housing to health care and social services. Refer to Sections NA-40, NA-45, MA-30, MA-35.

24.	Agency/Group/Organization	Adelante Development Center, Inc.
	Agency/Group/Organization Type	Services - Elderly Persons Services - Persons with Disabilities Services – Education Services – Employment Services – Homeless Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Homeless Needs – Chronically Homeless Homeless Needs – Veterans
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Adelante Development Center, Inc. was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the housing and social service needs of disabled persons in the community, including disabled veterans and frail elderly. Refer to Sections NA-40, NA-45, MA-30, MA-35.

25.	Agency/Group/Organization	The Storehouse New Mexico
	Agency/Group/Organization Type	Neighborhood organization Other – Food Pantry
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Storehouse New Mexico was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the social service needs of vulnerable communities, with particular regard to the nutrition needs of lower income residents. Refer to Sections NA-45, MA-35.

26.	Agency/Group/Organization	New Mexico AIDS Services
	Agency/Group/Organization Type	Services - Persons with HIV/AIDS Services – Health Services – Education Services – Homeless Regional organization
	What section of the Plan was addressed by Consultation?	Non-homeless Special Needs Homeless Needs - Chronically Homeless
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	New Mexico AIDS Services was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the housing, health, and supportive service needs of people with HIV/AIDS. Refer to Sections NA-40, NA-45, MA-30, MA-35.

27.	Agency/Group/Organization	Courageous Transformations
	Agency/Group/Organization Type	Services – Health Services – Homeless Regional organizations
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Courageous Transformations was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the housing, health, and supportive service needs of people with substance addiction issues. Refer to Sections NA-40, NA-45, MA-30, MA-35.

28.	Agency/Group/Organization	Department of Economic Development
	Agency/Group/Organization Type	Grantee Department Planning Organization
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Albuquerque's Department of Economic Development was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development as a component of an anti-poverty strategy. Refer to Sections NA-50, MA-45.

29.	Agency/Group/Organization	WESST
	Agency/Group/Organization Type	Services – Education Services – Employment Regional organization
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	WESST was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development, financial literacy training, and support for entrepreneurship as components of an anti-poverty strategy. Refer to Sections NA-50, MA-45.

30.	Agency/Group/Organization	Innovate ABQ
	Agency/Group/Organization Type	Neighborhood organization Planning organization Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Innovate Albuquerque was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development and support for entrepreneurship as components of an anti-poverty strategy. Refer to Sections NA-50, MA-45.

31.	Agency/Group/Organization	The Loan Fund
	Agency/Group/Organization Type	Community Development Financial Institution Regional Organization
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Loan Fund was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development and support for entrepreneurship as a components of an anti-poverty strategy. Refer to Sections NA-50, MA-45.

32.	Agency/Group/Organization	University of New Mexico Health Sciences Center
	Agency/Group/Organization Type	Services – Health Services – Education Publicly Funded Institution/System of Care Major Major Employer
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	University of New Mexico Health Sciences Center was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development and career training as a components of anti-poverty strategies. Refer to Sections NA-50, MA-45.

33.	Agency/Group/Organization	Acción
	Agency/Group/Organization Type	Community Development Financial Institution Other – Small Business Assistance
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Acción was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing business development and entrepreneurship as key components of an anti-poverty strategy. Refer to Sections NA-50, MA-45.

34.	Agency/Group/Organization	Homewise, Inc.
	Agency/Group/Organization Type	Community Development Financial Institution Services – Education
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Anti-poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Homewise, Inc. was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing affordable home ownership, including education and support services for loan recipients, as part of an anti-poverty strategy. Refer to Sections NA-10, MA-05, MA-10, MA-15.

35.	Agency/Group/Organization	Area Agency on Aging, DFCS
	Agency/Group/Organization Type	Grantee Department Services - Elderly Persons Services - Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-homeless Special Needs
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Albuquerque's Area Agency on Aging was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing affordable housing for seniors, housing rehabilitation and accessibility, and public and supportive services for this vulnerable community. Refer to Sections NA-35, NA-45, NA-50, MA-25, MA-35, SP-50.

36.	Agency/Group/Organization	A New Day
	Agency/Group/Organization Type	Services – Children Services – Homeless Services – Education Regional organization Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with Children Homeless Needs - Unaccompanied Youth Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	A New Day was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

37.	Agency/Group/Organization	Youth Development, Inc.
	Agency/Group/Organization Type	Services – Children Services – Homeless Services – Education Regional organization Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with Children Homeless Needs - Unaccompanied Youth Homelessness Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Youth Development, Inc. was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing the need for emergency and transitional housing for vulnerable communities, as well as necessary support services to keep them permanently housed. Refer to Sections NA-40, MA-30.

38.	Agency/Group/Organization	Albuquerque Fire Department
	Agency/Group/Organization Type	Grantee Department Other – Albuquerque Fire Department
	What section of the Plan was addressed by Consultation?	Housing Needs Assessment Market Analysis
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	1:1 consultation with the Albuquerque Fire Department concerning public safety improvements necessary to provide a safe and suitable living environment in low- and moderate-income areas. Information from the Albuquerque Fire Department was used to address HUD’s requirement to discuss disaster resilience in the Housing Market Analysis. Refer to Section MA-50.

39.	Agency/Group/Organization	Bernalillo County
	Agency/Group/Organization Type	Other Government – County
	What section of the Plan was addressed by Consultation?	Other: Assessment of Fair Housing
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The County was notified of the opportunity to participate in focus groups concerning behavioral health and economic development in the Consolidated Plan process. The County was invited to comment on the Assessment of Fair Housing and Consolidated Plan.

40.	Agency/Group/Organization	Federal Communications Commission
	Agency/Group/Organization Type	Other Government – Federal
	What section of the Plan was addressed by Consultation?	Market Analysis
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Information from the Federal Communications Commission was used to address HUD’s requirement to discuss broadband access and “the digital divide.” Refer to Section MA-50.

41.	Agency/Group/Organization	Division of Child and Family Development Services
	Agency/Group/Organization Type	Grantee Department Services – Children Services – Education Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with Children Homeless Needs - Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City's Department of Family and Child Development was consulted through focus group participation for data and information necessary to respond to narrative prompts. This consultation provided information necessary to complete sections of the Plan addressing homelessness, and various early childhood interventions as part of a strategy to increase opportunity and combat poverty among families with children. Refer to Sections NA-40, MA-30, MA-50.

42.	Agency/Group/Organization	HUD Office of Fair Housing and Equal Opportunity
	Agency/Group/Organization Type	Other Government – Federal
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Other: Assessment of Fair Housing
	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City, as lead agency for the Assessment of Fair Housing consulted with FHEO concerning the final prioritized contributing factors and goals prior to HUD acceptance of the Assessment of Fair Housing.

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

All Agency Types were consulted during the preparation of the 2018-2022 Consolidated Plan and supportive documents, including the 2018-2019 Action Plan and Assessment of Fair Housing.

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

Table 4 – Other local / regional / federal planning efforts

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Albuquerque/Bernalillo County Comprehensive Plan - As Adopted by City Council - March 2017	City of Albuquerque	<p>The Comp Plan was adopted by City Council – March 2017. The Comp Plan is the general plan for Albuquerque and Bernalillo County, providing a course of action for urban conservation and development and for environmental management.</p> <p>The Comp Plan provides goals and policies in each topic area to guide private development land use decisions, relevant City and County governing departments, and decision-makers as they contemplate new plans and public investments affecting the whole community.</p> <p>The goals of the 2018-2022 Consolidated Plan are designed to guide CDBG, HOME and ESG investments in the community. Such goals and the resultant investments are consistent with the purposes of the Comp Plan, the Consolidated Plan and the Assessment of Fair Housing.</p>
ABQ the Plan	Urban Design and Development Division, Planning Department	ABQ the Plan includes projects that will benefit communities identified as Racially or Ethnically Concentrated Areas of Poverty (R/ECAPS), as well as provide investments in targeted centers and corridors. These targeted investments will address blight, stimulate job creation and improve walkability and access to opportunity.
Assessment of Fair Housing	City of Albuquerque	The City of Albuquerque, the City of Rio Rancho and the Albuquerque Housing Authority collaborated in the development of the first Assessment of Fair Housing (AFH). Contributing Factors identified in the AFH for Albuquerque are incorporated into the Consolidated Plan’s priority needs. Goals of the AFH for which Albuquerque is responsible are reflected in the Consolidated Plan’s Strategic Plan.

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

To enhance coordination among the CoC, public and assisted housing providers and private and governmental health, mental health and service agencies, the City invited each of these entities to provide input on the needs of the community in the development of this Consolidated Plan. The City monitors CoC policy making to ensure that local efforts correspond to changes in the regional approach to addressing the needs of homeless and low-income people. Further, the Department of Family and Community Services works with subrecipients of CDBG, HOME, and ESG funds to ensure a coordinated effort among service agencies in the region to address the needs of Albuquerque residents, including but not limited to chronically homeless individuals and families, families with children, veterans and their families, unaccompanied youth, and persons who were recently homeless but now live in permanent housing. To promote economic opportunities for low-income residents, the City coordinates with sub-recipient social service agencies, businesses and housing developers to ensure that where there are job opportunities for low-income people in connection with HUD-assisted projects, information is disseminated through appropriate channels consistent with the objectives of Section 3 of the Housing and Community Development Act of 1968.

PR-15 Citizen Participation

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

The City established and followed a process for the development of this Consolidated Plan and the Assessment of Fair Housing that included broad participation from the community. These activities were coordinated and implemented by the Department of Family and Community Services. The Department invited residents and stakeholders to attend any of five community meetings / hearings to discuss the short- and long-term needs of the community and how federal CDBG, HOME and ESG funds, in addition to other local funds, may be used to meet those needs. Table 5 provides a summary of the date, time and location of these meetings including information on newspaper advertisements, postings and internet outreach. Printed and web-based outreach materials were available in English and Spanish language.

The Department also prepared and disseminated the 2018-2022 Housing and Community Development Survey in hardcopy and web-based format from October 20, 2017 to December 29, 2017. The Survey form was available in English and Spanish. The City advised residents of the availability of the survey via email to stakeholders, posts on the City's website and on Twitter, announcements at City meetings, and during the Community Meetings. The purpose of the survey was to allow all residents the opportunity to provide their assessment of the level of need in Albuquerque for a variety of housing, community and economic development activities. In total, 436 Albuquerque residents provided responses to the survey. Both the survey results and the English and Spanish survey forms are included in Appendix B.

In accordance with the City's adopted Citizen Participation Plan, all public notices for community meetings, public hearings and the availability of the resident survey were published in the Albuquerque Journal, a medium of general circulation in the City, as well as on the City's website and Twitter account. At each step in the process, the City was careful to ensure that low- and moderate-income residents, members of minority groups, agencies involved in the provision of services to these populations, and others who are directly impacted by the programs and activities supported by the Consolidated Plan programs had the opportunity to be actively involved.

The citizen participation process informed the development of priority needs identified in the Consolidated Plan and added context to the goal-setting process by visioning the types of programs and projects where CDBG, HOME, and ESG investments have the potential to improve neighborhood conditions and increase access to opportunity for all residents.

The Consolidated Plan is significantly informed by the City's Approved 2018-2022 Assessment of Fair Housing (AFH) prepared and submitted to HUD in October 2017. The AFH was a joint

submission including the City of Albuquerque, City of Rio Rancho and Albuquerque Housing Authority. In the process of developing the AFH, community outreach efforts capitalized on existing organizational networks to gather feedback. There were five elements of the AFH community participation process:

1. Consultation with two national organizations and a local housing nonprofit on the design for the overall project.
2. Background interviews with technical advisors to inform the consultant team about the various aspects of the scope of the AFH; the technical advisors included directors and professional staff in service-providing organizations and agencies.
3. Focus groups with consumers, family members of consumers, and service providers to identify and elucidate the fair housing challenges they face.
4. A technical advisors' meeting to gather feedback on project findings as well as suggestions about issues, contributing factors, goals, and actions based on the findings.
5. A public meeting and three public hearings with citizens of the Albuquerque and Rio Rancho communities plus the required comment periods.

Table 5 – 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
1. Newspaper Ad	Minorities Non-English Speaking – Spanish Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Notice published October 14, 2017 in the Albuquerque Journal to announce five Community Meetings / Hearings for purpose of receiving public input on the preparation of the City's 2018-2022 Consolidated Plan. This Public Notice was also posted at all community centers and libraries.	No comments were received.	No comments were received.	Not applicable.
2. Television News Story	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Local Television News Station KRQE News 13 feature aired and published on October 23, 2017 to announce five Community Meetings / Hearings to receive public input on the preparation of the City's 2018-2022 Consolidated Plan.	No comments were received.	No comments were received	http://krqe.com/2017/10/23/city-asks-for-public-input-in-federal-funding-for-housing-development/

Mode of Outreach	Target of Outreach	Summary of Response / attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL
3. Internet Outreach	Neighborhood Associations Minorities Persons with Disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Announcement of five Community Meetings / Hearings was placed on City Website, the City's Twitter Account, the City's Nextdoor Account, and sent to 608 email addresses belonging to area Neighborhood Associations to receive input on the preparation of the City's 2018-2022 Consolidated Plan.	No comments were received.	No comments were received.	No longer posted.
4. Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Community Meeting / Hearing on October 24, 2017 at 4:00 p.m. at Alamosa Community Center, Room A to receive public input on the preparation of the City's 2018-2022 Consolidated Plan and the 2018-2019 Action Plan. 3 Albuquerque residents and 3 City Staff members attended this meeting.	Refer to Appendix B, to be attached to the final Consolidated Plan.	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
5. Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Community Meeting / Hearing on October 25, 2017 at 2:30 p.m. at John Marshal Health & Social Service Center, Room 148 to receive public input on the preparation of the City's 2018-2022 Consolidated Plan and the 2018-2019 Action Plan. 4 residents, 3 City Staff members, and 2 Albuquerque Housing Authority Staff members attended this meeting.	Refer to Appendix B, to be attached to the final Consolidated Plan.	All comments were accepted.	Not applicable.
6. Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Community Meeting / Hearing on October 26, 2017 at 1:30 p.m. at Cesar Chavez Community Center Multi-Purpose Room to receive public input on the preparation of the City's 2018-2022 Consolidated Plan and the 2018-2019 Action Plan. 8 residents and 2 City Staffers attended this meeting.	Refer to Appendix B, to be attached to the final Consolidated Plan.	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
7. Public Meeting	Non-English Speaking – Spanish Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Bilingual Community Meeting / Hearing on October 26, 2017 at 5:00 p.m. at Los Griegos Health & Social Services Center, Classroom 1 to receive public input on the preparation of the City's 2018-2022 Consolidated Plan and the 2018-2022 Action Plan. Two City Staffers and a translator were in attendance. No residents attended this meeting.	Refer to Appendix B, to be attached to the final Consolidated Plan.	All comments were accepted.	Not applicable.
8. Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Community Meeting / Hearing on October 28, 2017 at 9:30 a.m. at Holiday Park Community Center, Meeting Room 1 to receive public input on the preparation of the City's 2018-2022 Consolidated Plan and the 2018-2019 Action Plan. 4 residents, 1 City Staffer, and 1 Albuquerque Housing Authority Staffer attended this meeting.	Refer to Appendix B, to be attached to the final Consolidated Plan.	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
9. Internet Outreach	Non-English Speaking – Spanish Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	The 2018-2022 Housing and Community Development Survey was available online from October 20, 2017 to December 29, 2017. The Survey form was available in English and Spanish. The City advised residents of the availability of the survey via email to stakeholders, posts on the City's website and Twitter account, announcements at City meetings, and during the Community Meetings. The purpose of the survey was to allow all residents the opportunity to provide their assessment of the level of need in Albuquerque for a variety of housing, community and economic development activities.	436 Albuquerque residents completed the survey.	All survey responses 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
10. Newspaper Ad	Non-English Speaking – Spanish Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Notice published February 5, 2018 in the Albuquerque Journal in English and Spanish announcing a Public Hearing to present the draft of the City's 2018-2022 Consolidated Plan and the 2018-2019 Action Plan for public review and comment.	No comments were received.	No comments were received.	Not applicable.
11. Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly noticed Public Hearing on February 20 at 5:30 PM at Barelvas Community Center to present the draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan for public review and comment.	Refer to Appendix B.		
12. Internet Outreach	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	The draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan were available online from February 21, 2018 to March 23, 2018 for public review and comment. The URL was posted on social media accounts as well as at community centers.	Refer to Appendix B.		http://www.cabq.gov/family/documents/publications

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Needs Assessment section of the Consolidated Plan examines housing, homelessness, non-homeless special needs and non-housing community development needs. The housing needs assessment section evaluates household income, tenure (renter or owner), housing cost as a function of household income, disproportionate need amongst racial and ethnic groups and public housing needs. The homeless needs assessment examines the sheltered and unsheltered homeless population in the City of Albuquerque to inform the City's strategy to address homelessness during the next five years. The non-homeless special needs assessment section evaluates the needs of people who are not homeless but due to various reasons are in need of services, including, but not limited to elderly, frail elderly, severe mentally ill, developmentally disabled, physically disabled, persons with alcohol or other drug addictions, including opioids, persons with HIV/AIDS, victims of human trafficking, veterans, and victims of domestic violence.

The non-housing community development needs assessment section discusses the need for public facilities, public infrastructure improvements and public services to benefit low- and moderate-income residents.

Methodology

To assess community needs, the City examined data, held five community meetings, conducted a Housing and Community Development Survey and hosted eight focus group sessions to consult with local stakeholders. The Needs Assessment primarily relies on the following sources of data:

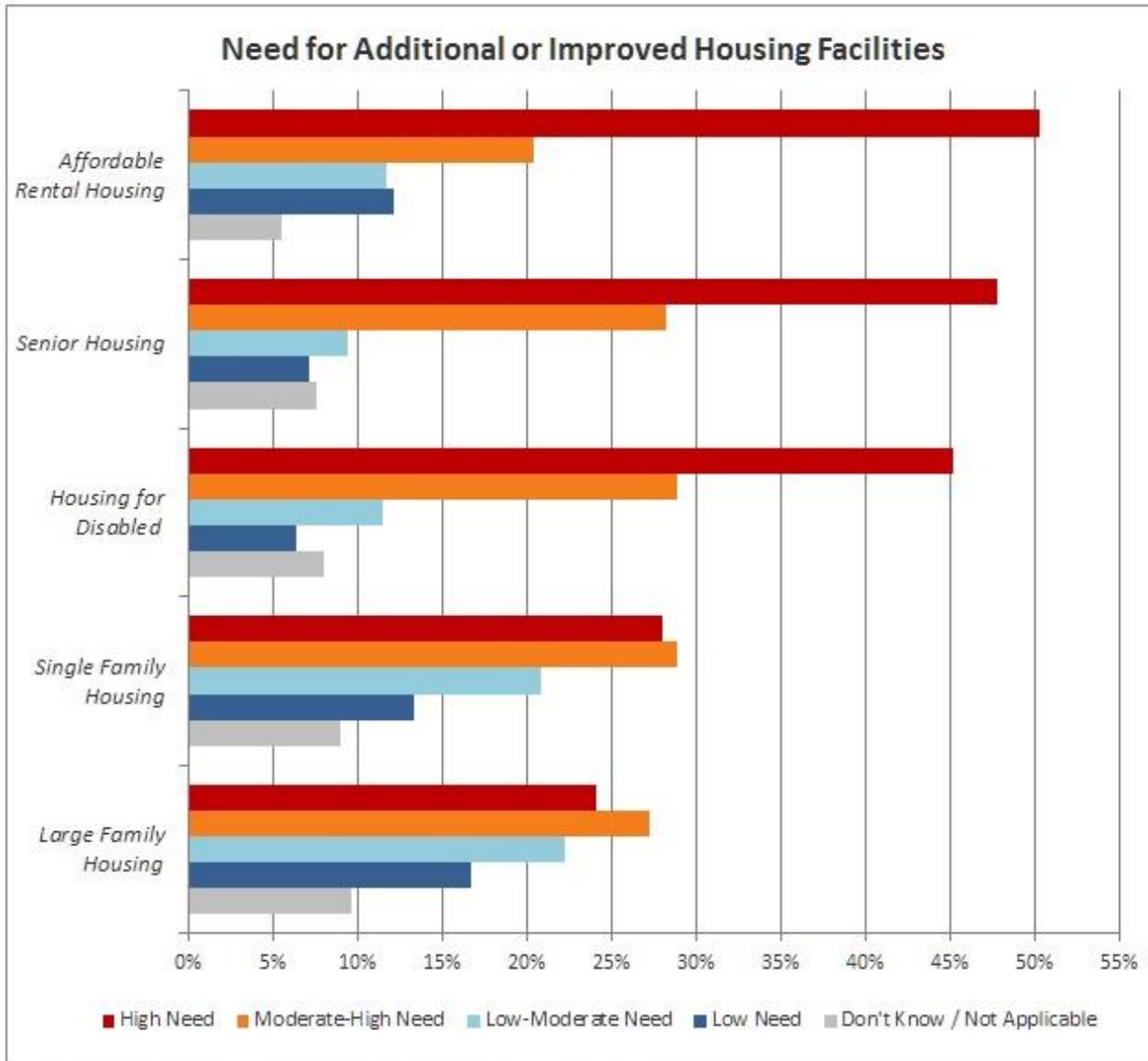
- American Community Survey (2009-2013 5-year estimates);
- Comprehensive Housing Affordability Strategy (2009-2013 5-year estimates);
- ESRI Economic Data;
- 2017 Point-In-Time Homeless Count.

Housing and Community Development Survey for Residents and Stakeholders

Albuquerque residents and program stakeholders had the opportunity to respond to the 2018-2022 Housing and Community Development Survey to rate the need in Albuquerque for additional or improved housing facilities, housing services, infrastructure, community facilities, community services, special needs population services, and business and job services. The

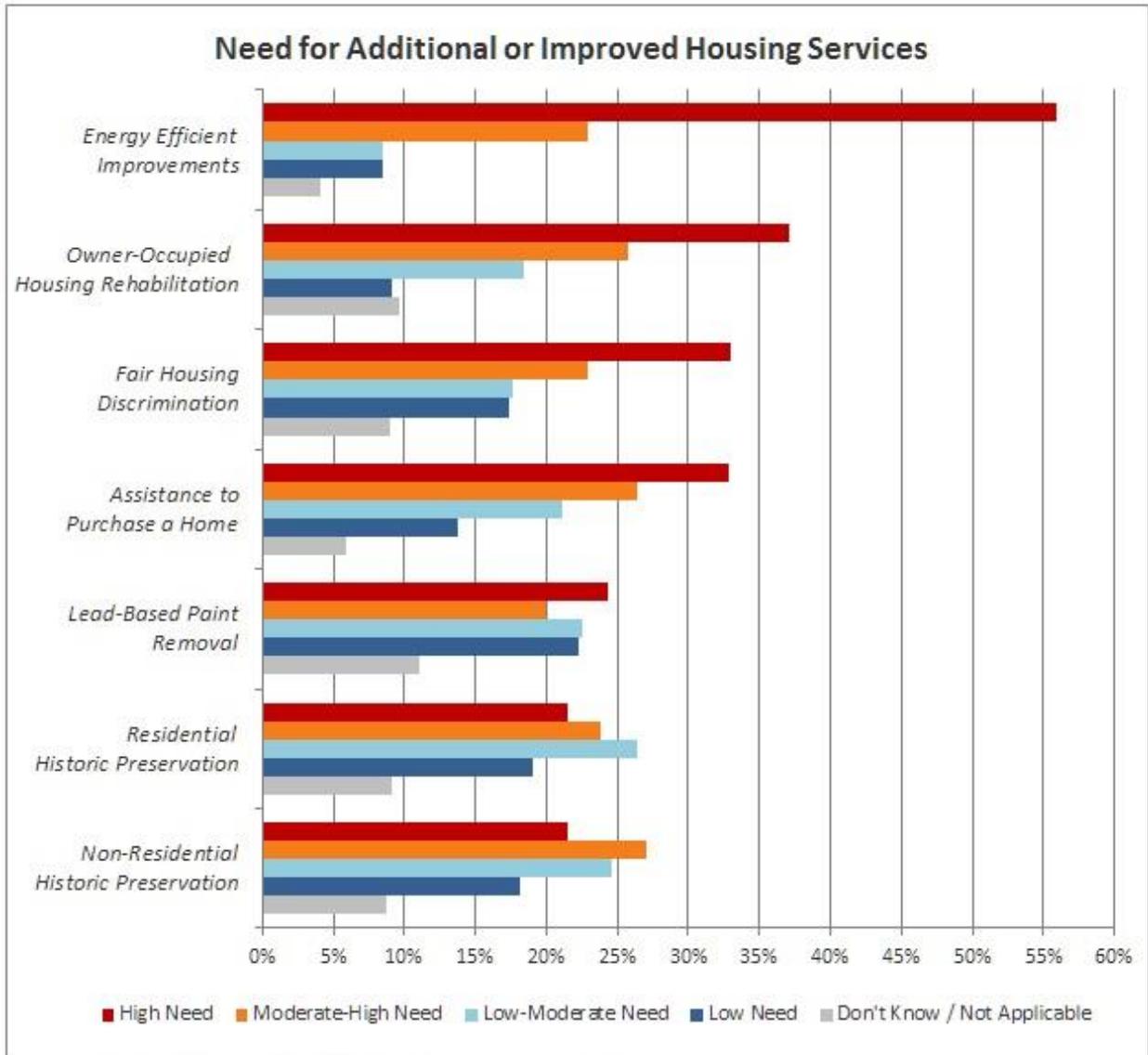
results of the 436 Albuquerque residents who responded to the survey are represented in Figures 1-7 below.

Figure 1 – Need for Additional or Improved Housing Facilities



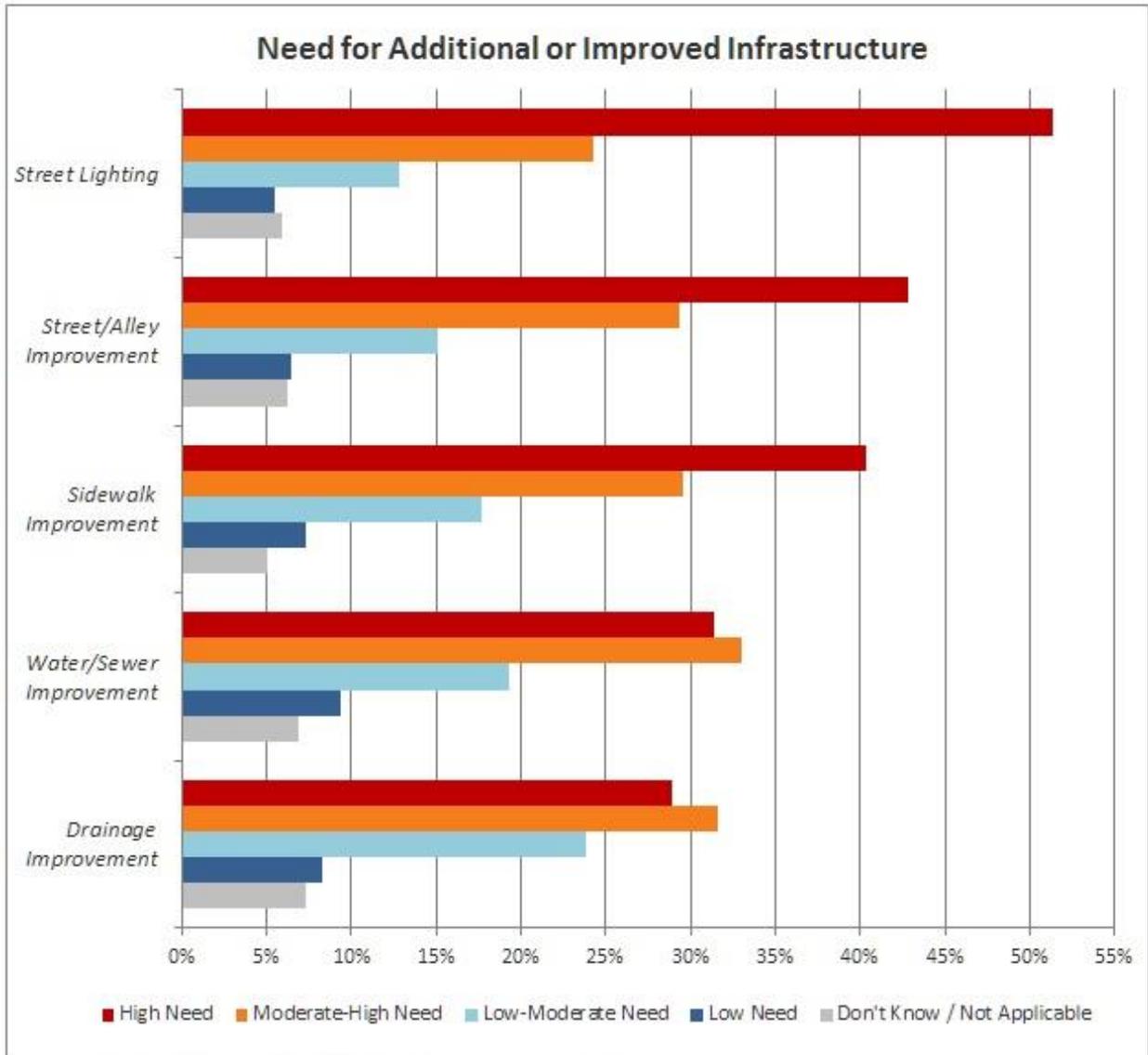
Source: 2018-2022 Housing and Community Development Survey.

Figure 2 – Need for Additional or Improved Housing Services



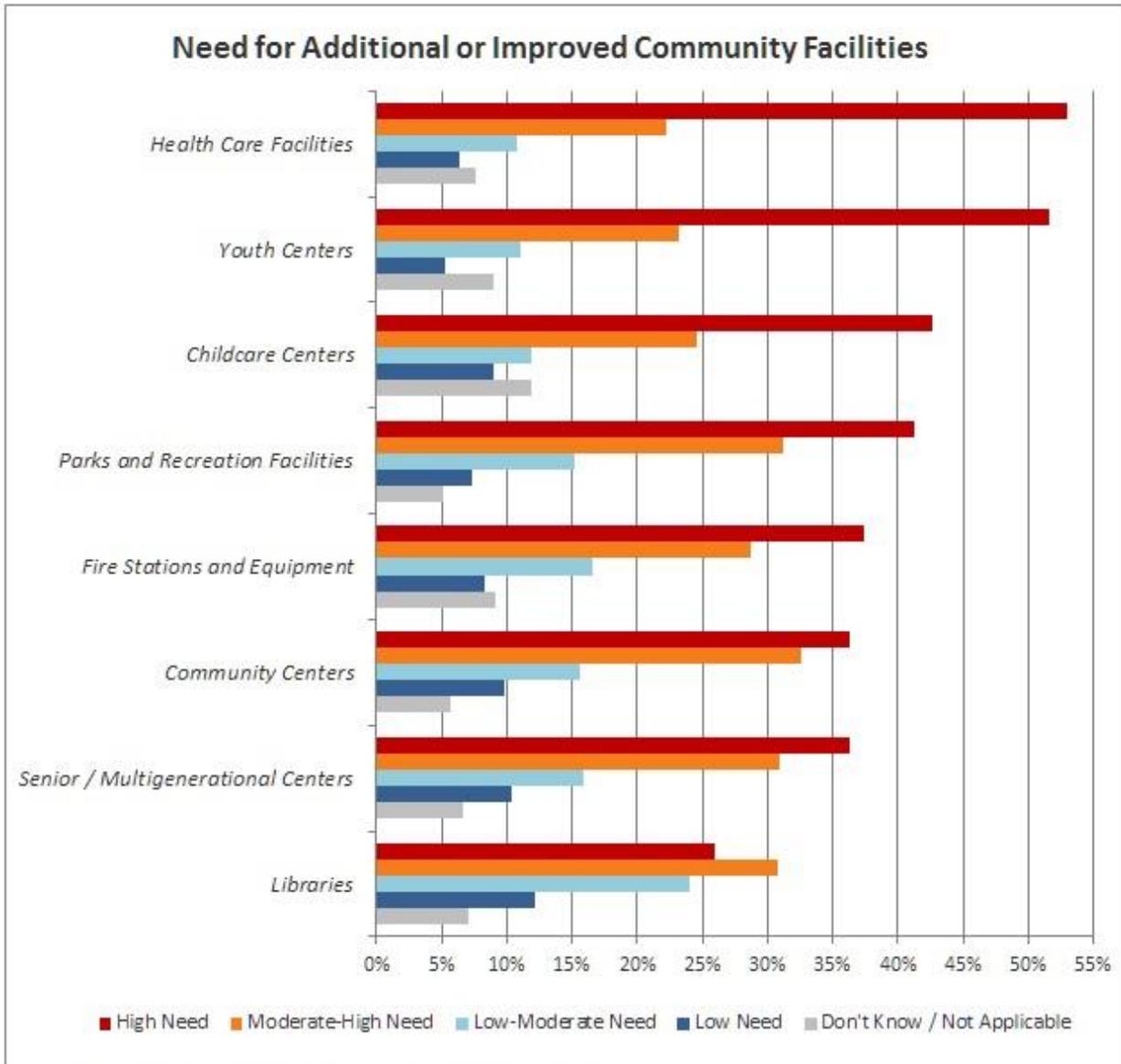
Source: 2018-2022 Housing and Community Development Survey.

Figure 3 – Need for Additional or Improved Infrastructure



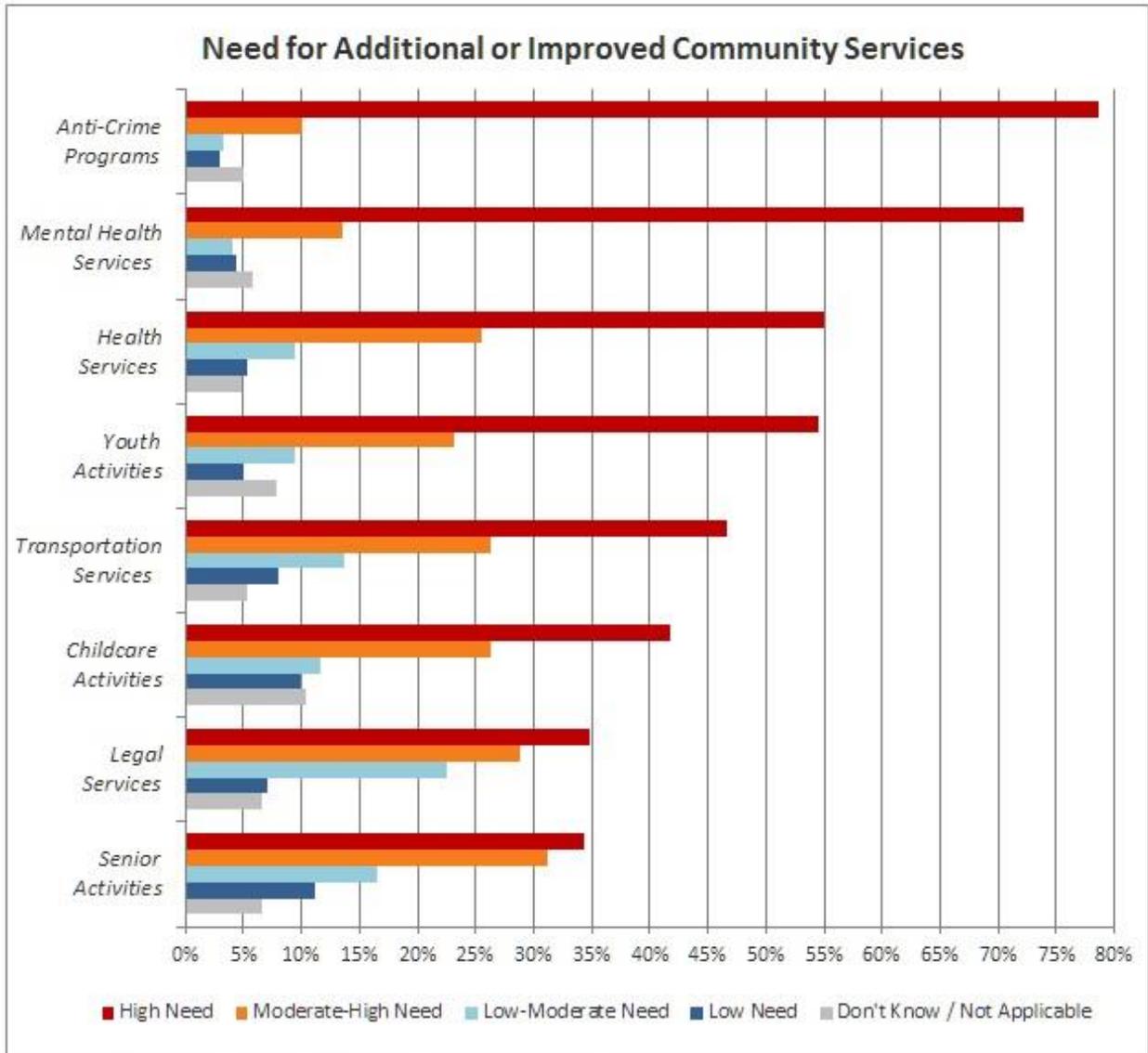
Source: 2018-2022 Housing and Community Development Survey.

Figure 4 – Need for Additional or Improved Community Facilities



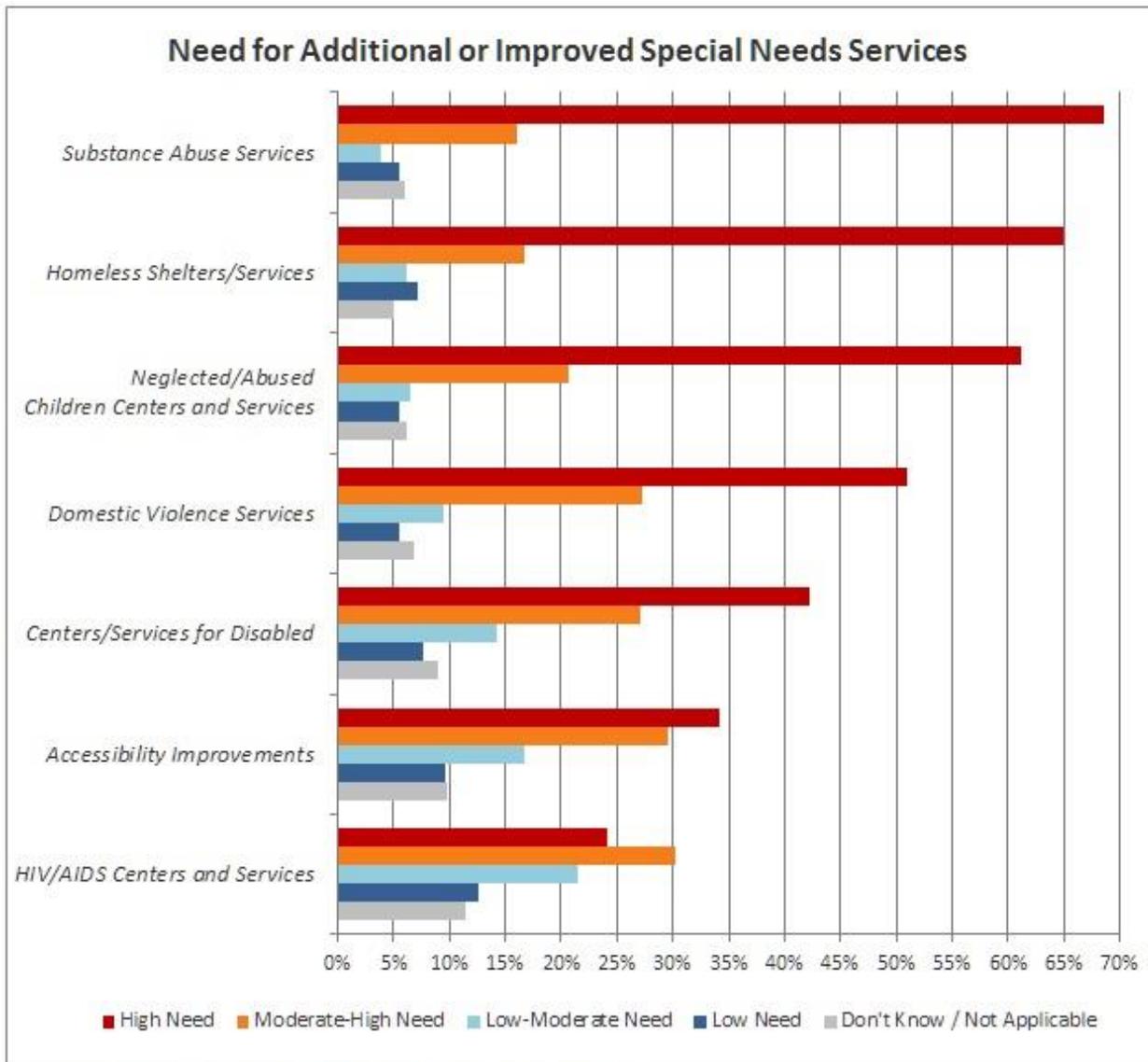
Source: 2018-2022 Housing and Community Development Survey.

Figure 5 – Need for Additional or Improved Community Services



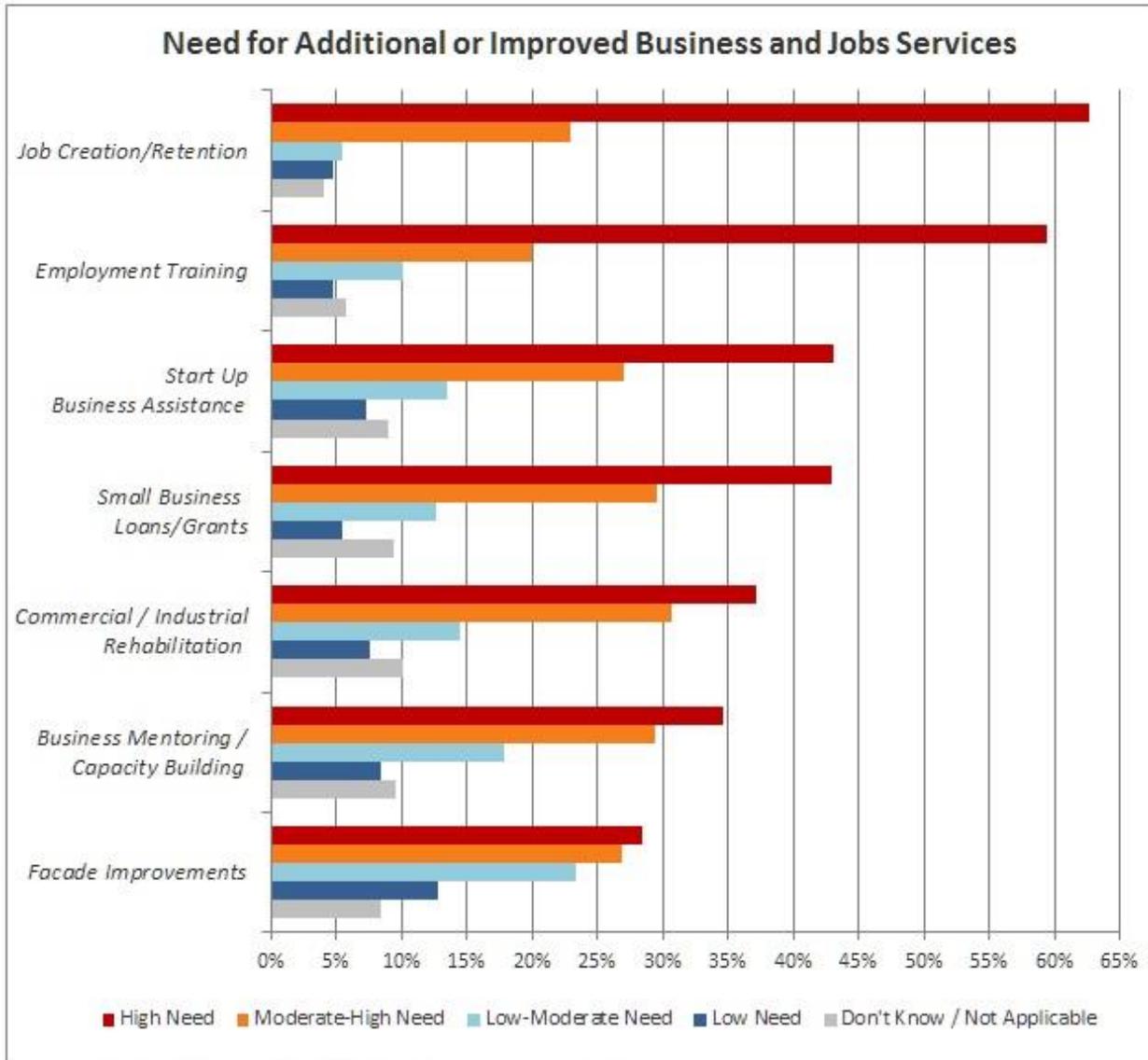
Source: 2018-2022 Housing and Community Development Survey.

Figure 6 – Need for Additional or Improved Special Needs



Source: 2018-2022 Housing and Community Development Survey.

Figure 7 – Need for Additional or Improved Business and Jobs Services



Source: 2018-2022 Housing and Community Development Survey.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

According to ACS data in Table 6, the City's population grew by 23 percent during the period between the years 2000 and 2013, increasing in number from 448,616 to 549,812 people. During this time period, the number of households increased by 12 percent from 198,468 to 222,491, and the median household income increased from \$38,272 to \$47,989. The City of Albuquerque contains 103,120 households, or 46 percent of all households, with earnings less than 100 percent of Area Median Income (AMI) and 82,495, or 37.1 percent of all households, that earn less than 80 percent of AMI.

Table 7 presents the number of different household types in the City for different levels of income. Small family households consist of two to four family members, while large family households have five or more persons per household. The income levels are divided by different AMI levels, corresponding with HUD income definitions as follows:

- 0-30 percent of AMI: extremely low-income – 11 percent of all households;
- 30-50 percent of AMI: low-income – 10 percent of all households;
- 50-80 percent of AMI: moderate-income – 15 percent of all households; and
- 80-100 percent of AMI: medium-income – nine percent of all households.

The most common household type in Albuquerque is small family households, representing 41.9 percent of all households in the city. Nearly a third (30.2 percent) of small family households and approximately 38 percent of large family households earn less than 80 percent of AMI, indicating significant household economic stress regardless of family size. Of the total households under 80 percent of AMI, small family households comprise a greater share than large family households, 34 percent to 7 percent, respectively. Households with seniors are also stressed economically. Of the 28 percent of households containing at least one person over 62 years old, 37 percent of these bring in less than 80 percent of AMI. However, the need to preserve affordable housing is most critical for households with children. While only 14 percent of the City's households have one or more children 6 years old or younger, fully 50 percent of these households have earnings under 80 percent of AMI. Further, while households with children represent only 14.4 percent of the total number of Albuquerque households, they comprise 19 percent of all households earning below 80 percent of AMI.

Tables 8 and 9 indicate that 37,628, or 36 percent, of the City's 113,117 households earning less than 100 percent of AMI experience at least one housing problem. HUD defines four different housing problems as:

1. Lacks complete kitchen facilities: Household lacks a sink with piped water, a range or stove, or a refrigerator.
2. Lacks complete plumbing facilities: Household lacks hot and cold piped water, a flush toilet and a bathtub or shower.
3. Overcrowding / severe overcrowding: A household is considered to be overcrowded if there are more than 1.01 people per room, excluding bathrooms, porches, foyers, halls, or half-rooms. A household is considered severely overcrowded if there are more than 1.5 people per room.
4. Cost burden / severe cost burden: A household is considered cost burdened if the household pays more than 30 percent of its total gross income for housing costs. A household is considered severely cost burdened if the household pays more than 50 percent of its total income for housing costs. For renters, housing costs include rent paid by the tenant plus utilities. For owners, housing costs include mortgage, taxes, insurance, and utilities.

Evaluation of Tables 8 and 9 indicates that for households earning 0-100 percent of AMI who experience housing problems, the highest priority housing needs for both Renter and Owner households include the alleviation of severe cost burden (45.86 percent) and cost burden (40.44 percent). Overcrowding, Severe Overcrowding, and Substandard Housing together account for fewer than 8 percent of all housing problems for Renters and Owners.

Table 6 - Housing Needs Assessment Demographics

Demographics	Base Year: 2000	Most Recent Year: 2013	% Change
Population	448,616	549,812	23%
Households	198,468	222,491	12%
Median Income	\$38,272.00	\$47,989.00	25%

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Table 7 - Total Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	25,565	23,075	33,855	20,625	119,370
Small Family Households	8,850	7,955	11,305	8,010	57,090
Large Family Households	1,535	1,605	2,730	1,705	7,970
Household contains at least one person 62-74 years of age	3,094	3,804	6,035	3,800	22,730

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Household contains at least one person age 75 or older	1,900	3,365	4,840	2,040	9,940
Households with one or more children 6 years old or younger	5,235	4,615	6,055	3,600	12,445

Data Source: 2009-2013 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

Table 8 – Housing Problems Table

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	290	165	360	145	960	85	255	110	35	485
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	530	230	300	180	1,240	4	40	25	60	129
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	595	440	555	210	1,800	135	160	365	150	810
Housing cost burden greater than 50% of income (and none of the above problems)	11,500	5,995	1,619	265	19,379	4,015	4,019	3,860	940	12,834

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	1,200	5,325	8,440	2,140	17,105	720	2,000	4,695	3,890	11,305
Zero/negative Income (and none of the above problems)	3,205	0	0	0	3,205	994	0	0	0	994

Data Source: 2009-2013 CHAS

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

Table 9 – Housing Problems 2

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	12,910	6,830	2,839	795	23,374	4,235	4,474	4,360	1,185	14,254
Having none of four housing problems	3,150	7,065	14,650	8,495	33,360	1,070	4,705	12,010	10,145	27,930
Household has negative income, but none of the other housing problems	3,205	0	0	0	3,205	994	0	0	0	994

Data Source: 2009-2013 CHAS

3. Cost Burden > 30%

Table 10 – Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	4,975	4,390	3,449	12,814	1,600	2,375	3,575	7,550
Large Related	920	840	480	2,240	225	480	860	1,565
Elderly	1,435	1,945	2,055	5,435	1,820	2,289	2,660	6,769
Other	6,380	4,915	4,600	15,895	1,305	1,170	1,640	4,115
Total need by income	13,710	12,090	10,584	36,384	4,950	6,314	8,735	19,999

Data Source: 2009-2013 CHAS

4. Severe Cost Burden > 50%

Table 11 – Severe Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	4,595	2,235	379	7,209	1,365	1,755	1,570	4,690
Large Related	745	305	35	1,085	225	325	315	865
Elderly	1,120	1,035	605	2,760	1,455	1,244	1,120	3,819
Other	5,910	2,605	805	9,320	1,175	855	895	2,925
Total need by income	12,370	6,180	1,824	20,374	4,220	4,179	3,900	12,299

Data Source: 2009-2013 CHAS

Figure 8 – Extremely Low Income Households with Severe Cost Burden

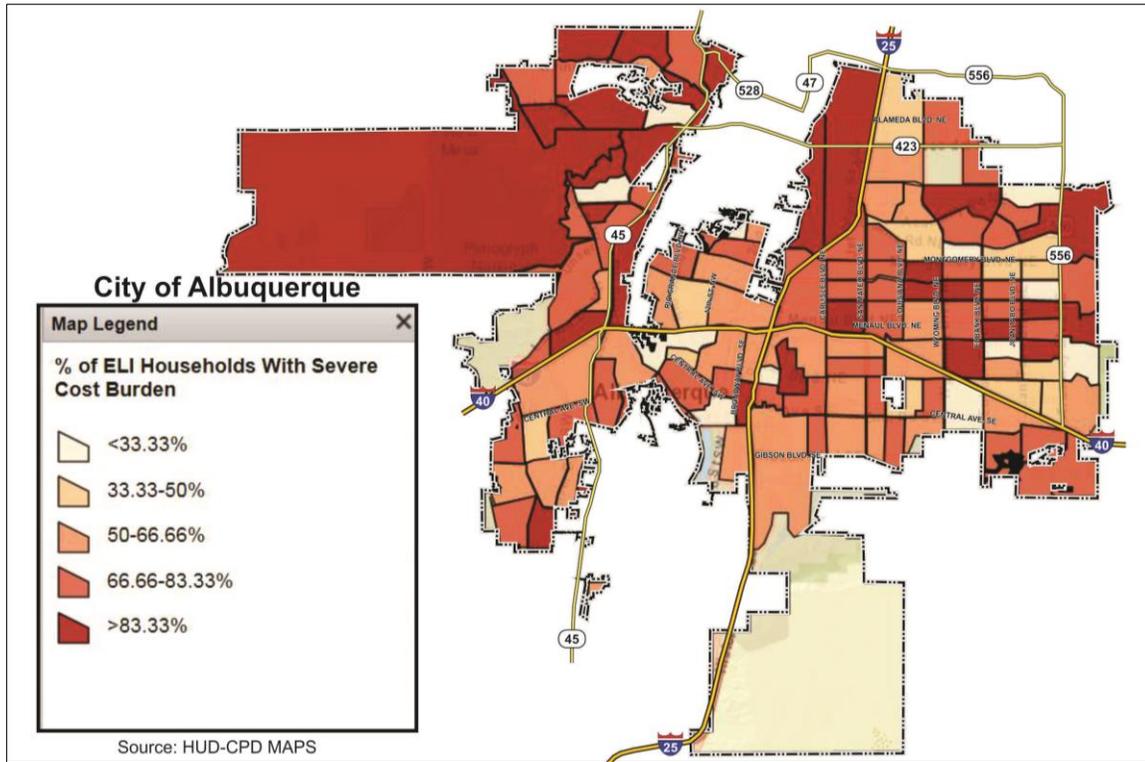


Figure 9 – Low Income Households with Severe Cost Burden

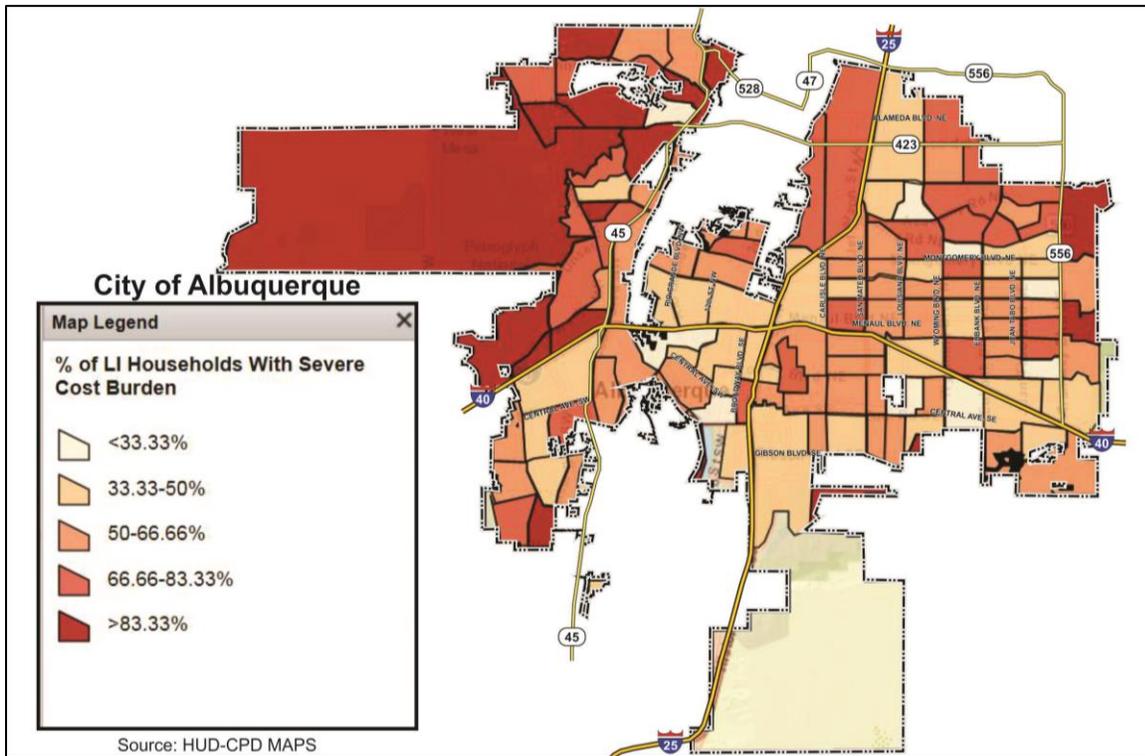
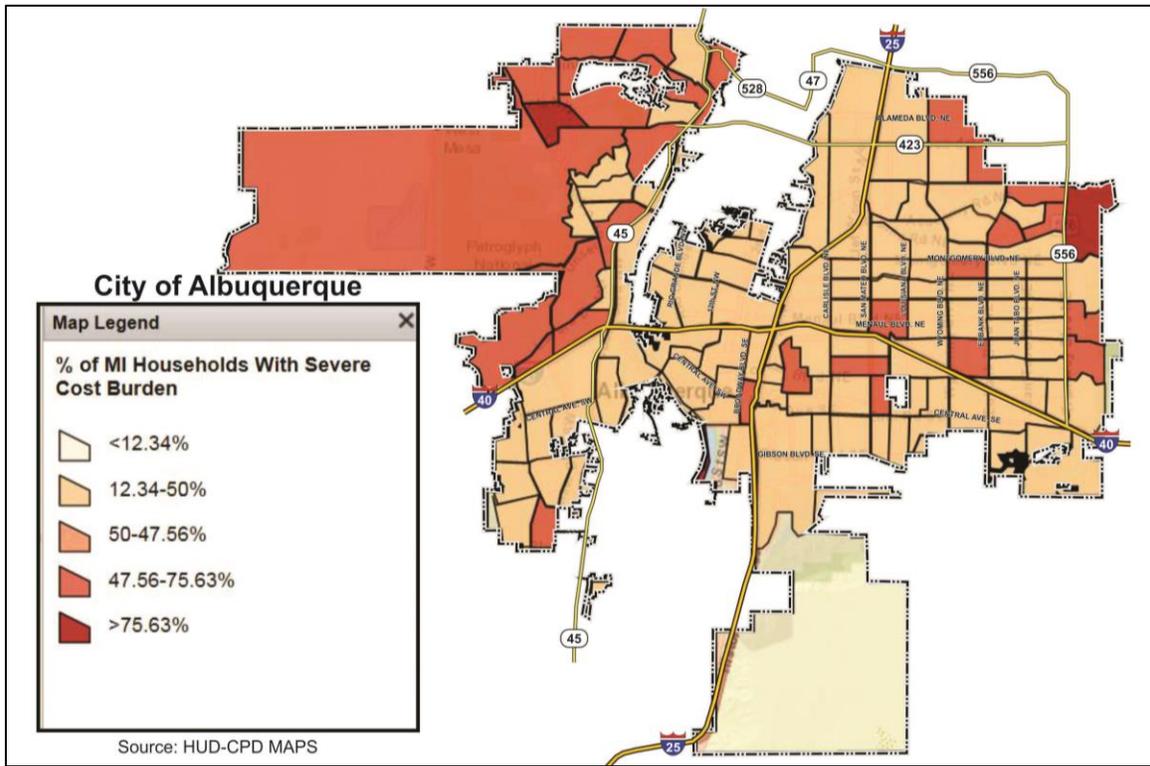


Figure 10 – Moderate Income Households with Severe Cost Burden



5. Crowding (More than one person per room)

Table 12 – Crowding Information – 1/2

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	985	525	810	280	2,600	160	185	265	155	765
Multiple, unrelated family households	45	60	75	105	285	0	15	110	55	180
Other, non-family households	95	80	0	0	175	4	0	25	0	29
Total need by income	1,125	665	885	385	3,060	164	200	400	210	974

Data Source: 2009-2013 CHAS

Table 13 – Crowding Information – 2/2

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	4,620	3,080	3,370	11,070	615	1,535	2,685	4,835

Data Source: 2009-2013 CHAS

Describe the number and type of single person households in need of housing assistance.

According to ACS data B25009, there are 71,414 single person households in the City, accounting for 32.1 percent of the City’s households. Of the single person households, 48 percent are homeowners and 52 percent are renters. Taken together with small family households, single person households and small family households account for nearly three-quarters (74 percent) of the City’s households. Approximately 30 percent, or 21,359, of the single person households are 65 years of age or older according to the ACS S1101, indicating a significant number of single person households ages 18-64.

According to Tables 10 and 11, respectively, 20,010 of the single person households experienced a cost burden and of those, 12,245 experienced a severe cost burden, indicating a need for additional affordable housing opportunities for single person households and small family households with two to four members.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

The New Mexico Interpersonal Violence Data Central Repository through the New Mexico Department of Public Health maintains statistics on domestic violence statewide by jurisdiction. According to its 2017 report, entitled "Incidence and Nature of Domestic Violence in New Mexico XVI," the Albuquerque Police Department in 2016 responded to a total of 7,744 calls related to domestic violence, with 8,898 calls reported by various agencies in Bernalillo County as a whole (p.73), and 19,746 incidents reported statewide (p.75). In the City of Albuquerque, the number of domestic violence incidents involving a weapon was 6,401 or 83 percent (p. 90).

Statewide, the types of weapons used during incidents of domestic violence were identified in 7,572 instances (p.11). Of these,

- 250 (3 percent) were guns;
- 553 (7 percent) were knives;
- 6769 (89 percent) were “other” weapons, including “personal” weapons (i.e., fists, feet etc.) and “non-personal” weapons (boards, lamps, etc.).

In Albuquerque, therefore, there were at least 7,744 households during the period of a year who were in need of some type of domestic violence services. In households where physical violence occurred, it is possible that at least one member of the household will need to relocate within the next five years to escape recurring violence. If 75 percent need to move, approximately 5,800 individuals — possibly with minor children — may require temporary housing assistance.

The form of assistance needed is two-fold. First, the City recognizes that it is crucial to prioritize the creation of additional rental housing opportunities for low- and moderate-income households in general. Second, it is important to ensure that both new and existing affordable housing opportunities are accessible to members of protected classes, as well as special needs populations such as victims of domestic violence, persons with disabilities, single heads of household, seniors and transition age youth. To address special needs populations, the City will also prioritize the provision of public services to remove barriers to accessing affordable housing.

What are the most common housing problems?

The most common housing problem in the City is cost burden, which affects 68 percent of low- and moderate-income households earning less than 80 percent of AMI, including 36,384 renter households and 19,999 owner households who pay more than 30 percent of their monthly gross income for housing costs. Within this same income group, fully 40 percent, or 32,673 households, are actually severely cost burdened, paying more than half of their monthly gross income for housing costs. These severely cost burdened households include 20,374 renter households and 12,299 owner households.

According to Figures 8-10, the highest levels of severe housing cost burden for extremely low-income, low-income and moderate-income households exist in the West Mesa, Northwest Mesa, North I-25 and Foothills Community Planning Areas (areas in the City designated as part of the Comprehensive Plan to focus planning efforts on local issues, opportunities, character elements and priority capital improvements. Evaluation of Figure 21 in section SP-10 indicates that each of these areas is designated as being eligible for new affordable housing development funding through the Consolidated Plan.

The second most common housing problem in the City is overcrowding, which affects 3,439, or 4 percent, of low- and moderate-income Albuquerque households. Renter households make up 2,675, or 78 percent, of these low- and moderate-income households with more than 1.01 people per room, excluding bathrooms, porches, foyers, halls, or half-rooms.

Are any populations/household types more affected than others by these problems?

According to Table 10, of the 56,383 low- and moderate-income households experiencing a cost burden and a severe cost burden, the two most affected groups include 12,814 small, related renter households with four or fewer household members and 15,895 other/single person renter households. Elderly renters and owners within these income ranges together comprise 12,204 households that experience cost burden or severe cost burden, representing 53 percent of all elderly households with similar income. Cost burden also impacts 3,805 large, related

households of renters and owners with five or more people, representing 65 percent of similar income level large family households.

According to Table 12, the majority of the low- and moderate-income households impacted by overcrowded housing conditions are single family renter households who comprise 2,320, or 67 percent, of the 3,439 total such income households affected by this housing problem.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

The leading indicators of risk for homelessness among extremely low-income individuals and families with children who are currently housed include housing cost burden and severe housing cost burden.

Tables 10 and 11 indicate the number of households whose housing costs exceed 30 percent and 50 percent of total household income, respectively, by household type, tenancy, and income level. Based on the data in Table 10, 56,383, or 68 percent, of households earning 0-80 percent of AMI in the City experience a cost burden. Of these households, 36,384 (65 percent) are renters and 19,999 (35 percent) are owners. The 25,800 extremely low- and low-income renters with housing cost burdens are most at risk of homelessness.

Of the cost-burdened renter households earning 0-80 percent of AMI, the largest group, 28 percent, consists of other/single person renter households followed by small, related renter households, who make up 23 percent. According to Table 7, there are 15,905 households, or 19 percent of the 82,495 total households at or below 80 percent of AMI, that have one or more children six years old or younger, with most of these households falling between 50 and 80 percent of AMI.

In Albuquerque, the greatest risk of homelessness is among renters. The cost burdened, 15,895 other/single person renter households earning no more than 80 percent of AMI include some 6,380 extremely low-income households earning 30 percent or less of AMI, who, along with 4,975 small, related extremely low-income renter households, are most at risk of homelessness.

The majority of Rapid Re-Housing beds in Albuquerque are funded through the Continuum of Care. From March 1, 2016 to February 28, 2017, over 90 percent of people who exited Rapid Rehousing exited into permanent housing. This data suggests that the majority of households receiving Rapid Re-Housing have obtained enough community resources and benefits to maintain permanent housing on their own after the Rapid Re-Housing assistance ends.

However, less than a third of CoC Rapid Re-Housing clients served between March 1, 2016 and February 28, 2017 were able to increase their income. This data suggests that families and individuals receiving Rapid Re-Housing who are nearing the end of that assistance need job training and educational opportunities to increase their income and also need subsidized housing in order not to be housing cost burdened.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The assessment of at-risk populations is based on ACS and CHAS data in the Consolidated Plan using HUD definitions for household types and housing problems.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

According to Table 11, there are 18,550 renter households who earn 0-50 percent of AMI that are severely cost burdened, paying more than half of their income for housing costs. Of these households:

- 6,830 are small, related households with four or fewer members;
- 1,050 are large, related households with five or more members;
- 2,155 are elderly households with one or more members over the age of 62;
- 8,515 are other/single person households.

These extremely low- and low-income households are most at risk of becoming homeless.

Discussion

Based on evaluation of ACS and CHAS data in Tables 6-12 above, the highest priority housing need for the City of Albuquerque is the development of additional rental housing units affordable to low- and moderate-income households. According to Table 10, 56,383 of the households earning 0-80 percent of AMI are cost burdened households — meaning those households who pay more than 30 percent of their income for housing costs. According to Table 11, 32,673 of the cost burdened households are actually severely cost burdened households — meaning that they pay more than 50 percent of their income for housing costs. Of the 32,673 severely cost burdened households, 20,374 are renters. Of those severely cost burdened renter households, 18,550 households earn less than 50 percent of AMI and are considered the most at risk of becoming homeless.

In addressing this priority need through the implementation of an affordable rental housing development goal in the Strategic Plan, assistance should be directed to the greatest extent feasible toward the development of units affordable to the 18,550 severely cost burdened renter households who earn less than 50 percent of AMI and the subset of 12,370 extremely low-income (under 30 percent of AMI) renter households, of which 5,910 are other/single person households and 4,595 are small, related households that are the most at risk of homelessness.

The development of additional affordable rental housing will also address overcrowding — the second most prevalent housing problem — by increasing the supply of housing units that are appropriately sized to accommodate small families and single person households.

Broadband internet service provides residents, including low- and moderate-income residents with connectivity to information and services. Consultation with broadband internet service providers and organizations engaged in “narrowing the digital divide” indicates that Albuquerque is well-served by broadband internet service providers. According to the Wi-Fi Access Points map at <http://www.cabq.gov/gis/map-views>, there are over 50 free Wi-Fi access points distributed throughout the City of Albuquerque. Analysis of maps supplied by the Federal Communications Commission for 2016 show there are providers of fixed residential services of at least 25 Mbps/3 Mbps sufficient to cover the entire City. According to <https://broadbandnow.com>, there are 27 private internet service providers in Albuquerque, with at least three providers serving all areas of the City and up to 5 providers serving many areas. Of these private providers, 15 offer residential service starting at \$29.95 per month. Additionally, there are five mainstream mobile broadband companies offering mobile internet starting as low as \$30.00 per month. For residents who cannot afford \$30.00 per month for internet service, there are free publicly available options in public places such as community centers and City facilities across Albuquerque. Attention will be directed toward providing broadband accessibility in future affordable housing developments as part of the project cost.

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

HUD requires all grantees to compare and assess the need for housing for any racial or ethnic group present in the community. A disproportionately greater need exists when the members of racial or ethnic group at an income level experiences housing problems at a greater rate (10 percent or more) than the income level as a whole. For example, when evaluating 0-30 percent of AMI households, if 50 percent of the households experience a housing problem, but 60 percent or more of a particular racial or ethnic group of households experience housing problems, that racial or ethnic group has a disproportionately greater need.

The housing problems identified in Tables 14-17 below are defined as:

1. Lacks complete kitchen facilities: Household lacks a sink with piped water, a range or stove, or a refrigerator.
2. Lacks complete plumbing facilities: Household lacks hot and cold piped water, a flush toilet and a bathtub or shower.
3. Overcrowding: A household is considered to be overcrowded if there are more than 1.01 people per room.
4. Cost burden: A household is considered cost burdened if the household pays more than 30 percent of its total gross income for housing costs. For renters, housing costs include rent paid by the tenant plus utilities. For owners, housing costs include mortgage payment, taxes, insurance, and utilities.

Table 14 - Disproportionally Greater Need 0 - 30% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	19,070	2,295	4,199
White	6,400	750	1,544
Black / African American	965	125	170
Asian	540	4	25
American Indian, Alaska Native	935	135	365
Pacific Islander	0	0	0
Hispanic	9,735	1,260	2,025

Data Source: 2009-2013 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Table 15 - Disproportionally Greater Need 30 - 50% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	18,624	4,450	0
White	8,239	1,825	0
Black / African American	660	110	0
Asian	295	80	0
American Indian, Alaska Native	530	160	0
Pacific Islander	0	0	0
Hispanic	8,550	2,215	0

Data Source: 2009-2013 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

Table 16 - Disproportionally Greater Need 50 - 80% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	20,329	13,520	0
White	8,849	5,610	0
Black / African American	800	215	0
Asian	300	290	0
American Indian, Alaska Native	775	475	0
Pacific Islander	10	55	0
Hispanic	9,210	6,535	0

Data Source: 2009-2013 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

Table 17 - Disproportionally Greater Need 80 - 100% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	8,010	12,615	0
White	3,640	5,980	0
Black / African American	265	315	0
Asian	180	155	0
American Indian, Alaska Native	240	440	0
Pacific Islander	0	0	0
Hispanic	3,515	5,530	0

Data Source: 2009-2013 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Figure 11 – White alone (not Hispanic)

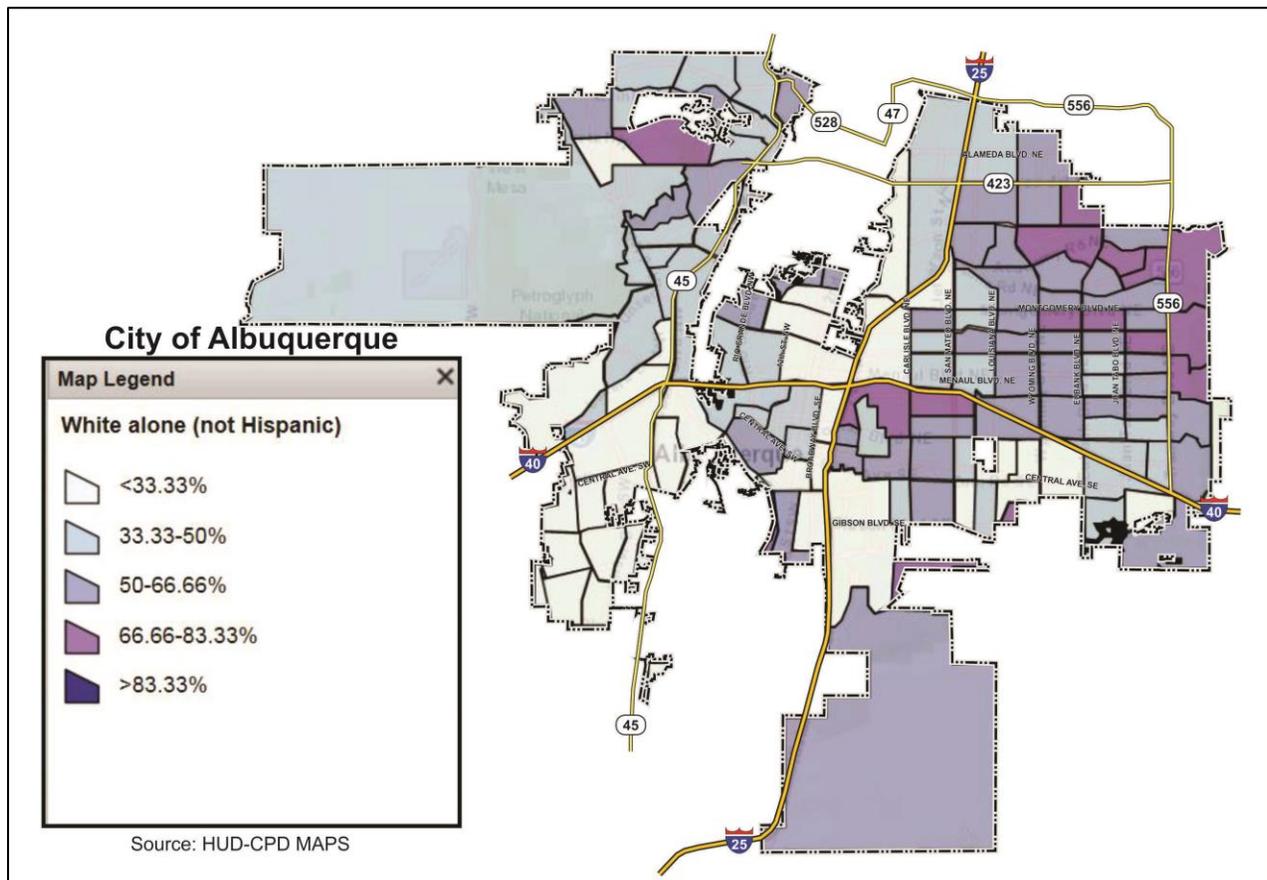


Figure 12 – Hispanic

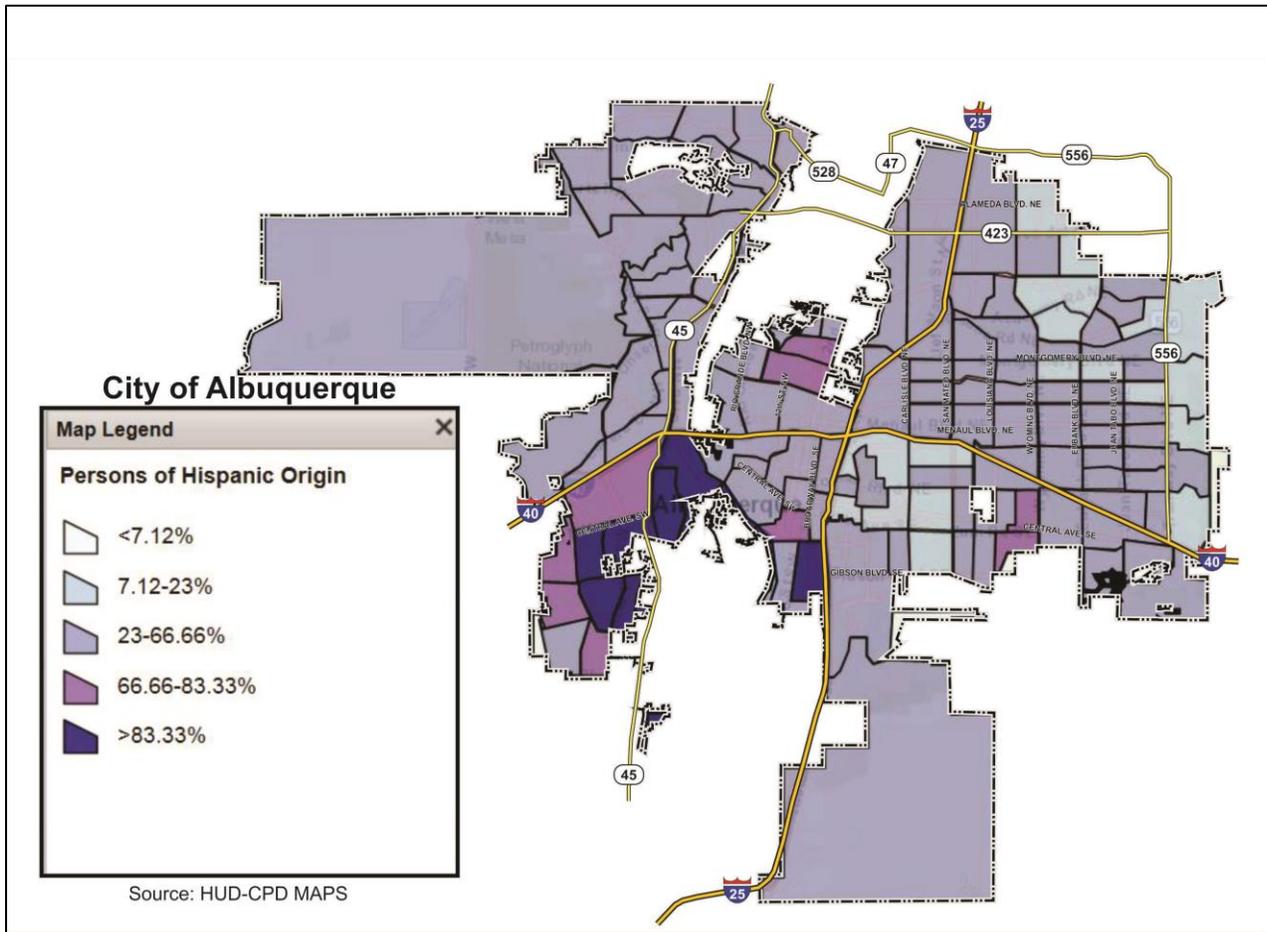


Figure 13 – Black / African American

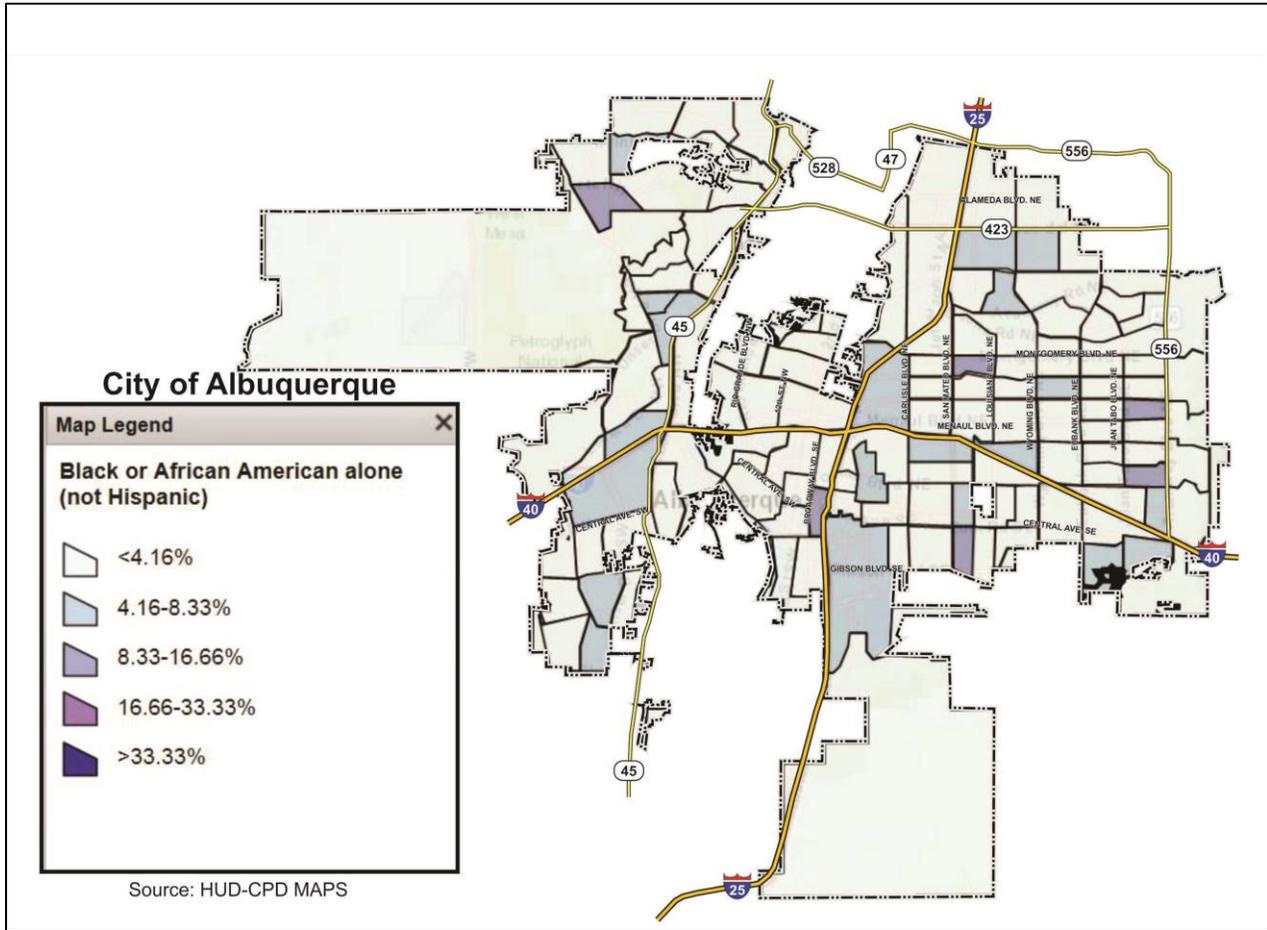


Figure 14 – Asian

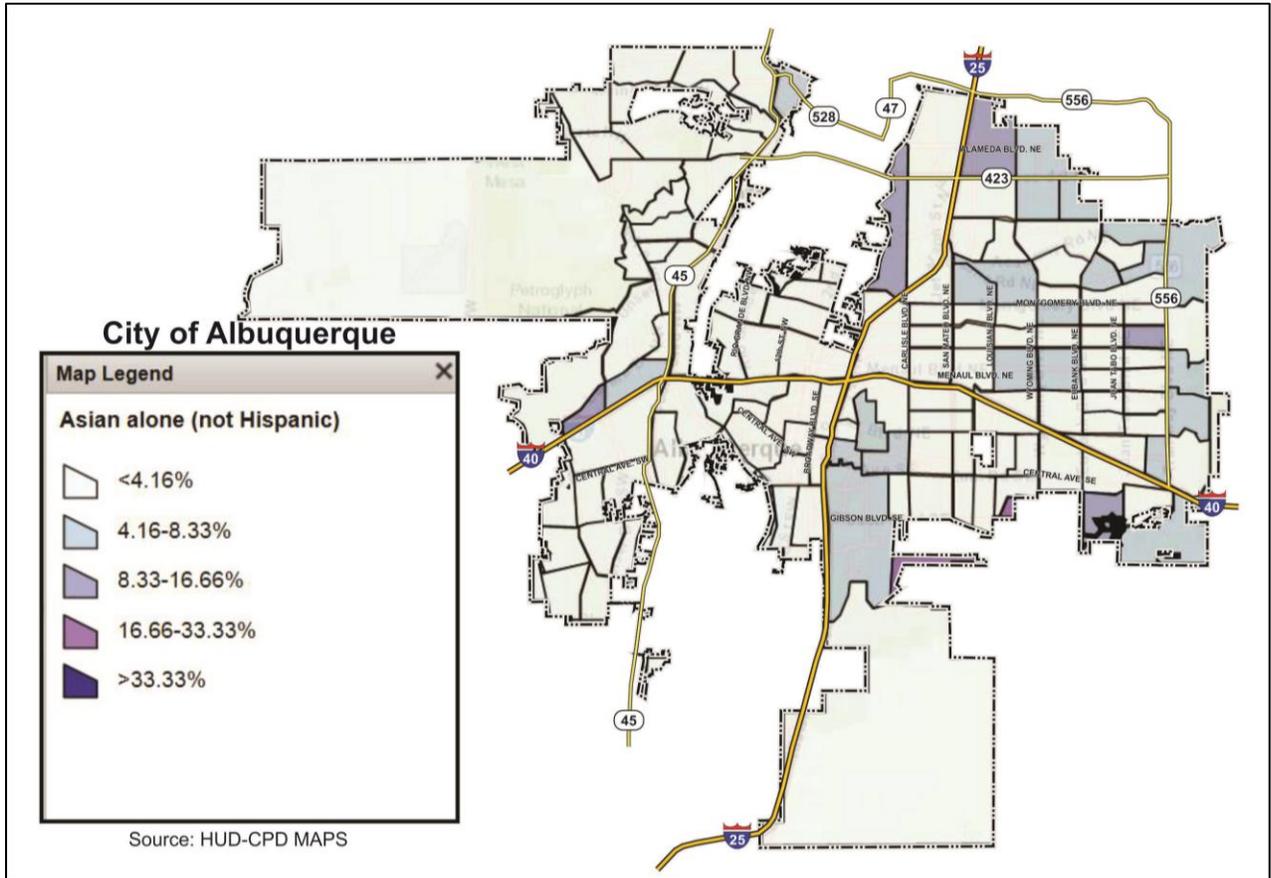


Figure 15 – American Indian / Alaska Native

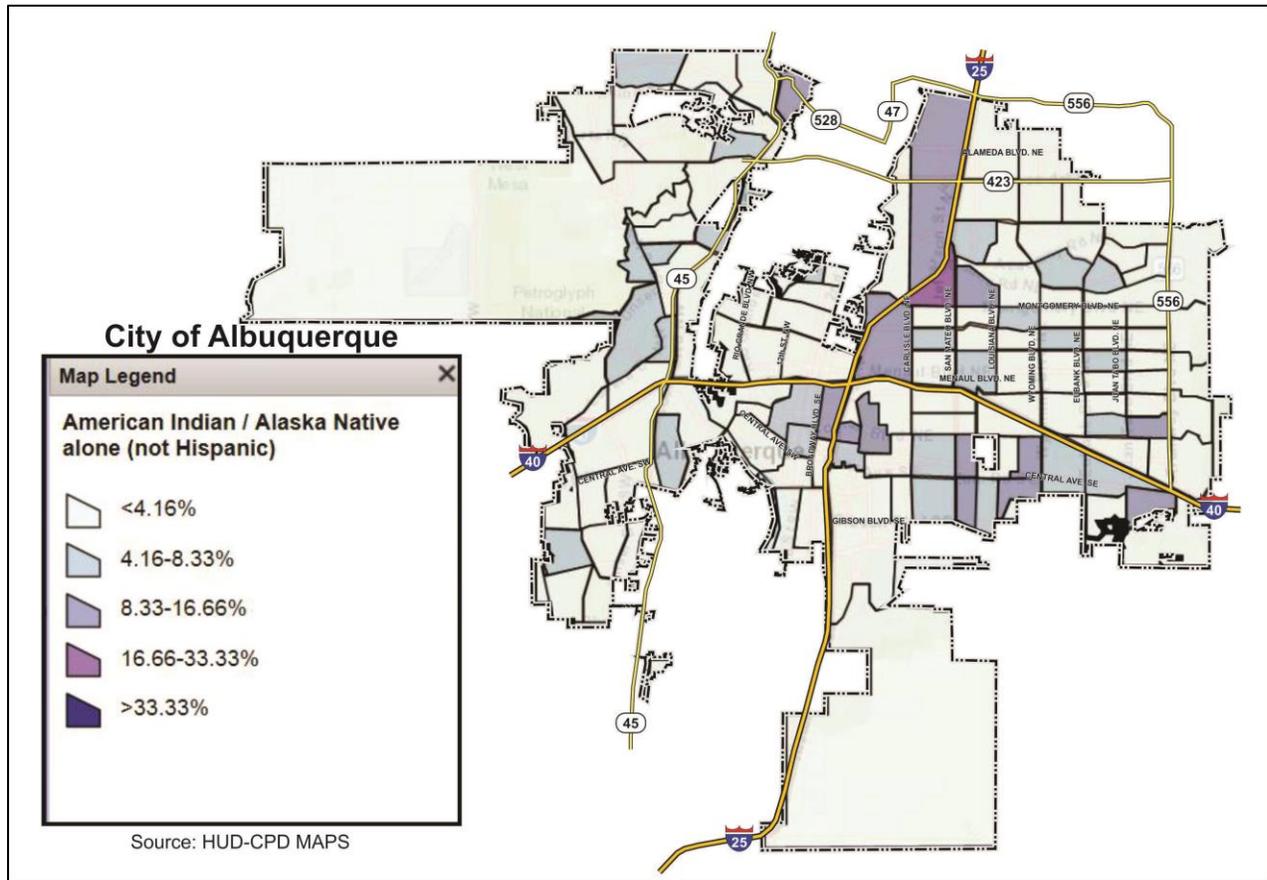


Figure 16 – Native Hawaiian / Pacific Islander

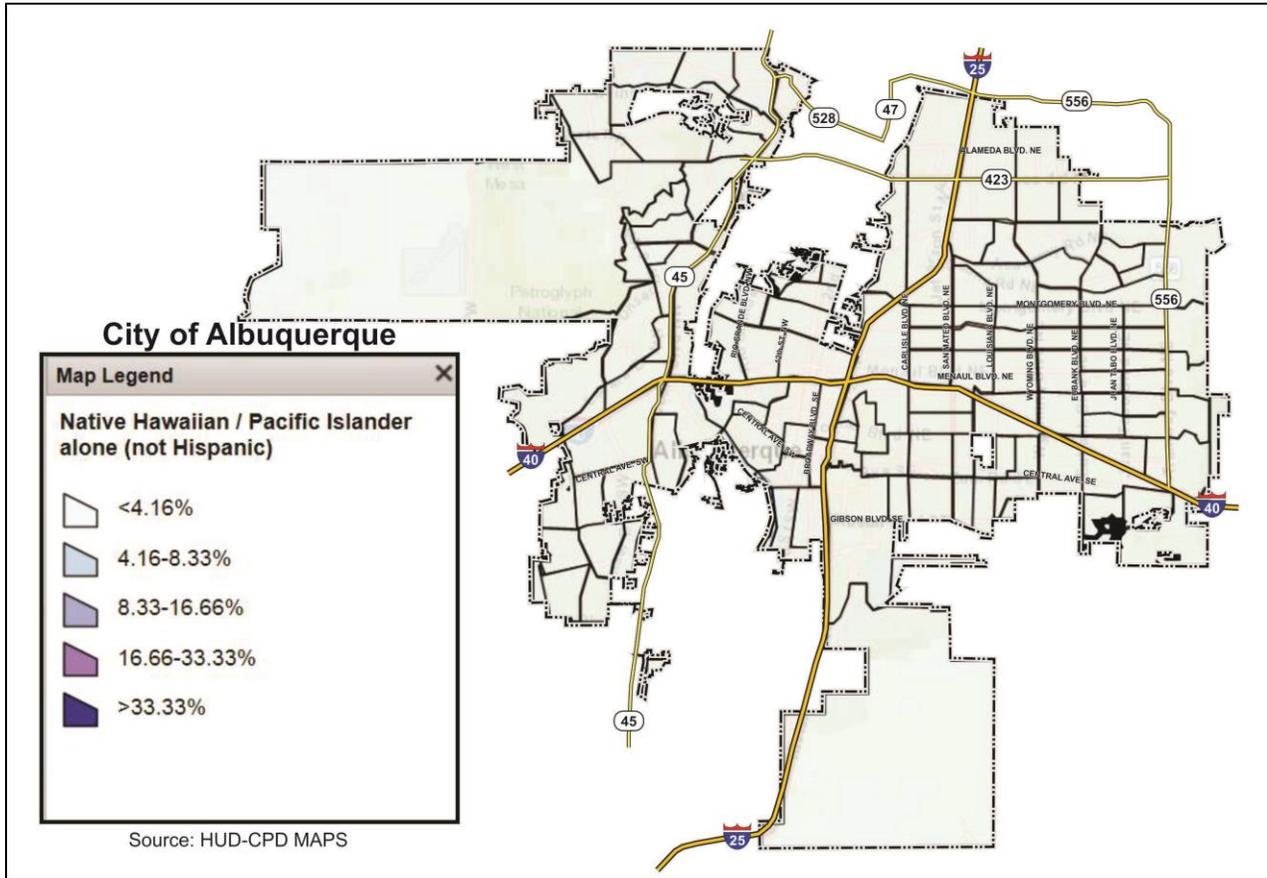


Figure 17 – Two or more races

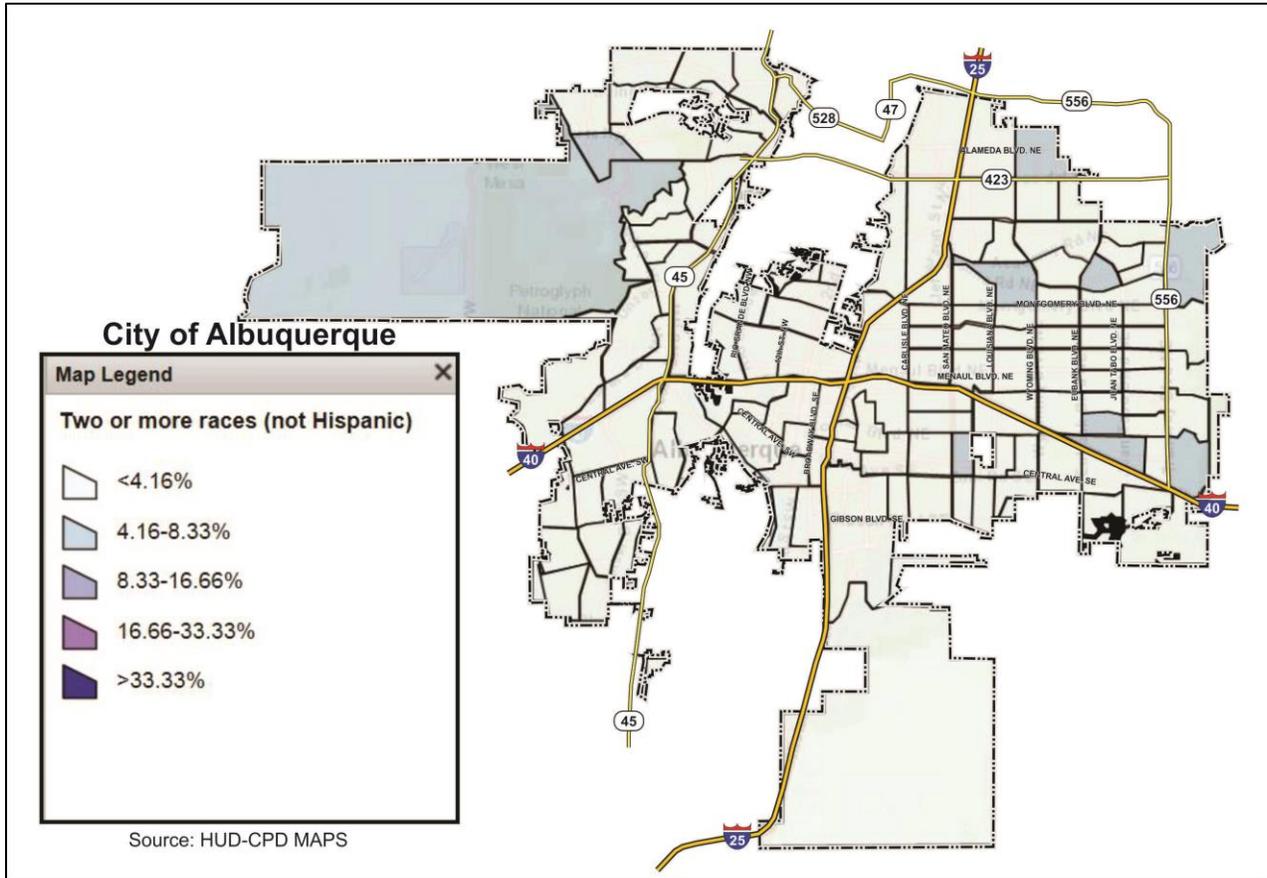
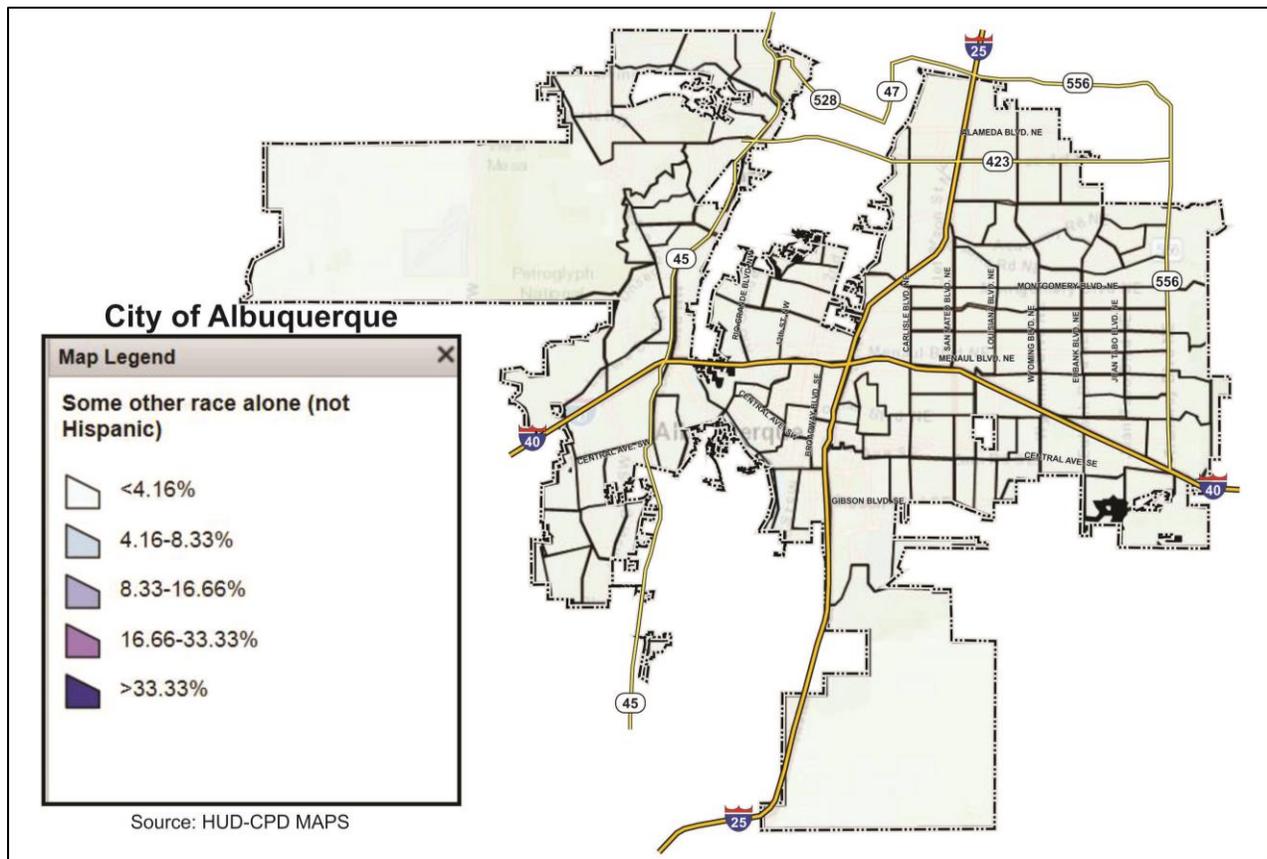


Figure 18 – Some Other Race



Discussion

Based on this analysis, the following racial or ethnic groups were found to have a disproportionately greater level of housing problems relative to the percentage of all households in the given income category experiencing housing problems:

- Black / African American households with incomes 50-80 percent of AMI;
- Asian households with incomes 0-30 percent and 80-100 percent of AMI.

Black / African American households with incomes from 50-80 percent of AMI had a 78.8 percent incidence of housing problems, compared with 60.1 percent of the income group as a whole. Black / African American households represent 4 percent of all households of similar income with housing problems. Asian households with incomes from 0-30 percent of AMI had housing problems at a rate of 94.4 percent, whereas the income group as a whole reported housing problems at a rate of 74.6 percent. In the 80-100 percent of AMI category, Asian households experience housing problems in 53.7 percent of cases, as compared to 38.8 percent for the income group as a whole. Asian households in the 0-30 percent and 80-100 percent of median income categories represent 2 percent of all households of similar income with housing problems.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

Similar to the previous section, Tables 18-21 below provide data to determine if disproportionate housing needs exist for any racial or ethnic group present in the community that experience severe housing problems, which are defined as:

1. Lacks complete kitchen facilities: Household does not have a stove/oven and refrigerator.
2. Lacks complete plumbing facilities: Household does not have running water or modern toilets.
3. Severe overcrowding: A household is considered severely overcrowded if there are more than 1.5 people per room.
4. Severe cost burden: A household is considered severely cost burdened if the household pays more than 50 percent of its total income for housing costs. For renters, housing costs include rent paid by the tenant plus utilities. For owners, housing costs include mortgage payment, taxes, insurance, and utilities.

Table 18 – Severe Housing Problems 0 - 30% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	17,145	4,220	4,199
White	5,870	1,285	1,544
Black / African American	865	225	170
Asian	455	95	25
American Indian, Alaska Native	830	245	365
Pacific Islander	0	0	0
Hispanic	8,670	2,330	2,025

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%.

Table 19 – Severe Housing Problems 30 - 50% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	11,304	11,770	0
White	4,934	5,135	0
Black / African American	440	335	0
Asian	195	180	0
American Indian, Alaska Native	305	385	0
Pacific Islander	0	0	0
Hispanic	5,220	5,555	0

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%.

Table 20 – Severe Housing Problems 50 - 80% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,199	26,660	0
White	3,259	11,200	0
Black / African American	295	720	0
Asian	125	460	0
American Indian, Alaska Native	265	980	0
Pacific Islander	0	65	0
Hispanic	3,130	12,620	0

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%.

Table 21 – Severe Housing Problems 80 - 100% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,980	18,640	0
White	705	8,910	0
Black / African American	65	515	0
Asian	110	225	0
American Indian, Alaska Native	55	625	0
Pacific Islander	0	0	0
Hispanic	1,010	8,040	0

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%.

Discussion

Based on this analysis, the following racial or ethnic groups were found to have a disproportionately greater level of severe housing problems relative to the percentage of all households in the given income category experiencing severe housing problems:

- Asian households with incomes of 0-30 percent and 80-100 percent of AMI.

Asian households at the 0-30 percent AMI level experience severe housing problems at a rate of 79.1 percent, while as a group, households at this income level experience severe housing problems in 67.1 percent of cases. At the 80-100 percent AMI level, the incidence of severe housing problems for Asian households is 32.8 percent, compared to only 9.6 percent of the income group as a whole.

Asian households with incomes from 0-30 percent and 80-100 percent of AMI with severe housing problems represent 3 percent of all households of similar incomes with severe housing problems.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

HUD defines cost burden as the extent to which gross housing costs, including utility costs, exceeds 30 percent of a given household’s gross income. A household is considered severely cost burdened if gross housing costs, including utility costs, exceed 50 percent of a household’s gross income.

Table 22 – Greater Need: Housing Cost Burdens AMI

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	143,110	39,600	35,320	4,469
White	78,855	18,070	14,884	1,614
Black / African American	3,645	1,420	1,550	170
Asian	3,240	670	805	25
American Indian, Alaska Native	4,195	1,195	1,185	395
Pacific Islander	120	10	0	0
Hispanic	50,820	17,409	16,065	2,200

Data Source: 2009-2013 CHAS

Discussion:

Based on this analysis, 18.2 percent of Albuquerque households experience either a cost burden or a severe cost burden. In the jurisdiction as a whole, 16.2 percent of households experience a severe cost burden, while 81.8 percent of households are not cost burdened or severely cost burdened.

None of the aforementioned ethnic groups was found to have a disproportionately greater cost burden or severe cost burden relative to the percentage of all households experiencing a cost burden or severe cost burden.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

The following racial or ethnic groups had a disproportionately greater level of housing problems:

Based on this analysis, the following racial or ethnic groups were found to have a disproportionately greater level of housing problems relative to the percentage of all households in the given income category experiencing housing problems:

- Asian households with incomes (0-30 percent) and (80-100 percent) of AMI;
- Black / African American households with incomes 50-80 percent of AMI.

Asian households from 0-30 and 80-100 percent of AMI with housing problems represent 2 percent of all households of similar income with housing problems. Black / African American households from 50-80 percent of AMI with housing problems represent 4 percent of all such households.

The following racial or ethnic groups had a disproportionately greater level of severe housing problems:

Based on this analysis, the following racial or ethnic groups were found to have a disproportionately greater level of severe housing problems relative to the percentage of all households in the given income category experiencing severe housing problems:

- Asian households with incomes 0-30 and 80-100 percent of AMI.

Asian households with incomes from 0-30 and 80-100 percent of AMI with severe housing problems represent 3 percent of all households of similar income with severe housing problems.

If they have needs not identified above, what are those needs?

According to consultation in Consolidated Plan focus groups, Asian households including more recent immigrants in the International District are likely to encounter landlord-tenant issues. This population would benefit from landlord-tenant counseling services to provide education their rights under the law and remedies for housing problems including but not limited to overcrowding, substandard conditions, and over-market rent.

No other housing needs for these specific racial or ethnic groups were identified through consultation with stakeholders or through citizen participation.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

Based on an evaluation of available mapping resources through HUD's CPD Maps system, Blacks and Asians, who represent a small percentage of the total population, are more dispersed geographically, although there are still neighborhoods with minority concentrations. Figures 13 and 14 show concentrations indicating a cluster of Asian residents located in the far NE Heights and Alameda / North Valley neighborhoods. These clusters are also apparent in some SE neighborhoods, including the International District. Pockets of higher concentrations of Black residents are found throughout Albuquerque's SE and NE neighborhoods.

NA-35 Public Housing – 91.205(b)

Introduction

Public housing and other assisted housing programs are part of the City of Albuquerque's efforts to address the affordable housing needs of low- and moderate-income families. The City of Albuquerque Housing Authority (AHA) oversees public housing programs for the City. In 2016, AHA completed its first 3-year Strategic Plan as part of its transition from a department of the City of Albuquerque to an independent agency, adopting a new mission: "Empowering people in our community through affordable housing and self-sufficiency opportunities."

Recently earning a High-Performer rating by HUD for the Housing Choice Voucher Program (AHA Press Release, dated November 3, 2017), the Albuquerque Housing Authority provides affordable housing for low-income families, seniors and disabled persons. AHA administers Rental Housing Assistance Programs for privately owned rental properties, including the Section 8 Housing Choice Voucher/Project Based Voucher (HCV/PBV) Program, Veterans Affairs Supportive Housing (VASH) Program, Mainstream Voucher Program, Moderate Rehabilitation (Mod Rehab) and Single Room Occupancy (SRO) programs.

Table 23 - Public Housing – Number of Assisted Households by Program Type

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units/ vouchers in use	0	15	925	3,873	0	3,825	48	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Table 24 – Characteristics of Public Housing Residents by Program Type

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project-based	Tenant-based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	8,559	10,215	11,273	0	11,237	14,142	0
Average length of stay	0	4	5	5	0	5	1	0
Average Household size	0	1	2	2	0	2	1	0
# of Elderly Program Participants (>62)	0	3	190	815	0	802	13	0
# of Disabled Families	0	9	287	1,427	0	1,416	11	0
# of Families asking accessibility features	0	15	925	N/A	N/A	N/A	N/A	N/A
Data Source:	PIC (PIH Information Center)							

Table 25 – Race of Public Housing Residents by Program Type

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	15	754	3,281	0	3,241	40	0	0
Black/African American	0	0	70	303	0	298	5	0	0
Asian	0	0	14	78	0	78	0	0	0
American Indian/Alaska Native	0	0	81	181	0	178	3	0	0
Pacific Islander	0	0	6	30	0	30	0	0	0
Other	0	0	0	0	0	0	0	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Table 26 – Ethnicity of Public Housing Residents by Program Type

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	10	598	2,330	0	2,313	17	0	0
Not Hispanic	0	5	327	1,543	0	1,512	31	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Section 504 of the Rehabilitation Act of 1973 prohibits discrimination on the basis of disability in any program or activity that is conducted by federal agencies or that receives financial assistance from a federal agency. A housing provider may not deny or refuse to sell or rent to a person with a disability and may not impose application or qualification criteria, rental fees or sales prices and rental or sales terms or conditions that are different than those required of or provided to persons who are not disabled. Further, housing providers may not require persons with disabilities to live only on certain floors, or to all live in one section of the housing. Housing providers may not refuse to make repairs, and may not limit or deny someone with a disability access to recreational and other public and common use facilities, parking privileges, cleaning or janitorial services or any services that are made available to other residents.

According to its most recently available data, AHA states that of the 909 Heads of Households residing in public housing, 430, or 47 percent, are elderly or disabled. AHA is currently completing accessibility improvements to public housing sites that will result in 48 units that meet Uniform Federal Accessibility Standards (UFAS), representing 5 percent of the 953 total units in public housing developments. The AHA accepted pre-applications from October 15, 2017 through November 30, 2017 for these 48 UFAS - Accessible Public Housing units, containing one to five bedrooms. There are currently 133 households on the waitlist for an accessible unit. In terms of the needs of these applicants, the most common requests include ground floor apartments and/or one-story apartments, ramps, grab bars, and roll-in showers.

AHA has policies and procedures in place that are designed to provide assurances that all persons with disabilities, including applicants and current residents are provided with reasonable accommodations so that they may fully access and utilize AHA’s housing programs

and related services. AHA provides resources through its website and at all offices on services available to households with disabilities.

The Housing Choice Voucher program gives families the flexibility to search for rental units on the open market that meet their disability related needs. AHA reports that 1,904, or 49 percent, of the 3,911 Heads of Households receiving a voucher are disabled or elderly. Currently, the Housing Choice Voucher waitlist includes 9 applicants that the head of household has disclosed as 'disabled'. This small number is a function of the small size of the voucher waitlist itself, reflecting the fact that applications have not been accepted for several years. The difficulty in finding accessible units is a sentiment often expressed by disabled applicants or by applicants with a disabled family member. In response to the severe need and the shortage of accessible units, the AHA frequently extends the time allotted for families with disabled persons to use vouchers, or, makes waivers allowing them to use the voucher for units belonging to family members.

The waitlist for Public Housing is currently closed. The 3-Bedroom waiting list was last open for one month from June 2017 until July 2017. There is no notice of when this waiting list will reopen.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

The most pressing need is the high demand for affordable housing throughout the City and the high number of units in need of rehabilitation and modification to accommodate residents with disabilities.

AHA noted that housing costs are quite high in the City of Albuquerque, often resulting in cost burdened households. With regard to rental rates, limited inventory in the face of high demand creates high cost.

Beyond the need for affordable housing, residents also need additional access to service programs such as:

- Job training and placement;
- Youth employment and educational programs;
- Childcare services;
- Transportation;
- Higher opportunity quotient (proximity to employment, high performing schools);
- Social welfare programs.

How do these needs compare to the housing needs of the population at large

The needs experienced by AHA residents are similar to the needs of very low-income and low-income households throughout the City of Albuquerque.

Discussion

As part of its current 3-year strategic plan, the Albuquerque Housing Authority is committed to expanding efficiencies in the operations and services it provides, and has enumerated the following goals:

- Launch a housing development plan to improve and expand housing stock;
- Continue growth of Family Self Sufficiency program and expand to bring more services to Housing Choice Voucher clients and Public Housing residents;
- Encourage the empowerment of staff to develop and implement plans to make improvements in operations;
- Expand availability to clients through regional offices and innovative technology.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

There are four federally defined categories under which individuals and families are considered homeless:

- 1) Literally Homeless – An individual or family:
 - a. Living unsheltered on the streets;
 - b. Living in a vehicle or other place not meant for habitation;
 - c. Living in an emergency shelter or transitional housing program, including a motel/hotel paid by a charitable organization or government program; or
 - d. Exiting an institution (resided 90 days or less and previously resided in one of the two items listed above).
- 2) Imminent Risk of Homelessness – An individual or family imminently losing their housing:
 - a. Housing will be lost within 14 days; and
 - b. Has no subsequent residence; and
 - c. Lacks the resources and support network.
- 3) Homeless under other Federal Statutes – An unaccompanied youth under the age of 25 or families with children and youth, who do not otherwise qualify as homeless under this definition, but who do meet all of the following:
 - a. Are defined as homeless under Section 387 of the Runaway and Homeless Youth Act (42 U.S.C. 5732a), Section 637 of the Head Start Act (42 U.S.C. 9832), Section 41403 of the Violence Against Women Act of 1994 (42 U.S.C. 14043e-2), Section 330(h) of the Public Health Service Act (42 U.S.C. 254b(h)), Section 3 of the Food and Nutrition Act of 2008 (7 U.S.C. 2012), Section 17(b) of the Child Nutrition Act of 1966 (42 U.S.C. 1786(b)), or Section 725 of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11434a);
 - b. Have not had a lease, ownership interest, or occupancy agreement in permanent housing at any time during the 60 days immediately preceding the date of application for homeless assistance;
 - c. Have experienced persistent instability as measured by two or more moves during the 60-day period immediately preceding the date of applying for homeless assistance; and
 - d. Can be expected to continue in such status for an extended period of time because of chronic disabilities, chronic physical health or mental health conditions, substance addiction, histories of domestic violence or childhood abuse (including neglect), the presence of a child or youth with a disability, or two or more barriers to employment, which include the lack of a high school

degree or General Education Development (GED), illiteracy, low English proficiency, a history of incarceration or detention for criminal activity, and a history of unstable employment.

- 4) Fleeing or Attempting to flee domestic violence – An individual or family:
 - a. Fleeing or attempting to flee domestic violence situation, dating violence, sexual assault, stalking, or other dangerous or life-threatening conditions that relate to violence against the individual or a family member; and
 - b. Has no subsequent residence; and
 - c. Lacks the resources and support network.

Harnessing local, State and Federal resources, various entities, including local law enforcement, the non-profit behavioral health community, faith-based organizations and the private sector work collaboratively to address homelessness through permanent supportive housing. Throughout every phase of the City's interaction with high-risk individuals, beginning with the statewide Coordinated Entry System (CES), emphasis is placed on linkage of those individuals to housing they can afford and to the support they need to remain in that housing.

In addition to the leadership provided by the Continuum of Care (CoC) Board of Directors, the Albuquerque Strategic Collaborative to End Homelessness, which formerly served as the steering committee for the CoC, holds monthly meetings at which members develop and vote on CoC related issues, such as the CoC Governance Charter and Common Standards.

Through its General Fund, the City contracts with a statewide agency, the New Mexico Coalition to End Homelessness (NMCEH), to coordinate CoC funds and activities within the City. NMCEH determines the need for ESG projects, and develops performance standards for ESG projects and shelter activities assisted by both ESG funds and City General Funds. NMCEH operates and administers the Homeless Management Information System (HMIS) and also spearheads the Point-in-Time Count project in partnership with other local agencies.

Albuquerque Heading Home is a nationally funded demonstration project that identifies, assesses and houses the most medically fragile homeless persons in the City. Heading Home is a collaborative effort among public, private, government, and non-profit partners that aims "to make experiences of homelessness rare, short-lived, and non-recurring...by providing permanent, supportive housing solutions to people and their families who are medically vulnerable and have been experiencing chronic homelessness."

The City has also sought to offer work opportunities as a means of combating panhandling (New York Times, 12-07-15, "Albuquerque, Revising Approach Toward Homelessness, Offers Them Jobs.") Moving away from the "punitive approach" that has defined some major cities' responses toward homelessness in the past (i.e. the clearing out of homeless camps or other

attempts to remove them from sight), the City of Albuquerque created the Better Way panhandling initiative, which sends vans to recruit homeless individuals as day laborers, allowing participants to keep all of the money they earn while helping them to find full-time employment.

The City's approaches to homelessness are also informed by a Settlement Agreement with the U.S. Department of Justice in the wake of a 2014 fatal police shooting of a schizophrenic homeless man. The Introduction to the Settlement Agreement contains the following language: "The Agreement itself provides numerous mechanisms that promote ongoing community participation, including developing and implementing a Civilian Police Oversight Agency, Mental Health Response Advisory Committee, Community Policing Councils, community policing partnerships, periodic community meetings, and public reports on the City's progress toward compliance." Officers are now trained in crisis intervention, learning how to react to citizens in distress without escalating the use of force. Mandated communication and coordination between the Albuquerque Police Department and the behavioral health community is performed to ensure that law enforcement is sensitive to the specific needs of at-risk individuals. These efforts of coordination are also intended to reduce other unwanted consequences, such as death from narcotic withdrawal or overdose immediately following incarceration or release.

Nature and Extent of Homelessness in Albuquerque Compared to the National Average

Every two years, HUD requires communities across the country to conduct a count of the homeless population in order to better understand the nature and extent of homelessness. The most recent Point-In-Time Homeless Count (PIT Count) was held on January 23, 2017, providing the only population data on people who are literally homeless (i.e., living unsheltered on the streets, in a vehicle or other place not fit for human habitation, or in an emergency shelter or transitional housing program). According to 2017 New Mexico Point-In-Time results, during the period between 2015 to 2017, the total number of homeless individuals increased nearly 14 percent, from 1,041 to 1,186, for the Balance of State, that is, all regions of the State of New Mexico with the exception of the City of Albuquerque. The same period saw only a 2.4 percent increase, from 1,287 to 1,318, within the City of Albuquerque itself.

According to HUD's Annual Homeless Assessment Report to Congress, homelessness in the U.S. as a whole decreased nearly 3 percent since 2015. The same report also shows a downward trend in homelessness in the State of New Mexico. According to HUD data, homelessness in the State decreased by 13.9 percent between 2015 and 2016, and fell by fully 34.9 percent since the year 2010.

Increases or decreases in homelessness reported in PIT Counts may be partially attributable to methodological differences, shifts in HUD requirements and data quality improvements in the Homeless Management Information System (HMIS). These factors may affect the accuracy and meaning of the PIT Count compared to previous counts.

2017 Point-In-Time Count Results

The PIT Count revealed that on any given night in the City of Albuquerque, approximately 1,318 people are homeless, while 379 people describe themselves as chronically homeless. Over a course of a year, approximately 11,059 individuals are estimated to experience homelessness in the City. This estimate is based on HMIS data, which includes Coordinated Entry System data, from all emergency shelter, transitional housing, rapid rehousing and permanent supportive housing programs in the City that use HMIS. Since a majority, but not all, of such program providers in the City use the HMIS, these numbers should be considered a floor estimate.

Table 27 - Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered	APR Actuals CY2017**	Actuals No record in previous CY2016**	Actuals to PH destination**	Sample based estimate: Avg. days for people entering in CY2017**
Persons in Households with Adult(s) and Child(ren)	198	16	2,674	1,238	693	225.96 days
Persons in Households with Only Children	45	1	408	383	108	113.08 days
Persons in Households with Only Adults	691	367	7,977	3,344	690	487.86 days
Chronically Homeless Individuals	254	125	1,163	831	182	855.55 days

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered	APR Actuals CY2017**	Actuals No record in previous CY2016**	Actuals to PH destination**	Sample based estimate: Avg. days for people entering in CY2017**
Chronically Homeless Families	26	9	124	60	30	419.38 days
Veterans	122	41	1,191	774	403	401.80 days
Unaccompanied Child	38	1	408	383	108	113.08 days
Persons with HIV	4	2	64	N/A	31	N/A

Alternate Data Source Name: New Mexico Coalition to End Homelessness, HMIS data

Data Source Comments: ** Data from NM HMIS is for CY2017, report run date 5 Jan 2018. Limited to clients reported by HMIS participating projects (therefore serves as floor estimate).

Table 28 - Point-In-Time Homeless Counts

Year	Unsheltered	Sheltered	Total	Annualized Count
2009	931	1071	2002	
2011	387	1284	1671	
2013	144	1027	1171	
2015	183	1104	1287	
2017	384	934	1318	11,059*

*NM Coalition to End Homelessness, HMIS data.

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

A Chronically Homeless Individual is an unaccompanied homeless individual (living in an emergency shelter or in an unsheltered location) with a disabling condition and has been continuously homeless for a year or more, or has had at least four episodes of homelessness in

the past three years. Of the 379 homeless individuals in the City of Albuquerque who self-reported as chronically homeless during the City of Albuquerque 2017 PIT Count, an estimated 254 individuals were sheltered and 125 individuals were unsheltered. From (APR actuals), it is possible to calculate the number of chronically homeless individuals experiencing homelessness annually as 1,163.

Families with children include at least one household member age 18 or over and at least one household member under the age of 18. On the night of the 2017 PIT Count, there were 56 sheltered homeless families with at least one adult and one child, totaling 198 people who were living in emergency or transitional housing. Of these 56 families, 26 described themselves as chronically homeless. Another 5 families, consisting of 16 people, were unsheltered and in need of housing assistance. An estimated 124 families experienced chronic homelessness in 2017.

Veterans are persons who have served on active duty in the Armed Forces of the United States. This does not include inactive military reserves or the National Guard unless the person was called to active duty. The PIT Count revealed 122 sheltered veterans and 41 unsheltered veterans, including an estimated 12 sheltered female veterans and 5 unsheltered female veterans. Annually, an estimated 1,191 veterans experience chronic homelessness.

Unaccompanied youth are individuals under the age of 18 years old, who are presumed to be emancipated if they are unsheltered without an adult. According to the 2017 PIT Count, there were 39 interviews of unaccompanied children (under 18 years), 38 of whom were sheltered in either emergency or transitional housing. An estimated 408 such youth experienced homelessness in 2017.

The 2017 PIT Count revealed 6 homeless adults with HIV/AIDS, including 4 individuals who were sheltered and 2 who were unsheltered. According to APR Actuals for 2017, 64 persons with HIV were homeless during the year.

Additionally, 419 homeless individuals were categorized as severely mentally ill according to the 2017 PIT Count results, meaning that they have mental health problems that are expected to be of continued and indefinite duration and will substantially impair their ability to live independently. Of those homeless individuals that were reported as severely mentally ill, 278 individuals were sheltered and 141 remained unsheltered.

Further, 381 adults with a substance abuse disorder were identified on the night of the PIT Count, of whom 245 were sheltered and 136 were unsheltered.

Finally, 268 homeless victims of domestic violence were also identified, of whom 164 were sheltered and 104 were unsheltered.

Table 29 - Nature and Extent of Homelessness: (Optional)

Race	Sheltered	Unsheltered (optional)
White	517	160
Black or African American	63	21
Asian	3	1
American Indian or Alaska Native	76	164
Pacific Islander	4	0
Ethnicity	Sheltered	Unsheltered (optional)
Hispanic	249	147
Not Hispanic	442	220

Alternate Data Source Name: New Mexico Coalition to End Homelessness, HMIS data
Data Source Comments: Data from NM HMIS is for CY2017, report run date 5 Jan 2018. Limited to clients reported by HMIS participating projects (therefore serves as floor estimate).

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

According to the 2017 Albuquerque PIT Count, there were 61 homeless families with at least one adult and one child, comprised of 56 families (198 people) living in emergency or transitional shelters and 5 unsheltered families (16 people) in need of housing assistance. Citywide, an estimated 61 housing units that are affordable to extremely low-income households are needed to reduce the number of homeless families with children.

Additionally, the PIT count revealed 122 sheltered veterans and 41 unsheltered veterans, including an estimated 12 sheltered female veterans and 5 unsheltered female veterans. Citywide, an estimated 162 housing units that are affordable to extremely-low or low-income households are needed to reduce the number of homeless veteran households.

In FY2016, the Albuquerque Housing Authority served 221 homeless veteran households through the HUD Veterans Assistance for Supportive Housing (VASH) Program with over \$1.1 million in rental assistance. The AHA will continue to accept applications for homeless veterans through the VASH Program, which is administered in conjunction with the United States Veterans Administration.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Table 29 provides information on the nature and extent of homelessness by race and by ethnicity for sheltered and unsheltered homeless persons as follows:

Race

- 64 percent White
- 23 percent American Indian or Alaska Native
- 8 percent Black or African American
- 5 percent Other
- Less than 1 percent Asian
- Less than 1 percent Pacific Islander

Ethnicity

- 63 percent non-Hispanic
- 37 percent Hispanic

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Approximately 384 people, or 29 percent, of the City's homeless people were unsheltered and living in inhabitable living environments (i.e., living in the streets, vehicles or tents), and approximately 934 people, or 71 percent, of homeless people counted were sheltered. Of the 934 people sheltered, 706 were in emergency shelters, and 228 were in transitional housing.

Discussion:

The PIT Count conducted on January 23, 2017 revealed that on any given night in the City of Albuquerque, approximately 1,318 people are homeless. With the understanding that it is not possible to locate and count each homeless individual during three, eight-hour daytime shifts, as was the strategy for the most recent PIT Count, an annualized count is calculated using the latest HMIS data to determine the estimated number of people experiencing homelessness in a one-year period.

It is estimated that over a course of a year, approximately 11,059 people will experience homelessness in the City of Albuquerque. The New Mexico Coalition to End Homelessness calculated these estimates based on recent data from the City of Albuquerque HMIS, which includes Coordinated Entry data from all participating organizations.

The results of the PIT Count are encouraging in the following respects. Although a slight increase in the total number of homeless identified on the day of the PIT Count was observed with respect to recent prior PIT Counts due to changes in methodology, HUD's Annual

Homeless Assessment Report to Congress showed an overall decline in homelessness in the State of 13.9 percent between 2015 and 2016, and a fully 34.9 percent decrease since the year 2010. According to Table 28, the 2017 PIT Count total for the City of Albuquerque also represents a 34 percent decline from the 2009 result.

The Albuquerque Strategic Collaborative has successfully deployed homeless prevention and rapid re-housing resources through the CoC in cooperation with its partner agencies and made significant inroads toward achieving its goals. Nevertheless, the following citywide needs are identified:

- An estimated 61 housing units that are affordable to extremely low-income households are needed to address homelessness for the 214 people in households of families with children.
- An estimated 971 housing units that are affordable to low-income households are needed to address homelessness for the 1,058 people in households without children.

Included in the needs above, an estimated 162 housing units that are affordable to extremely-low or low-income households are needed to accommodate the number of sheltered and unsheltered homeless veteran households.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

Special needs populations consist of persons who are not homeless, but due to various reasons are in need of services and supportive housing. Persons with special needs include the elderly, frail elderly, severe mentally ill, developmentally disabled, physically disabled, persons with alcohol or other drug addictions, persons with HIV/AIDS and victims of domestic violence. In the City of Albuquerque, other subpopulations with special needs include victims of human trafficking and homeless veterans. The City of Albuquerque will consider allocating CDBG public service funding to various programs that provide services to special needs populations, including but not limited to those serving the elderly, frail elderly, developmentally disabled, physically disabled, mentally disabled, persons with alcohol or other drug addictions, persons with HIV/AIDS, victims of domestic violence, victims of human trafficking, and veterans.

Describe the characteristics of special needs populations in your community:

Elderly and Frail Elderly

The U.S. Department of Housing and Urban Development (HUD) defines elderly as a person who is 62 years of age or older. A frail elderly person is an elderly person who is unable to perform at least three “activities of daily living” including eating, bathing, grooming, or home management activities. Generally, elderly people have lower incomes than the population at large. Based on 2009-2013 CHAS data, of the 125,965 households containing at least one elderly person in Albuquerque, 81 percent, or 101,730 households, earn less than 80 percent of the Area Median Income for the City of Albuquerque.

Persons with Disabilities

HUD defines a disabled person as having a physical or mental impairment that substantially limits one or more major life activities. The obstacle to independent living for these adults is not only their disability, but also the lack of financial resources, often related to limited employment. Additionally, persons with disabilities have high health care costs, are dependent on supportive services, and may require accessibility modifications to accommodate their disability. Based on ACS data, of the total Civilian Non-institutionalized Population of 549,812 in the City of Albuquerque, an estimated 69,613 persons (AFH, Table IV-34) have a disability.

The following Disability Population Statistics for the City of Albuquerque were compiled from 2009-2013 ACS data. The total civilian, non-institutionalized population aged 18 to 64 years within the City is estimated at 36,572. Among these, the labor force includes an estimated 13,969 disabled persons who are employed, and an estimated 2,993 disabled persons who are unemployed. An additional 19,610 persons with a disability are not in the labor force.

Alcohol and Other Drug Addictions

Drug abuse or substance abuse is defined as the use of chemical substances that lead to an increased risk of problems and an inability to control the use of the substance. According to the Epidemiology and Response Division (ERD) of the New Mexico Department of Health, using data from 2010-2014, New Mexico has the highest alcohol-attributable mortality rate in the nation at 54 deaths per 100,000 population members. The State also ranked 8th the U.S. in 2015 in terms of drug overdose rates at 24.15 deaths per 100,000 population members.

The Substance Abuse and Mental Health Services Administration (SAMHSA) of the Department of Health and Human Services (HHS) compiles the Treatment Episode Data Set - Admissions (TEDS-A). According to its data for 2014, there were 1,445 admissions for alcohol and drug treatment in the City of Albuquerque, compared to 6,004 admissions for the State of New Mexico.

According to the Uniform Crime Reports of the City of Albuquerque, there were 850 adults and 47 juveniles arrested in 2016 for narcotics/drug offenses, and 1,447 adults and 8 juveniles arrested for driving under the influence, in addition to 221 other liquor law violations. By comparison, the New Mexico State Police 2015 Annual Report mentions 720 narcotics cases handled by its Investigations Bureau, and reports a total of 2,180 DWI arrests by its Uniform Bureau and Commercial Vehicle Enforcement Bureau.

HIV/AIDS

Human Immunodeficiency Virus (HIV) is a virus that weakens one's immune system by destroying important cells that fight diseases and infection. Acquired Immune Deficiency Syndrome (AIDS) is the final stage of HIV.

The New Mexico Department of Health HIV Surveillance & Epidemiology Program, Infectious Disease Epidemiology Bureau, reported 3,114 persons living with HIV disease at the end of 2013, or, an average of 181.1 per 100,000 New Mexico residents. County Health Rankings and Roadmaps used Department of Health data from the same year to report 1,154 cases of HIV in Bernalillo County, with a higher attendant incidence rate of 206 per 100,000 County residents.

For persons living with HIV/AIDS, access to affordable housing, supportive services, and quality health care are all important to maintaining health and well-being.

Victims of Domestic Violence

Domestic Violence includes, but is not limited to, felony or misdemeanor crimes of violence committed by a current or former spouse of the victim or by a person who is cohabitating with

or has cohabited with the victim. In 2016, the Albuquerque Police Department responded to a total of 7,744 calls related to domestic violence. Of these reported domestic incidents, 6,401, or 83 percent of the calls, involved a weapon.

What are the housing and supportive service needs of these populations and how are these needs determined?

To determine the level and types of services needed by these populations, the City conducted and compiled results from the 2018-2022 Housing and Community Development Survey, consulted with local service providers, met with constituents and concerned citizens, and reviewed ACS data. Representatives of City and State social service programs, whose clients include all special needs populations mentioned above, interacted during a series of eight focus group sessions. As a result of these interactions and follow-ups, as well as of the input received directly from members of the public during five public meetings held in various locations around the City, a number of insights were gained.

In terms of housing, all these special needs groups generally share in common the need for affordable, safe, accessible housing. The fact that income growth in the City of Albuquerque has been far outpaced by growth in housing costs makes it very difficult for all these groups to maintain a stable residence.

Generally speaking, certain supportive services requirements are common to all special needs populations. These include case management, medical or psychological counseling and supervision, childcare, transportation and job training provided for the purpose of facilitating a person's stability and independence. Focus group participants emphasized that culturally-specific, responsive solutions "must look like the people whom they serve." They also stressed that services must be *linguistically appropriate*. In the Albuquerque service area, Spanish, Navajo, myriad other native dialects, a variety of Asian languages, and sign language are among the many languages needed for service delivery. However, no funds are currently available for Limited English Proficiency outreach and services to ethnic communities.

In terms of specific supportive service needs, behavioral health professionals who work with special needs populations expressed the following during focus groups:

Elderly and Frail Elderly

Access to transit and housing accessibility are among the priority needs expressed by behavioral health service providers and by community members. The Department of Municipal Development is spearheading the ADA Transition Plan, which focuses on sidewalk improvements throughout the City as a means of improving access to transportation, housing, and public service sites. Concurrent with the City's development Plan for the Central Avenue

Corridor, sidewalk improvements along the Corridor are being given priority. Citizen complaints can expedite the City's response to particular sites with accessibility issues. With respect to housing, AHA reports that the current waiting list for ADA accessible units in Public Housing is approximately three years. Applicants from 2014 are only now being accommodated.

Persons with Disabilities

For persons with mobility disabilities, accessibility is also an issue. Other needs are varied and specific. These may include, but are not limited to, wider doorways, no-step thresholds, ramps, grab bars, lowered countertops and accessible hardware. The needs of residents with sensory disabilities are different from those with mobility disabilities. Individuals with hearing disabilities require visual adaptations for such items as the telephone ringer, the doorbell and smoke alarms. Residents who are blind may require tactile marking of changes in floor level and stair edges and braille markings on appliances and controls. People with low vision may require large print markings and displays, contrasting colors to distinguish changes in level or transition from one area to another, proper lighting, and reduced glare from lighting and windows.

For persons with mental and developmental disabilities, the needs are more service-based than site-based, and include employment opportunities, job skills and training, living skills, housing assistance, and on-going case management.

Alcohol and Other Drug Addictions

Focus group participants reported that the current behavioral care model is transitioning from a “siloeed” system, whereby practitioners focus on treating a single condition, to a new system of care and treatment that recognizes the presence co-occurring conditions, and the attendant need for a variety of services. Under this new model, the majority of services are outpatient based, and practitioners expressed waning confidence in residential treatment for adults as a viable solution to addiction issues, advocating returning patients to stable housing as a more effective alternative.

Opioid addiction was also raised as a serious issue among behavioral health professionals. Focus group participants cited a “long history” of heroin addiction in Albuquerque area going back 50 years. Far from being isolated to any particular community, the opioid epidemic currently touches new demographics, affecting all age and income groups. Post-surgery pain prescriptions often precipitate addiction; these include prescriptions given to young athletes for sports injuries. Patients turn to heroin use when pain medications are no longer legitimately available. Courageous Transformations states that the goal of its Opioid Treatment Program (OTP) is to help patients accomplish more in life than merely getting well. Rather, goals should include reintegrating into home and family life and achieving meaningful employment. Treatment periods vary from one to two years, to a lifetime.

Persons with HIV/AIDS

According to Albuquerque Health Care for the Homeless, housing remains the greatest unmet need. At least half of people with HIV have experienced homelessness or unstable housing, and will frequently experience these as recurring issues in their lives. Prevalence of HIV is generally estimated to be at least three times higher among people who are homeless than in the general population. The same fundamental causes put persons at risk for both homelessness and HIV infection: economic and political contexts, inequality of opportunities and conditions, social processes of discrimination, stigma, and exclusion. All of these factors engender distrust and create barriers to disease prevention and intervention.

Transitional housing is currently provided to Albuquerque residents living with HIV/AIDS by New Mexico AIDS Services (NMAS), a local non-profit agency. NMAS clients may receive motel vouchers in emergency situations, thanks to funding from the City of Albuquerque. NMAS also provides longer-term housing options for clients with HIV/AIDS who qualify. There is currently a waiting list for these services, so housing is subject to availability. The agency currently operates two housing complexes in the Albuquerque metro area.

Victims of Domestic Violence

According to focus group participants, women escaping domestic violence need an array of supportive services. These include acquiring emergency shelter and transitional housing, receiving medical examinations and medical treatment, obtaining legal advocacy to execute temporary restraining orders, assist with the filing of criminal complaints, or assist with immigration issues, as well as receiving day care assistance, marriage and family counseling, and accessing parenting programs. According representatives from Enlace Comunitario, cultural attitudes among Latino and Middle Eastern/Arab men that reinforce the need to dominate women create propensities to inflict violence against them. Given the prevalence of these ethnic groups among the agency's clients, interpreter services are often needed. Another relevant cultural factor is the religious proscription against divorce, which causes abused women to remain in unhealthful relationships. Frequently, referrals are made to anger management classes, which often fail to distinguish between targeted anger, that is, anger aimed at a partner or spouse, versus general anger, which is aimed at non-specific targets. As women relocate out of violent situations, access to affordable housing is a critical need. S.A.F.E. House is among the facilities that try to meet women's short, medium and long-term housing needs. Additionally the Albuquerque Family Advocacy Center also provides supportive services in this area.

Often the above segments of the population rely on supportive services from various regional nonprofit organizations to avoid becoming homeless or institutionalized. Behavioral health

professionals also speak in terms of treatment of individuals for multiple, co-extant conditions, i.e. newly paroled persons with histories of violence, severe mental illness and alcohol and substance abuse issues.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

Albuquerque Health Care for the Homeless (ABQHCH) reports that in 2011, there were 1,444 persons living with HIV/AIDS in Bernalillo County, the highest in the state. In 2013, New Mexico AIDS Services reported an increase in the numbers of New Mexicans suffering from HIV, specifically among older Native American and Hispanic Men. Based on experience and research, ABQHCH conservatively estimates that as many as 100 of the 1,200 people served by Harm Reduction Outreach (HRO) could be persons living with HIV/AIDS. However, most or all project participants are affected by HIV/AIDS in that they are definitely at heightened risk. HIV counseling and testing in New Mexico are anonymous, and local health and census data do not account for housing status or drastically undercount those who experience homelessness.

Discussion:

In addition to the elderly and frail elderly, the physically and mentally disabled, persons with alcohol and other drug addictions, including opioid addictions, persons with HIV/AIDS, and victims of domestic violence described above, two other subpopulations with special needs in the City of Albuquerque include victims of human trafficking and veterans.

Victims of Human Trafficking

Human trafficking is a crime that involves the forceful, fraudulent or coercive entrapment a person, real or perceived, in an attempt to exploit him/her for financial gain. The exploitative nature can come in the form of labor services, involuntary servitude, enslavement, debt bondage or commercial sex acts.

In 2015, the Interpersonal Violence Data Central Repository, which conducts an annual statewide assessment of sex crimes reported by law enforcement agencies in New Mexico, reported 2 incidents of human trafficking in the State. Professionals within the Behavioral Health community of the City of Albuquerque disagree as to the prevalence of the issue due to the fact that there is overlap between human trafficking activities and the sex worker industry. However, claims of victimization among clients of local homeless shelters and Federally Qualified Health Centers (FQHC's) suggest that the issue is more widespread than crime statistics indicate. The City's geographical location, at the nexus of I-25 and I-40, makes it uniquely susceptible to activities of traffickers wishing to move across the State.

In 2016, the State Attorney General established the New Mexico Human Trafficking Task Force to galvanize efforts of law enforcement, social service workers, teachers, prosecutors and others to identify, respond to, and report suspected human trafficking in the State, and to guide the escalating numbers of reported victims toward rescue and aftercare services.

As of June 30, 2017, the National Human Trafficking Hotline reported 82 calls in New Mexico for the year, involving 25 cases of human trafficking. The organization also provided the following data summary for the State, noting that the data is non-cumulative, and that callers sometimes do not report demographic information:

Type of Trafficking (# of cases)

- Sex – 16
- Labor – 5
- Not Specified – 4

Gender

- Female – 23
- Male – 3
- Transgender – 0

Age

- Adult – 12
- Minor – 9

Nationality

- Foreign – 4
- United States – 3

Veterans

The 2017 PIT Count reported 163 homeless veterans. Of these veterans, 75 percent, or 122 individuals, were sheltered in either emergency or transitional housing, while 25 percent, or 41 individuals, remained unsheltered. On an annual basis, an estimated 1,191 veterans are estimated to experience homelessness. Albuquerque Health Care for the Homeless estimates that each year it provides health services to about 215 veterans. While PTSD is difficult to diagnose upon intake, behavioral health officials assert that it is common for patients either to have experienced trauma before becoming or while experiencing homelessness. Veterans, in particular, struggle with "deep and persistent traumas including and beyond their experiences of homelessness." As previously stated in the Needs Assessment, the Albuquerque Housing

Authority currently serves approximately 221 homeless veteran households through the HUD Veterans Assistance for Supportive Housing (VASH) Program with over \$1.1 million in rental assistance. The AHA will continue to accept applications for homeless veterans through the VASH Program, which is administered in conjunction with the United States Veterans Administration.

In addition to immediate housing or health care services, many veterans with disabilities need assistance with job skills and job placement in order to maintain stable living environments. Adelante Development Center, Inc., is one the City's non-profit organizations that gives assistance to disabled veterans in the form of resume development, interview skills training, as well as job development, job support and job maintenance.

Challenges faced by these special needs populations and subpopulations include low-income and high housing cost. This segment of the population also struggles for a decent quality of life that includes basic necessities, adequate food, clothing and medical care.

In the last five years, the City of Albuquerque provided CDBG public service funds and HOME funds for activities related to affordable housing and homeless services, as well as medical and behavioral health services for special needs populations, including the elderly, disabled, persons with drug addictions, victims of domestic violence, persons with HIV, and unaccompanied youth.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction’s need for Public Facilities:

The City of Albuquerque provides a variety of public facilities that meet the recreational and service needs of its residents. As the City continues to grow, new facilities and open spaces are incorporated into these master planned neighborhoods. While new facilities and amenities continue to be added, older facilities constructed in some of the City’s original neighborhoods may require rehabilitation to address the changing needs of the community, to modernize amenities to better meet resident needs or to comply with the Americans with Disabilities Act.

CDBG public facility projects that meet CDBG eligibility requirements, that align with a Strategic Plan goal and that address a CDBG National Objective will be considered for funding in the five Annual Action Plans. The Strategic Plan includes a goal to improve City of Albuquerque public facilities and infrastructure to benefit low- and moderate-income people or those presumed under HUD regulations to be low- and moderate-income such as elderly people and disabled adults. Some of the types of facilities and infrastructure that may require rehabilitation during the next five years include, but are not limited to community centers, senior centers, parks and recreational facilities, restrooms in City facilities, sidewalks and pedestrian paths. Consultation with the Albuquerque Fire Department concerning disaster resilience and recovery revealed the need for firefighting equipment—considered integral to public facilities and public safety infrastructure—to ensure the provision of essential lifesaving services in emergencies.

The Community Recreation Division manages 22 Community Centers located throughout the City of Albuquerque. Some of the components found in Community Centers include: gymnasiums, ceramic rooms, meeting rooms, kitchens, multipurpose activity rooms, weight and fitness rooms, preschool rooms, and restrooms with showers. Outdoor amenities vary from center to center. They include combinations of play equipment, athletic fields, multipurpose courts, and parks. The City also maintains six Senior Centers, serving residents 50 years and older, as well as two Multigenerational Centers.

According to City officials, there are six centers that have not had any rehabilitation work done to them in 20 years. Of the six three of them will be improved with bond funds.

How were these needs determined?

The needs identified for public facilities were determined through Community Meetings, responses from the 2018-2022 Housing and Community Development Survey and consultation with City officials and Stakeholders. Within the Strategic Plan, high priority is given to City-owned public facilities.

Historically, the City of Albuquerque has used the CDBG and HOME programs to develop public facilities providing public services to residents. Over the next five years, the Strategic Plan focuses resources available for City public facilities.

Describe the jurisdiction’s need for Public Improvements:

The City's Planning Department, through its Metropolitan Redevelopment Agency, has prepared and adopted various Redevelopment Plans outlining major areas slated for improvement and revitalization throughout every region of the City. These plans outline improvements for selected Metropolitan Redevelopment Areas (MRA's), such as Barelás Neighborhood Commercial Area, South Barelás Industrial Park, Soldiers - Sailors Park, South Broadway, and West Central, among others. MRAs are areas where problems caused by lack of investment and deterioration have created the need for special intervention on the part of the City. The City also set forth, through the Long Range Planning Section of its Urban Design and Development Division and the Metropolitan Redevelopment Agency, improvement plans for longer-term projects such as the Albuquerque Rail Yards, which seeks to build on a unique component of the City’s history to create a visitor destination that will promote tourism, attract industries and stimulate job creation.

Respondents to the 2018-2022 Housing and Community Development Survey ranked sidewalk and street improvements most highly among the City’s needs for additional or improved infrastructure. Public facilities improvements of this nature undertaken to benefit low- and moderate-income areas and to generally improve accessibility to transportation and behavioral health services would be considered consistent with this Consolidated Plan.

The City’s Department of Municipal Development is responsible for implementation of its ADA Plan. Currently, the City is making ADA improvements to sidewalks around the City that needed widening, ramp installation, or the removal of obstructions on the sidewalk. The level of need for this type of infrastructure improvement is significant in older neighborhoods and is among the priorities discussed later in the Strategic Plan.

Respondents to the 2018-2022 Housing and Community Development Survey ranked Fire Stations and Equipment high among the City’s needs for additional or improved community facilities. Firefighting equipment is considered integral to public facilities under the CDBG program to ensure the provision of essential lifesaving services in emergencies. Several fire engines are beyond their useful life and require replacement.

Chapter 7 of the Albuquerque & Bernalillo County Comprehensive Plan (2017 Update) focuses on Urban Design, and sets forth particular goals for walkability within the City’s development plans for Centers and Corridors. Among the areas where walkability is a priority are Downtown, Urban Centers, Activity Centers, Village Centers, and Employment Centers. The Plan goes on to

state that Corridors with high-capacity and/or high frequency transit should be more walkable than other streets, and that walkability is most important along Premium Transit and Main Street Corridors.

Since there is a higher concentration of jobs within the core neighborhoods of Albuquerque - Downtown, Journal Center, Uptown, and along Central Ave - investment in street improvements has an economic benefit to residents. Close proximity of jobs to housing reduces both travel time and travel distance. It also enables workers to use alternative modes (bus, bike, walking) to commute to work. Within the City of Albuquerque there is more frequent public transit service along key corridors.

The City of Albuquerque has invested in its public transit system with upcoming improvements, including a Bus Rapid Transit route along Central Avenue, which is the primary jobs corridor, and plans to improve connections to the Westside of the City. The City currently operates three “rapid ride” routes to major employment anchors, including one route that runs from UNM to the Westside of Albuquerque. These routes provide access to populations that live along major transit corridors, especially along Central Avenue, Lomas Avenue, 4th Street, parts of Coors Blvd, and neighborhoods around Downtown. Areas that are underserved by transit include the South Valley, Albuquerque’s SW neighborhoods, and parts of the NE Heights.

The City of Albuquerque and Bernalillo County have invested in an extensive bikeway system of trails, on-street bike lanes, bike routes, and special connections. These investments provide linkages between many parts of the City, but are not currently used by large numbers of bicycle commuters. Citing a statistic from the AFH, only 1.4 percent of residents commute to work by bike. However, ongoing investments are being made to continue to improve bicycle facilities, especially in areas with higher incidences of accidents involving bicycles or with inadequate infrastructure. Such areas include the International District, primary corridors in the South Valley, Downtown, the area around UNM, and Old Town.

How were these needs determined?

The needs identified for public infrastructure improvements were determined in consultation with the City of Albuquerque’s Planning, Municipal Development and Fire Departments as well as affordable housing developers and City residents. Generally, respondents to the 2018-2022 Housing and Community Development Survey indicated that improvements to streets, especially street lights, as well as sidewalks and curbs, are a high priority need.

Describe the jurisdiction’s need for Public Services:

Public or community service activities were ranked as a high priority by residents responding to the 2018-2022 Housing and Community Development Survey, as well as by stakeholders.

Pursuant to CDBG regulations, only 15 percent of the City's annual grant allocation (plus 15 percent of prior year program income) can be used for public service-type activities. The City proposes to focus funds on lower-income households in order to establish, improve, and expand existing public services, such as: youth and senior services, mental health services, substance abuse services, services for domestic violence victims, services for the homeless and services for persons with special needs.

The City of Albuquerque has four Health and Social Services Centers: Alamosa, East Central, John Marshall, and Los Griegos -- one located in each quadrant of the city. These Centers were designed to encourage the co-location of public and private non-profit providers of social and health services in the neighborhoods where their client populations live. Providing medical and dental care, among other services, the Centers were conceived as "one-stop-shops" for the convenience of low- to moderate-income residents. The services offered by the health and social service agencies are available to any eligible residents of the City of Albuquerque. Fees are based on income eligibility, insurance, or a sliding fee scale. The City of Albuquerque initiated this partnership program, leasing office and clinic space to the agencies, to provide additional services to the community.

Of the 22 Community Centers operated by the City, four Centers, Cesar Chavez, Los Duranes, Taylor Ranch and Thomas Bell, serve as senior meal sites.

Transportation programs were rated as a high priority in the 2018-2022 Housing and Community Development Survey. Through the City's office of Senior Affairs, curbside van transportation within Bernalillo County is provided to individuals age 60 and older. Priority is given to those who have medical appointments. Reservations are required for this service. ADA-Accessible vehicles are available. More than 70,000 one-way transportation trips are provided to seniors in Albuquerque and Bernalillo County annually. The trips vary from group rides to meal sites for lunch, or trips to grocery stores, to individual rides to medical appointments. Transportation is also provided to volunteer stations for Foster Grandparents. The program encourages independence, personal competency and community involvement among seniors.

As noted previously, the City of Albuquerque has invested in the transit network in key employment centers, providing access to many neighborhoods with groups of protected class residents. Although transit is provided to major job centers, there may be a lack of connections between where people live and work. This can increase travel times, costs, and make it harder to access primary job locations by transit. The AFH cites interviews with residents who point to areas of the City and Bernalillo County not served by transit. In the words of one resident, "The buses don't go where people want to go." Frequency and time of service are also problems. Buses tend to emphasize commuting hours, which is an obstacle for people going to job interviews, part-time jobs, or after-hours shifts. This is particularly important to residents living

on the western side of the Rio Grande or in Rio Rancho where there are fewer jobs, higher transportation costs (but lower housing costs), lower transit access, more environmental hazards, and, in Southwest neighborhoods, lower performing schools.

Youth activities rated as a high priority in the 2018-2022 Housing and Community Development Survey. The Community Recreation Division manages 22 Community Centers located throughout the city of Albuquerque. In addition to traditional recreational programs, the Centers offer many new and innovative programs for children aged 6 through 15 years, as well as early-morning and after-school programs for youth, beginning at 7:00 am and lasting until 6:00 pm. All services are free for participants. The City's Playgrounds Program provides on-site educational and recreational activities, as well as after-school daycare services, to school-age children at a nominal fee. The Department of Family & Community Services sponsors the CACFP At-Risk After School Supper Meals Program in partnership with Bernalillo County to provide free hot and nutritious supper meals to youth enrolled in eligible After School programs throughout the City of Albuquerque and Bernalillo County. Multigenerational Centers, such as Manzano Mesa and North Domingo Baca, are capitalizing on the value of interaction between seniors and youth, allowing young people to learn tortilla making from seniors, or enabling seniors to enhance their technological literacy with the help of youth.

Focus groups participants expressed concern regarding the emergent needs of middle school-aged youth, 13 to 14 years, who are increasingly in need of "trauma informed-care," due to exposure to domestic violence, drug abuse, physical and sexual abuse, and neglect. Such exposure to trauma leads to self-medication and substance abuse. "Parentified Child" is a term within the behavioral health community for children who must take on adult responsibilities, often as a result of incarceration of a parent.

The need for age-specific programs to serve the 13- to 16-year age group, who tend to loiter at community centers, is acute, since such loitering often necessitates police department intervention. Professionals describe this group as being "in limbo," with a tendency to self-segregate. At a minimum, they require a designated space and extra staff to meet their needs. Officials also report increases in cognitive and mental health issues among these youth. ARCA Opening Doors is a local non-profit, serving over 700 developmentally disabled children and adults, who along with other needs, are at high risk for homelessness. Without a mental health diagnosis or linkage to the criminal justice system, however, few options are available to provide them with housing. Gang Intervention Programs also face new realities as gangs are less focused on turf and more concerned with profit from enterprises ranging from narcotics to human trafficking.

These youth often enter into ad hoc housing arrangements by going to live with families other than their own or placing themselves in the care of grandparents. These newfound caregivers

with limited means often face the difficult choice of struggling to support these children or reporting them to state authorities. For behavioral health officials, reuniting families becomes a priority, as is the provision of resources to overcome cultural, generational, and financial barriers. The “Teeniors” Program, initiated by the Bosque School, was cited an example of a structured interactive program between youth and seniors that could provide a model for youth service organizations. Under the program, school age students tutored seniors in new media.

Anti-crime programs also rated as a high priority in the 2018-2022 Housing and Community Development Survey. Crime against persons or property is a concern for residents. Behavioral health service providers also expressed concern during focus groups sessions regarding the risk of personal harm to personnel within their organizations at the hands of clients with violent tendencies and histories of incarceration. Among the strategies employed to ensure safety of agency personnel is the practice of avoiding single-person interactions with clients in all situations, in favor of a paired approach. However, budgetary and staffing restrictions often make this practice unfeasible.

To help address these dangers, and to ensure a coordinated and careful response to the treatment of the most seriously mentally ill within the community, as well as of those suffering from severe drug addictions, and others with histories of domestic violence, arrest or incarceration, a recent Settlement Agreement was entered into between the City and the U.S. Department of Justice in 2014. This agreement came to being in the wake of a 2014 fatal police shooting of a schizophrenic homeless man. The Agreement mandates the establishment of a Civilian Police Oversight Agency, Mental Health Response Advisory Committee, Community Policing Councils, community policing partnerships, periodic community meetings, and public reports on the City’s progress toward compliance. Officers are now trained in crisis intervention, learning how to react to citizens in distress without escalating the use of force. Communication and coordination between the Albuquerque Police Department and the behavioral health community is essential to ensure that law enforcement is sensitive to the specific needs of at-risk individuals as well as the safety of the community at large.

The City helps organize a network of Neighborhood Watch programs through the Albuquerque Police Department (APD). Over 2,000 neighborhoods in Albuquerque now participate in the program. APD also sponsors a Sexual Assault and Rape Prevention Program, a Fraud and Con Game Prevention Program, a Child Abuse Prevention/Child Safety Program, a Children's Crime Prevention Program, and a Business Crime Prevention Program.

Since these programs are budgeted from other sources of funds, the City does not anticipate using CDBG public service funds for anti-crime programs.

How were these needs determined?

Public service needs are based on the City's desire to ensure that high quality services are provided to maintain a high quality of life and to promote the well-being of all Albuquerque residents — particularly low- and moderate-income residents including youth, seniors, and people with special needs. As a result of the citizen participation and consultation process and in consideration of the local nonprofits and City Departments offering services, the City considers public services benefitting low- and moderate-income residents a high priority in the Strategic Plan.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

This section evaluates existing housing market conditions in Albuquerque in terms of housing supply, demand, condition and cost. As shown in Table 30, Albuquerque's housing stock consists primarily of single-family detached residential dwellings, which comprise 62 percent of the City's total of 240,277 units, while another 6 percent is comprised of one-unit attached structures. Of the owner-occupied housing stock, 110,605 units, or 83 percent, contain three or more bedrooms (Table 31). By contrast, the rental housing stock consists of 25,725 one bedroom and 33,620 two-bedroom units, which together make up the majority, or 67 percent, of all rental units.

In the period between 2000 and 2013, the median home price in Albuquerque increased by 51 percent from \$123,700 to \$186,500, and the median contract rent increased by 38 percent from \$501 to \$690 (Table 32). However, the same time period saw median income increase by only 25 percent (Table 6). As a result, Albuquerque households have become increasingly cost-burdened.

Of the 82,495 households earning 0-80 percent of AMI in the City, 56,383 of these, or 68 percent, are cost burdened households — meaning households paying more than 30 percent of their income for housing. Furthermore, 32,673, or 58 percent of these cost burdened households, are considered severely cost burdened — meaning that they pay more than 50 percent of their income for housing. Of the 32,673 severely cost burdened households, 20,374, or 62 percent, are renters. Of those severely cost burdened renter households, 12,370, or 61 percent, earn less than 30 percent of AMI and are considered the most at risk of becoming homeless.

Data from 2009-2013 indicates an insufficient number of affordable housing units available to residents with incomes below 30 percent and below 50 percent of AMI. According to Table 34 in Section MA-15, there are 63,320 rental housing units, and 20,825 owner housing units, comprising a total of 84,145 housing units in the City that are affordable to households earning less than 80 percent of AMI. According to Table 7, there are 82,495 households in Albuquerque that have earnings of less than 80 percent of AMI. These statistics would seem to indicate an adequate supply of affordable housing for low- to moderate-income residents. However, the combined numbers of households in the < 30 percent AMI group and the < 50 percent AMI group total 48,640. Given the available supply of only 20,400 affordable units for these particular income groups, a shortfall of 28,240 units becomes apparent. Also, the data assumes

mechanisms are in place to assist nearly one in four of the 82,495 low- and moderate-income households achieve ownership of the nearly 21,000 owner housing units affordable to these income groups.

In the last decade, the City has aggressively pursued opportunities to add to its inventory of 1,198 affordable rental housing units and continues to pursue affordable housing development. The Metropolitan Redevelopment Agency promotes redevelopment (both housing and commercial) in distressed neighborhoods. This is accomplished through strategic planning, creating metropolitan redevelopment areas, working with community groups and leaders to establish their priorities, purchasing property for projects that can act as an anchor for other new development in the area, issuing requests for proposals (RFPs) to develop the City owned property and then setting up public/private partnerships where the private sector is the developer. The Metropolitan Redevelopment Agency utilizes resources of the Metropolitan Redevelopment Fund, as well as other funds that include local and state capital funds.

In light of limited monetary resources available to create new affordable housing units and the continuing recovery of the Albuquerque housing market after the recent recession, housing affordability will remain a significant challenge during the 2018-2022 Consolidated Plan.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

According to 2009-2013 ACS data, 76 percent of the City’s housing stock is comprised of single-family housing of one to four units. Multifamily housing of five or more units accounts for only 20 percent of the total number of housing units in the City. Mobile homes comprise the smallest portion of the housing stock in the City at 4 percent.

The majority of the City’s ownership housing, 83 percent, is comprised of larger units containing three or more bedrooms. In comparison, only 28 percent of the City’s rental housing consists of larger units. The tables below indicate the number of residential properties in the City by property type, unit size and tenure.

Table 30 – Residential Properties by Number of Units

Property Type	Number	%
1-unit detached structure	148,467	62%
1-unit, attached structure	14,015	6%
2-4 units	19,123	8%
5-19 units	26,544	11%
20 or more units	22,243	9%
Mobile Home, boat, RV, van, etc.	9,885	4%
Total	240,277	100%

Data Source: 2009-2013 ACS

Table 31 – Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	397	0%	4,899	6%
1 bedroom	1,954	1%	25,725	29%
2 bedrooms	20,629	15%	33,620	38%
3 or more bedrooms	110,605	83%	24,662	28%
Total	133,585	99%	88,906	100%

Data Source: 2009-2013 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

HUD requires that the City undertake an analysis of federal, state and locally assisted housing units that may be lost from the City's affordable housing stock. The expiration of affordability

restrictions on government-assisted rental units is the typical reason of this potential loss. Much of the housing at-risk of conversion from affordable housing to market rate housing is predominantly reserved for lower income households.

Use restrictions are defined by state law as any federal, state or local statute, regulation, ordinance or contract that, as a condition of receipt of any housing assistance, including a rental subsidy, mortgage subsidy, or mortgage insurance, to an assisted housing development, establishes maximum limitations on tenant income as a condition of eligibility for occupancy.

According to information provided by City officials, the City monitors a total of 51 affordable housing projects in Albuquerque. The 51 projects contain of a total of 1,198 units that are restricted to extremely/very low, low- and moderate-income households under State HCD guidelines. All of these projects received some combination of federal, state or local subsidy. Most of these affordable housing projects were assisted with General funds.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

Conversion Risk

Appendix C provides an inventory of affordable housing developments that are currently monitored by the City of Albuquerque. This table provides information on the funding sources, number of units, target populations, and earliest date of conversion to market-rate housing due to expiration of affordability controls or subsidy contracts. An assessment of this information for the period ending June 30, 2022 revealed that 9 of the 1,198 affordable housing units are at risk of converting to market rate housing. However, those 9 units are in larger projects that are solely designed for elderly and/or disabled individuals, and, according to City officials, they will more than likely remain affordable under the jurisdiction of private and non-profit entities.

In contrast to this relatively favorable scenario, the National Low Income Housing Coalition (NLIHC), which maintains the National Housing Preservation database (<http://nlihc.org/library/preservation/>), reports the risk of conversion within the State of New Mexico in much more dire terms. Its 2017 Preservation Profile for the State reports the total number of publicly supported rental homes at 28,181, of which 2,404 have affordability restrictions set to expire in the next 5 years. Within Bernalillo County alone, the number of assisted units with latest subsidy end dates within the next 5 years is 790, with another 40 assisted properties also set to expire within that time.

Preservation and Replacement Options

To maintain the existing affordable housing stock, the City may either attempt to preserve the existing assisted units or facilitate the development of new units. Each negotiation to preserve affordable units is unique in the sense that each project's ownership interests and economic needs will vary and City resources may be insufficient to preserve all 1,198 units. Depending on the circumstances of each project that includes at-risk units, different options may be used to preserve or replace the units. Preservation options typically include: 1) transfer of units to nonprofit ownership; 2) provision of rental assistance to tenants using other funding sources; and 3) purchase of extended affordability covenants. In terms of replacement, the most direct option is the development of new affordable units with long-term covenants.

Does the availability of housing units meet the needs of the population?

According to the 2009-2013 American Community Survey, there are 230,392 residential properties in Albuquerque, excluding Mobile Homes, boats, RVs and van units, for the City's 222,491 households. Table 34 shows that of these totals, 116,300 owner and rental units are affordable to residents with incomes under 80 percent of AMI. Table 7 reports the total number of households with incomes under 80 percent of AMI as 82,495. While seemingly indicating an ample supply of housing for both buyers and renters, these data must be examined in terms of income and cost burden in order to gain a more accurate picture of the affordable housing needs within the City.

According to the data discussed in Needs Assessment Section NA-10, the most common housing problem in the City is cost burden, which affects 68 percent of the 82,495 low- and moderate-income households earning less than 80 percent AMI. Among these households paying more than 30 percent of their monthly gross income on housing costs are 36,384 renter households and 19,999 owner households. Within this same income group, fully 40 percent, or 32,673 households, are actually severely cost burdened, paying more than half of their monthly gross income for housing costs. These severely cost burdened households include 20,374 renter households, of whom fully 18,550 have household incomes under 50 percent of AMI. When one considers the fact that the number of available units affordable to renters in the below 50 percent AMI group is 16,240, the deficit in the supply of housing starts to become apparent.

The second most common housing problem in the City is overcrowding, which affects 3,439, or 4 percent, of low and moderate income Albuquerque households. Renter households make up 78 percent of the low- and moderate income households who have more than 1.01 people per room, excluding bathrooms, porches, foyers, halls, or half-rooms.

As shown in the following Housing Market Analysis section, extremely low-income households generally cannot afford to own or rent market rate housing and require assistance to obtain decent and affordable housing. A significant segment of households has incomes below 30 and

50 percent of area median income and experiences a disproportionate housing need. The analysis shows the City has a significant need for additional rental housing units — particularly 0, 1 and 2 bedroom units affordable to households earning less than 50 percent of AMI.

Currently, waiting lists for publicly assisted housing are up to three years and Housing Choice Vouchers have a wait period of at least three years. In addition to challenges associated with housing affordability, housing conditions are also of concern. With 51 percent of the housing units older than thirty-five years of age, a large portion of the City's housing stock may need substantial rehabilitation, including roofing, plumbing, electrical, mechanical and structural repairs. The extent of housing needs in the City far exceeds the resources available to address those needs.

Describe the need for specific types of housing:

According to Table 34 in Section MA-15, there are 20,400 housing units in the City of Albuquerque affordable to households earning less than 50 percent of AMI. According to Table 7, there are 48,640 households in Albuquerque who earn less than 50 percent of AMI, resulting in an estimated need for approximately 28,240 additional housing units that are affordable to households earning less than 50 percent of AMI.

As reported in Table 11, of the 18,550 renter households who earn less than 50 percent of AMI and are severely cost burdened:

- 6,830 are small related households with four or fewer members;
- 1,050 are large related households with five or more members;
- 2,155 are elderly households with one or more members over the age of 62;
- 8,515 are other/single person households.

Affordable rental housing units for the under 50 percent AMI group total 16,240, falling well short of the 18,550 rental households in the under 50 percent AMI group that are also severely cost burdened.

This breakdown by income, cost burden, tenure, and household type indicates a need for additional affordable 0, 1 and 2 bedroom rental units in Albuquerque.

Discussion

According to Out of Reach 2017, a report by the National Low Income Housing Coalition, renters within the Metropolitan Statistical Area of the City of Albuquerque must earn \$16.88 per hour, or \$35,120 per year, in order to afford a modest, two-bedroom apartment at Fair Market Rent. At the current State minimum wage of \$7.50, approximately 92 hours of work per

week are required in order to afford a modest, two-bedroom apartment at Fair Market Rent in the City. By comparison, the national Housing Wage for 2017 was \$21.21 and the statewide housing wage was \$15.78.

The number and size of housing units in the City of Albuquerque appears adequate for the number and type of households residing in the City according to the 2009-2013 ACS data. However, analysis of housing availability for the cost burdened population and extremely low-income population shows that housing affordability continues to be a challenge. During the period of the 2018-2022 Consolidated Plan from July 1, 2018 to June 30, 2022, the City will prioritize the development of additional affordable rental housing units and the preservation of both rental and ownership units that are currently affordable to low- and moderate-income households.

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

One of the most important factors in evaluating a community's housing market is the cost of housing and whether the housing is affordable to households who live there or would like to live there. If housing costs are relatively high in comparison to household income, a correspondingly high prevalence of housing cost burden and overcrowding will typically occur.

Tables 32 and 33 indicate the median home value and contract rent (not including utility or other associated costs). These values are self-reported by residents through the U.S. Census American Community Survey.

Based on the reported housing costs, Table 34 indicates the number of units that are currently affordable to households at different levels of the HUD Area Median Income (AMI). It is important to note that just because a unit is affordable to residents at a particular income level; it does not necessarily mean that a household at that income level is occupying the unit.

Table 32 – Cost of Housing

	Base Year: 2000	Most Recent Year: 2013	% Change
Median Home Value	123,700	186,500	51%
Median Contract Rent	501	690	38%

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Table 33 - Rent Paid

Rent Paid	Number	%
Less than \$500	19,492	21.9%
\$500-999	54,369	61.1%
\$1,000-1,499	12,761	14.4%
\$1,500-1,999	1,499	1.7%
\$2,000 or more	785	0.9%
Total	88,906	100.0%

Data Source: 2009-2013 ACS

Table 34 – Housing Affordability

# Units affordable to Households earning	Renter	Owner
30% HAMFI	4,040	No Data*
50% HAMFI	12,200	4,160
80% HAMFI	47,080	16,665

# Units affordable to Households earning	Renter	Owner
100% HAMFI	No Data*	32,155
Total	63,320	52,980

Data Source: 2009-2013 CHAS

*Data provided through the HUD eConPlanning Suite was unavailable for this category.

Table 35 – Housing Affordability

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	591	767	941	1,352	1,643
High HOME Rent	543	682	836	1,037	1,138
Low HOME Rent	543	590	708	818	912

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

Table 34 provides 2009-2013 CHAS data concerning the supply of housing units in the City that are affordable to households earning at or below 30, 50, 80 and 100 percent of AMI. According to 2009-2013 ACS data in Table 7, there are 25,565 households in the City of Albuquerque earning 0-30 percent of AMI. Table 34 indicates there are a total of 4,040 units affordable to households at this income level. Based on this data, there is an apparent need for 21,525 additional housing units affordable to households earning 0-30 percent of AMI. At the 31-50 percent of AMI level, there are 16,360 affordable units, of which 4,160 are owner units. Given the fact that there are 23,075 households in this income category – a shortfall of 6,715 units becomes evident, assuming that 4,160 households in this income group are able to obtain home mortgages and achieve ownership status. A surplus of 29,890 units affordable to the next higher income group, namely the 33,855 households at the 51-80 percent of AMI level, tends to skew the data toward an overall picture of an adequate housing supply within the City without fully illustrating the need for affordable housing units for lower income residents. However, this surplus of units may present an opportunity for this income group to attain ownership of the 16,665 units affordable to potential homeowners under 80 percent of AMI.

Analysis of cost burdened households, however, further illuminates this need. Tables 7 through 11 indicate that of the 48,640 total households within the City with incomes under 50 percent of AMI, there are 37,064 combined renter and owner households that are cost burdened, of whom 26,949 are severely cost burdened. Compared to the 20,400 housing units affordable to households in these income groups as seen in Table 34, a severe shortfall of affordable housing units in the City becomes apparent.

In terms of renter households in the under 50 percent of AMI group, the City has 25,800 that are cost burdened, of whom 18,550 are severely cost burdened. Comparing these numbers to those in Table 34, which indicates a total of 16,240 rental units within the City that are affordable to residents under 50 percent of AMI, a severe deficiency in the City's inventory of affordable rental housing units is also evident. Quantifying the number of additional affordable housing units needed to eliminate or significantly reduce cost burden and severe cost burden is complicated because there is no guarantee that a household of a particular income level will actually occupy a unit that is affordable to their income level – even if that unit is available in the open marketplace.

How is affordability of housing likely to change considering changes to home values and/or rents?

As the housing market continues to rebound as expected during the next five years, home values and rents are generally projected to rise, which has the potential to further exacerbate housing problems such as cost burden, severe cost burden and overcrowding — particularly for low- and moderate-income households.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The median contract rent according to 2009-2013 ACS data was \$690, which is \$77 less than the Fair Market Rent for a one-bedroom unit. According to data in Table 31, 73 percent of rental units in Albuquerque have two or fewer bedrooms. According to data in Table 8, 3,040 renter households are overcrowded or severely overcrowded, which can be attributed to high rents as well as the lack of affordable units. To produce or preserve affordable rental housing units that carry a minimum HOME affordability period of 20 years, significant levels of subsidy are required. Taking only rents into consideration based on data from Table 35, an owner of a two-bedroom unit would forego \$55,920 of operating income when renting the unit at Low HOME rent levels instead of Fair Market Rent.

Discussion

In the period between 2000 and 2013, the median home price in Albuquerque increased by 51 percent from \$123,700 to \$186,500 and the median contract rent increased by 38 percent from \$501 to \$690 as median income increased by only 25 percent. As a result, Albuquerque households have become increasingly cost-burdened.

Data from 2009-2013 shows that there is an insufficient number of housing units affordable to people with incomes less than 30 percent of AMI and for those between 30 and 50 percent of AMI. In light of scarce monetary resources available to create new affordable housing units and

the continuing recovery of the housing market after the housing crisis of 2008, housing affordability is expected to remain a significant challenge in the next five years.

Table 35b provides the number of market rate affordable and non-affordable occupied housing units by income category and tenure over the previous five years based on data available from the ACS.

Table 35b – Housing Affordability

	2016	2011	% Change
Total Occupied Housing Units:	221,320	220,060	0.57%
Owner-occupied housing units:	131,187	134,781	-2.67%
Less than \$20,000:	13,301	12,617	5.42%
Less than 20 percent	1,026	1,285	-20.16%
20 to 29 percent	1,646	1,462	12.59%
30 percent or more	10,629	9,870	7.69%
\$20,000 to \$34,999:	16,422	18,577	-11.60%
Less than 20 percent	4,920	5,283	-6.87%
20 to 29 percent	2,422	2,733	-11.38%
30 percent or more	9,080	10,561	-14.02%
\$35,000 to \$49,999:	17,151	18,877	-9.14%
Less than 20 percent	6,309	6,097	3.48%
20 to 29 percent	4,275	4,300	-0.58%
30 percent or more	6,567	8,480	-22.56%
\$50,000 to \$74,999:	26,358	28,018	-5.92%
Less than 20 percent	12,306	11,615	5.95%
20 to 29 percent	9,349	9,689	-3.51%
30 percent or more	4,703	6,714	-29.95%
\$75,000 or more:	56,797	55,737	1.90%
Less than 20 percent	44,696	40,137	11.36%
20 to 29 percent	10,445	12,058	-13.38%
30 percent or more	1,656	3,542	-53.25%
Zero or negative income	1,158	955	21.26%
<i>Number of Affordable Ownership Units</i>	97,394	94,659	2.89%
Renter-occupied housing units:	90,133	85,279	5.69%
Less than \$20,000:	27,688	25,420	8.92%
Less than 20 percent	386	522	-26.05%
20 to 29 percent	1,547	1,854	-16.56%
30 percent or more	25,755	23,044	11.76%
\$20,000 to \$34,999:	20,410	20,144	1.32%
Less than 20 percent	907	1,095	-17.17%

Table 35b – Housing Affordability

	2016	2011	% Change
20 to 29 percent	5,366	6,834	-21.48%
30 percent or more	14,137	12,215	15.73%
\$35,000 to \$49,999:	12,822	13,440	-4.60%
Less than 20 percent	2,667	3,910	-31.79%
20 to 29 percent	6,138	6,353	-3.38%
30 percent or more	4,017	3,177	26.44%
\$50,000 to \$74,999:	12,487	11,887	5.05%
Less than 20 percent	5,898	7,246	-18.60%
20 to 29 percent	5,518	3,738	47.62%
30 percent or more	1,071	903	18.60%
\$75,000 or more:	11,437	8,741	30.84%
Less than 20 percent	9,779	7,712	26.80%
20 to 29 percent	1,571	902	74.17%
30 percent or more	87	127	-31.50%
Zero or negative income	2,604	2,958	-11.97%
No cash rent	2,685	2,689	-0.15%
<i>Number of Affordable Rental Units</i>	39,777	40,166	-0.97%
Number of Affordable Rental and Owner Units	137,171	134,825	1.74%

Sources: U.S. Census Bureau, 2012-2016 American Community Survey 5-Year Estimates and 2007-2011 American Community Survey 5-Year Estimates, Table B25106.

Over the five year period from 2011 to 2016, the number of units occupied by—and affordable to—Albuquerque households increased by 1.74 percent. This includes households of both tenure types at all income levels paying 29 percent or less of their income for housing costs. However, this modest gain in affordability was almost exclusively seen in the ownership market. Examination of the data by income and tenure subset revealed that the supply of rental units affordable to households earning up to \$75,000 per year diminished.

- The number of housing units occupied by renters earning up to \$20,000 per year who pay more than 30 percent of their income for housing costs increased by 11.76 percent over the last five years.
- The number of housing units occupied by renters earning \$20,000 to \$34,999 per year who pay more than 30 percent of their income for housing costs increased by approximately 15.73 percent over the last five years.
- The number of housing units occupied by renters earning \$35,000 to \$49,999 per year who pay more than 30 percent of their income for housing costs increased by approximately 26.44 percent over the last five years.

- The number of housing units occupied by renters earning \$50,000 to \$74,999 per year who pay more than 30 percent of their income for housing costs increased by approximately 18.6 percent over the last five years.

The development of additional rental housing units affordable to low- and moderate-income households is a core component of the 2018-2022 Strategic Plan.

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

Assessing housing conditions in the City provides the basis for developing strategies to maintain and preserve the quality of the housing stock. The ACS defines a “selected condition” as owner- or renter-occupied housing units having at least one of the following conditions: 1) lacking complete plumbing facilities; 2) lacking complete kitchen facilities; 3) more than one occupant per room; and 4) selected monthly housing costs greater than 30 percent of household income. Based on the definition of selected conditions, Table 36 shows that 27 percent of owner-occupied households in the City have at least one selected condition and 48 percent of all renter-occupied households in the City have at least one selected condition.

Definitions

The Albuquerque Building Safety Division administers the building permit process for residential and commercial construction. This is a fundamental process for ensuring the protection of life and property. The process begins with the submittal of construction documents which are reviewed for compliance with applicable building codes and standards. Approved projects are issued a building permit, allowing construction to begin. The Division also conducts field inspections to monitor compliance. The inspection process culminates with the issuance of a Certificate of Occupancy.

The Albuquerque Code Enforcement Division is a combination of two former Divisions - Zoning Enforcement and Housing Code Enforcement. The mission of the Division is to regulate the occupancy level and maintenance of all residential structures within the City in order to safeguard life, health, property and public water. Albuquerque Code Enforcement also enforces the Uniform Housing Code to ensure that dwelling units in the City are decent, safe and sanitary.

Substandard housing is housing that does not meet the minimum standards contained in the New Mexico Residential Building Code, issued by the New Mexico Regulation and Licensing Department. Substandard housing does not provide shelter, endangers health, safety or well-being of occupants. A substandard condition is one that affects the health and safety of a residence’s habitability.

Standard housing condition in the City of Albuquerque is defined as housing that meets the minimum standards contained in the New Mexico Residential Building Code. For the purposes of the CDBG and HOME programs, a unit in substandard condition is considered suitable for rehabilitation provided that the unit is structurally sound and the cost of rehabilitation is considered economically warranted.

Table 36 - Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	35,138	26%	40,327	45%
With two selected Conditions	731	1%	2,516	3%
With three selected Conditions	260	0%	199	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	97,456	73%	45,864	52%
Total	133,585	100%	88,906	100%

Data Source: 2009-2013 ACS

Table 37 – Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	29,075	22%	13,020	15%
1980-1999	39,118	29%	28,239	32%
1950-1979	55,699	42%	40,904	45%
Before 1950	9,693	7%	6,743	8%
Total	133,585	100%	88,906	100%

Data Source: 2009-2013 CHAS

Table 38 – Risk of Lead-Based Paint

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	65,392	49%	47,647	54%
Housing Units build before 1980 with children present	21,310	16%	12,485	14%

Data Source: 2009-2013 ACS (Total Units) 2009-2013 CHAS (Units with Children present)

Table 39 - Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	17,100	686	17,786
Abandoned Vacant Units	No Data*	No Data*	No Data*
REO Properties	No Data*	No Data*	No Data*
Abandoned REO Properties	No Data*	No Data*	No Data*

Data Source: 2009-2013 ACS Table B25004

*Data provided through the HUD eConPlanning Suite was unavailable for this category.

Need for Owner and Rental Rehabilitation

The age and condition of Albuquerque's housing stock is an important indicator of potential rehabilitation needs. Housing over 15 years of age will generally exhibit deficiencies in terms of paint, weatherization, heating / air-conditioning systems, hot water heaters and finish plumbing fixtures. Commonly, housing over 30 years of age needs some form of major rehabilitation, such as roof replacement, foundation work and plumbing systems. Due to housing cost increases that have outpaced growth in household income, housing in Albuquerque tends to have high instances of maintenance issues. Further, despite having sizable equity in their homes, some owner-occupied households (elderly households in particular) have limited incomes and may have difficulty maintaining their homes. Preservation of the physical and functional integrity of existing housing units occupied by low- and moderate-income households is a cost-effective way to invest limited resources to retain existing housing units that are already affordable to low- and moderate-income households in the community.

According to 2009-2013 HUD Comprehensive Housing Affordability Strategy (CHAS) data in Table 37, approximately 39,118 or 29 percent of the 133,585 owner-occupied housing units in Albuquerque were built between 18 and 37 years ago (built between 1980 and 1999), with another 55,699 or 42 percent having been built 37 or more years ago (built prior to 1980). Another seven percent, or 9,693 units, are at least 67 years old, pre-dating 1950. Older subdivisions in the City will demonstrate a significantly higher percentage of older housing units and a higher concentration of lower-income, senior citizens and special needs groups.

As seen in Map V-2 of the Fair Housing Assessment, the primary areas in Albuquerque with low poverty index scores are located in SE Albuquerque and in pockets along the I-40 and I-25 corridors. Specific neighborhoods with low poverty index scores below 20 (indicating high poverty) include the International District (the neighborhoods of South San Pedro, Trumbull Village, La Mesa, South Los Altos, and Siesta Hills), South Broadway, San Jose, Barelás, Sawmill, Singing Arrow, Alamosa, Westgate Hills, West Mesa, Kirtland Community and Victory Hills. These neighborhoods are almost exclusively in Albuquerque's east side, especially in southeast Albuquerque, and most contain older housing stock.

The need for rental housing rehabilitation is also great. Approximately 28,239 or 32 percent of the 88,906 rental housing units in Albuquerque were built between 18 and 37 years ago (built between 1980 and 1999), with another 40,904 or 46 percent having been built 37 or more years ago (built prior to 1980). Eight percent, or 6,743 units, predate 1950.

While the majority of the market-rate rental housing stock is owned and maintained by individual landlords, the majority of the affordable rental housing stock is owned by the Albuquerque Housing Authority, as well as by various private and non-profit development

partnerships, all of which monitor the units for compliance with long-term affordability covenants. These include such entities as Agua Azul, Inc., Catholic Charities, Greater Albuquerque Housing Partnership, Heading Home, New Day, New Mexico AIDS Services, Sawmill Land Trust, St. Martin's, Supportive Housing Coalition, and YES Housing.

Given the extremely large quantity of aging housing stock within both the Housing Authority's supervision and that of various private and non-profit entities, the need for maintenance and rehabilitation of the rental housing stock is significant, a fact that was stressed by Housing Authority leadership and staff, public housing residents, and directors and officers of other affordable development entities.

Housing preservation is rated as a high priority need by respondents to the 2018-2022 Housing and Community Development Survey. There is also a high demand for service reported by City staff involved in the City's residential rehabilitation programs. Consultations with two members of the public who completed the City's application process for homeowner rehab yielded very divergent reports. Both were seniors with limited incomes. One homeowner benefitted from \$60,000 in low-interest emergency loan assistance in the wake of a catastrophic residential fire and expressed a high degree of gratitude for the ability to rebuild. However, this gratitude was tempered by the knowledge that the fire could have been averted if the homeowner had been aware of emergency homeowner assistance programs that were available to repair a faulty furnace. The other homeowner saw his application for critical rehabilitation projects swiftly approved, then subjected to extended delays, only to be deferred indefinitely, pending the completion of the new 5 year Consolidated Plan funding cycle. Through a separate contract with Sawmill Community Land Trust, LLC, the City also makes emergency home repair assistance available to low and moderate income homeowners for such needs as roof repairs, furnace or HVAC repairs and replacement of water heaters.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Any housing built before 1978 may contain lead-based paint. If ingested, lead may cause severe damage to young children including decreased growth, learning disabilities, impaired hearing, hyperactivity, nerve and brain damage. Lead attacks the central nervous system, the neurological system, and can cause brain damage, IQ reduction, learning disabilities, decreased attention span, hyperactivity, growth inhibition, comas, seizures, and in some cases, death. Fetuses may also experience significant adverse effects through prenatal exposure. Children are more susceptible to the effects of lead because their growing bodies absorb more lead, and young children often put their hands and other objects in their mouths. Most children do not have any symptoms, even if a blood test shows that they have an elevated blood lead level. If a child does have symptoms, the symptoms may be mistaken for the flu or other illnesses.

The most common source of child lead poisoning is exposure to lead-based paint and lead-contaminated dust in the child's home. Housing built before 1978 may contain some lead-based paint since the use of lead-based paint became illegal that year. Since the amount of lead pigment in the paint tends to increase with a home's age, older housing is more likely to have lead-based paint hazards.

There are 113,039 housing units in the City of Albuquerque built before 1980 that may contain lead-based paint, of which 65,392 are owner-occupied units and 47,647 are renter-occupied units. There are 33,795 units built before 1980 with children present, including 21,310 owner-occupied units and 12,485 renter-occupied units. According to data presented in Table 7, 37 percent of Albuquerque's households are low- and moderate-income households. By extension, it could be estimated that 12,504 housing units with lead-based paint hazards may be occupied by low- and moderate-income families.

However, as many low- and moderate-income households are located in the eligible CDBG Census Tract/Block Groups where the housing stock is generally older than that of the balance of the City, this number could well be higher.

Discussion

As noted in the Needs Assessment, a large share of owner and renter households experience at least one substandard housing condition. Based on the results of the Needs Assessment, the most prevalent condition is cost-burden – indicating that the housing stock is generally suitable for habitation. However, based on the age of the housing stock, a significant need exists for the preservation of older housing units occupied by low- and moderate-income households. The City will continue to address this need through the implementation of programs designed to preserve the stock of affordable housing.

According to the City's Comprehensive Plan, natural hazards faced by the City of Albuquerque include periods of drought and extreme heat, along with wildfires and seasonal flooding. According to "Confronting Climate Change in New Mexico" published in April 2016 by the Union of Concerned Scientists, New Mexico is the sixth-fastest-warming state in the nation. Climate change is expected to lead to more intense droughts, extreme heat and a greater proportion of precipitation falling as rain rather than snow. Smaller snow packs will reduce water availability in certain times of the year. These natural hazards could affect low- and moderate-income residents.

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

As indicated in section NA-35, the Albuquerque Housing Authority (AHA) oversees public housing programs for the City. In 2016, the Albuquerque Housing Authority completed its first 3-year Strategic Plan as part of its transition from a department of the City of Albuquerque to an independent agency.

Recently earning a High-Performer rating by HUD for the Housing Choice Voucher Program, the Albuquerque Housing Authority provides affordable housing for low-income families, seniors and disabled persons. AHA administers Rental Housing Assistance Programs for privately owned rental properties, including the Section 8 Housing Choice Voucher/Project Based Voucher (HCV/PBV) Program, Veterans Affairs Supportive Housing (VASH) Program, Mainstream Voucher Program, Moderate Rehabilitation (Mod Rehab) and Single Room Occupancy (SRO) programs.

Table 40 – Total Number of Units by Program Type

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
			Veterans Affairs Supportive Housing				Family Unification Program	Disabled *	
# of units vouchers available	0	18	953	4,102	0	4,102	606	0	444
# of accessible units	No Data*								

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

*Data provided through the HUD eConPlanning Suite was unavailable for this category.

Describe the supply of public housing developments:

AHA is the owner and manager of 953 housing units located at 34 sites throughout the City of Albuquerque. These units provide housing for low-income families, the elderly, and disabled individuals at rents they can afford. Tenants of public housing units pay 30 percent of their income toward their rent, with additional costs subsidized by federal funding. Through this program AHA currently assists more than 900 households who pay an average monthly rent of \$152, with an average length of stay of 3.6 years.

Forty-seven percent of AHA's Public Housing participants are elderly or disabled. These families, on average, have annual incomes of less than \$8,000 a year, and often have no other source for housing. AHA's Public Housing communities include 373 units designated specifically for elderly and disabled citizens. AHA is planning to complete accessibility improvements to public housing sites that will result in 48 units that meet Uniform Federal Accessibility Standards (UFAS), representing 5 percent of the 953 total units in public housing developments.

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

Public Housing operated by Albuquerque Housing Authority includes the following public housing projects:

- Sunset Gardens, 60th St. NW, Don Gabal, and 2709 12th St. NW - 153 units of low-income housing in four apartment communities;
- 701 5th SW, 415 Fruit NE, 615 Arno NE, and 1212 Candelaria - 156 units of low-income housing in four apartment communities;
- 8010 Constitution NE, and 5601 Gibson SE - 163 units of low-income housing in two apartment communities;
- 1840 Broadway NE, 320 Roma NE, 6100 Harper NE, 120 La Plata NW, 3224 Lafayette NE - 189 units of low-income housing in 6 apartment communities;
- 514 Morris, 716 Morris, 124 Pennsylvania, 9109 Copper NE, 608 Grove SE, 140 General Bradley NE, and Scattered Sites - 146 units of low-income housing in 6 apartment communities and 8 single family homes;
- 2905 Chelwood NE, 9725 Comanche NE, 9000 Veranda NE, City View, 903 Nakomis NE - 146 units of low-income housing in 5 apartment communities.

Some or all of the apartment units in these communities are rent-subsidized, meaning their rents are income based.

Table 41 - Public Housing Condition

Public Housing Development	Average Inspection Score (100 Point Overall Score / 40 Point Physical Condition Score)
Morris - Laffayette - 514 Morris St, NE (146 unit)	85c* / 34.0
Veranda Ne - La Plata NW (146 unit)	85c* / 34.0
8010 Constitution NE (163 unit)	93b* / 37.2
Sunset Gardens - 60th St. NW (153 unit)	70c* / 28.0
Morris - Laffayette - 320 Roma Ave, NE (189 unit)	92c* / 36.8
701 5th SW (156 unit)	64c* / 25.6

Data Source: PIC (PIH Information Center) FYE 2016

Note: The 100-point score is based on physical condition (40 points), financial condition (25 points), management operations (25 points), Capital Fund Program (10 points). The threshold score for the 40-point physical condition indicator must be at least 24 points.

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

AHA manages a portfolio of 953 units of public housing. All the units were built in the 70’s and early 80’s. No major rehab has taken place at these properties. The properties have been maintained primarily with annual capital fund grants. Energy performance contracts in 2017 and 2005, and ARRA funding in 2009 allowed for some additional infusions of capital into the properties, primarily used for improving energy and water efficiency.

During focus group sessions and public meetings, AHA staff, service providers and public housing residents made clear on an anecdotal basis that deferred maintenance, obsolescence, and the attendant need for repair, retrofit and rehabilitation are ongoing and pressing issues for the aging public housing stock in the City. In addition to neglected landscape issues, the need for basic repairs, including functioning elevators and other accommodations for the disabled and elderly, were expressed as a high priority.

Among senior service providers, a common concern was Congregate Meal Site qualification. While meals are delivered directly to the residences of medically homebound individuals through such programs as Meals on Wheels, congregate meal services allow those who still enjoy a degree of mobility to receive much needed meal assistance. However, the lack of a three-compartment sink in the designated meal room of their residential complex is an impediment to this free, communal meal service.

Based on capital needs assessments these properties have, conservatively, immediate critical capital needs of \$5.3 million and another \$18.5 million over the next 20 years. AHA receives approximately \$1 million a year for the capital needs of the properties. The capital needs at

these properties outweigh the annual funding the AHA receives. The agency must find additional sources to supplement current funding.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

As stated in Section NA-35 above, the Albuquerque Housing Authority is committed to expanding efficiencies in the operations and services it provides, and has enumerated the following goals as part of its current 3-year strategic plan:

- Launch a housing development plan to improve and expand housing stock;
- Continue growth of Family Self Sufficiency program and expand to bring more services to Housing Choice Voucher clients and Public Housing residents;
- Encourage the empowerment of staff to develop and implement plans to make improvements in operations; and
- Expand availability to clients through regional offices and innovative technology.

According to current executive leadership, the recent separation of the AHA from the City allows the agency to operate in a manner more in keeping with the private sector, by utilizing different types of funding and developing more private partnerships. High efficiency and energy-reducing projects are currently planned for many of AHA's properties. Included among these projects are water conservation improvements and installation of energy-efficient lighting, furnaces, and hot-water heaters.

In 2016, AHA closed on its first Low Income Housing Tax Credit project, the acquisition and rehabilitation of the Rio Vista Apartments. This is the first expansion of AHA housing stock in over 30 years.

The Albuquerque Housing Authority has been chosen as a recipient of the National Association of Housing and Redevelopment Officials (NAHRO) Awards of Merit: Resident and Client Services for Improving Services for Veterans (NAHRO Press Release, dated, July 12, 2016).

Discussion:

There is a clear need for immediate repair, retrofit and rehabilitation of the 953 public housing units operated by AHA. This includes accessibility modifications for elderly and disabled residents as well as modifications to community spaces within each development to accommodate congregate meal services. Based on capital needs assessments these properties have, conservatively, immediate critical capital needs of \$5.3 million and another \$18.5 million over the next 20 years. AHA receives approximately \$1 million a year for the capital needs of the properties. The capital needs at these properties outweigh the annual funding the AHA

receives. To address this need, the Consolidated Plan includes CDBG funds under the Strategic Plan goal for Affordable Housing Preservation – Rental.

The Albuquerque Housing Authority owns and operates 953 units of public housing all of which were built between 1972 and 1983. No major rehabilitation has taken place at these properties since their initial construction. The properties have been maintained primarily with annual HUD Capital Fund Program grants. While the properties have been maintained to the extent allowed with the limited Capital Fund Program dollars available and are generally in good condition, deferred maintenance items have accumulated. Based on a recent assessment, these properties have immediate critical capital needs of approximately \$5.3 million and another \$18.5 million over the next 20 years.

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Albuquerque has implemented policy and program changes aimed at ensuring homeless persons in the City are rapidly housed and offered an appropriate level of support services to meet their circumstances and keep them stably housed. Between 2013 and 2017, a total of 553 shelter (e.g. emergency, transitional and seasonal/overflow) beds were added to the Homeless Inventory Count (HIC). 22 beds were added to the supply of permanent supportive housing for people with HIV/AIDS.

This increase in housing for the most vulnerable populations is attributed to homeless service providers re-tooling their programs and shifting their focus to moving people quickly into permanent housing. The goal of these policy shifts is to significantly reduce homelessness and improve the quality of life for City residents, especially those precariously housed.

Table 42 - Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	121	0	120	534	0
Households with Only Adults	216	20	225	1027	0
Chronically Homeless Households	0	0	0	1007	0
Veterans	0	0	70	363	0
Unaccompanied Youth	47	0	10	1	0

Data Source: City of Albuquerque website, www.cabq.gov/family/income-eligible-services/homeless-services

*Data was unavailable for this category.

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

The City of Albuquerque has four Health and Social Services Centers: Alamosa, East Central, John Marshall, and Los Griegos - one located in each quadrant of the city. These Centers were

designed to encourage the co-location of public and private non-profit providers of social and health services in the neighborhoods where their client populations live. Providing medical and dental care, among other services, the Centers were conceived as “one-stop-shops” for the convenience of low- to moderate-income residents. The services offered by the health and social service agencies are available to any eligible residents of the City of Albuquerque. Fees are based on income eligibility, insurance, or a sliding fee scale. The City of Albuquerque initiated this partnership program, leasing office and clinic space to the agencies, to provide additional services to the community.

These are complemented by six senior centers, Barelás, Bear Canyon, Highland, Los Volcanes, North Valley, and Palo Duro, and two multigenerational centers, Manzano Meza and North Domingo Baca. These Centers offer diverse services to residents aged 50 and over, including sports and recreation activities, arts programs, unlimited learning opportunities, trips and outings, meals, special events and support groups, all of which serve to combat "social isolation," a primary concern among senior service providers. Of the 22 Community Centers operated by the City, four Centers, Cesar Chavez, Los Duranes, Taylor Ranch and Thomas Bell, also serve as senior meal sites.

Two Federally Qualified Health Centers (FQHC's) operate in the City of Albuquerque, providing a range of health services at multiple locations to low- and moderate- income residents, many of whom have a history of homelessness, or, are precariously housed, and, therefore, at risk of becoming homeless. These organizations include Albuquerque Health Care for the Homeless (AHCH) and First Nations Community HealthSource (FNCH), both of whom were consulted in the drafting of this plan.

AHCH offers comprehensive services from medical, to dental, to mental wellness and substance abuse, and describes itself "as the only health care organization in Central New Mexico dedicated exclusively to providing services to homeless people." Providing critical services to over 7,000 men, women and children every year, AHCH addresses the health-related causes of homelessness, making it possible for people to find solutions to end their homelessness. Its mission is "to provide caring and comprehensive health and integrated supportive services, linking people experiencing homelessness to individual and collective solutions, and to be a leader in implementing innovative service models and a catalyst for solutions to homelessness and uphold a commitment to diversity and equity." Its facilities and program offerings include a medical clinic, dental clinic, pharmacy, children's and harm reduction outreach, behavioral health, counseling and case management services, as well as Artstreet, a dedicated art therapy space.

In its mission statement, First Nations Community Health Source states that it is “committed to providing a culturally competent comprehensive health delivery system integrating traditional

values to enhance the physical, social, emotional and spiritual needs of American Indian/Alaskan Native families and other underserved populations residing in Albuquerque and the surrounding areas.” Clients enjoy such culturally specific offerings as sweat houses and fry bread, as they take advantage of services ranging from primary medical care and dental care, to diabetes and HIV prevention, offered at two clinic sites and three school based health centers.

A number of non-profits provide a variety of critical services to Albuquerque residents, many of these services having a direct impact on alleviating or preventing homelessness. New Mexico Solutions’ specialized staff offers a variety of counseling and case management services for children, adolescents, adults and their family members or life partners. Among services offerings provided at its two locations are:

- Psychosocial evaluation and assessment
- Psychiatric evaluation and assessment
- Individual, group and family therapy
- Psychological evaluations
- Emergency evaluations
- Referral and coordination services
- Couples’ counseling
- Spanish-speaking therapies
- Post-hospital follow-up and stabilization
- Intensive In-home services-children
- Case management
- School-based therapies
- Consultations

ARCA Opening Doors is a private not-for-profit organization that has been providing opportunities for individuals with intellectual and developmental disabilities to "enjoy great lives" since 1957. This population subgroup was described by behavioral health professionals during focus groups as experiencing a high risk for homelessness. The organization itself, though not a participant in the focus groups, was cited as exemplary in its service delivery to this segment of the community. ARCA’s trained health professionals, nutritionists, therapists, social workers, program managers, case workers and direct support professionals serve over 700 individuals of all ages; including fragile babies and senior citizens.

Adelante is a nonprofit agency that provides individualized support services for over 1000 New Mexicans with mental, physical, and developmental disabilities, including disabled veterans. Their services for veterans include resume development, job development plans, interviewing

skills training, business contacts, employment leads, and job coaching, support and maintenance services.

Other veteran services may be accessed through the Veterans Integration Centers, a local nonprofit whose mission is "to enable Veterans and their families to achieve stable housing, financial security, and a renewed sense of community." The Centers offer supportive services for veterans and their families including access to a food pantry, Rapid Re-Housing services, case management, homeless prevention, and temporary financial assistance for such needs as furniture rental, utility payment, deposits (security or utility), moving costs, and transportation and child care assistance. Referrals are made to the Albuquerque Housing Authority for its Veterans Affairs Secure Housing (VASH) Program.

The City of Albuquerque partners with the University of New Mexico (UNM) and Central New Mexico Community College to provide various continuing education and workforce training programs for residents. Other workforce training can be accessed at the Barelás Job Opportunity Center, Goodwill Industries Workforce Development Program, Southwestern Indian Polytechnic Institute, and the Albuquerque Workforce Development Center.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

During focus group sessions with service providers, the following groups' emergency housing needs were identified as underserved:

- Single women;
- Families with children;
- Married couples *without* children;
- Unaccompanied youth;
- American Indians.

Steelbridge, formerly the Albuquerque Rescue Mission, provides emergency shelter for single women, but its 204 beds are available to men as well. The Winter Shelter operates from mid-November to mid-March and provides overnight shelter during the coldest time of the year. On the night of the most recent PIT Count, there were 374 people staying at the Steelbridge Winter Only Shelter. The shelter served single men and women, families, and families with children younger than 18 years old.

Barrett Foundation offers 40 beds for single women and single women with children. S.A.F.E. HOUSE Shelter provides 85 shelter beds that are reserved for victims of domestic violence. Another 246 transitional housing beds are available for women or for families with children at facilities operated by Barrett Foundation, Catholic Charities, St. Martin's Hope Works, and S.A.F.E. House. These services for women, children, and families provided by the City's non-profit partners are supplemented by a range of transitional and permanent supportive housing facilities that cater to the needs of women and men with HIV, women with chronic substance abuse issues, mental health issues, and formerly incarcerated women.

Married couples desiring to be housed together have limited options, however. Joy Junction is one local facility that will accommodate them, but preference is given to families with children when capacity is an issue.

In terms of services for unaccompanied youth, New Day Youth & Family Services began as Albuquerque's first and only runaway shelter, and for the past 40 years, has been meeting the needs of young people in trouble by providing "safe refuge for the present, adult allies for the future, and the basic skills needed to carve a healthy and positive path forward." Youth Development, Inc. (YDI) is a nationally recognized youth service organization assisting youth and families in central and northern New Mexico. YDI's programs include tutoring, after-school activities, gang intervention, drop-out prevention, family counseling services, emergency teen shelter, youth sports, internships, scholarships, parenting skills, leadership development, public housing assistance, community corrections, GED studies, early childhood education via Head Start centers, substance abuse and AIDS education. The organization operates Amistad Crisis Shelter for youth ages 12 to 17, and Casa Hermosa, an 18-month transitional living program for youth aged 16-21 that are runaway, homeless or aging out of state custody (foster care, institutional care). CLNkids, formerly Cuidando Los Niños, is a local organization committed to lifting children and families out of homelessness by combining high-quality early childhood education with proven support programs for parents.

As discussed in NA-40, American Indians make up 18 percent of the overall homeless population in the City, vastly out of proportion with the group's 3.75 percent composition of the population. Although the American Indian Pueblos in the environs of the City of Albuquerque manage their own social service programs, there is a population living outside the boundaries and beyond the influence of these Pueblos who are in need of intervention. These so-called "Urban natives" are among most difficult to reach and bring under umbrella of services, according to focus group participants. In its mission statement, First Nations Community Health Source states that it is "committed to providing a culturally competent comprehensive health delivery system integrating traditional values to enhance the physical, social, emotional and spiritual needs of American Indian/Alaskan Native families and other

underserved populations residing in Albuquerque and the surrounding areas.” Clients of this Federally Qualified Health Center enjoy culturally specific offerings including sweat houses and fry bread, as they take advantage of services ranging from primary medical care and dental care, to diabetes and HIV prevention, offered at two clinic sites and three school based health centers.

Adelante is a nonprofit agency that provides individualized support services for over 1000 New Mexicans with mental, physical, and developmental disabilities, including disabled veterans. Adelante is able to provide services to veterans who: are affiliated with or have an open case file with the New Mexico Division of Vocational Rehabilitation (DVR); have a Ticket to Work from the Social Security Administration; or, are receiving SSI or SSDI cash benefits. Their services for veterans include resume development, job development plans, interviewing skills training, business contacts, employment leads, and job coaching, support and maintenance services.

In addition, other services are available for chronically homeless men, including veterans, through the Albuquerque Opportunity Center (AOC), operated by Albuquerque Heading Home. The Albuquerque Opportunity Center campus co-locates three programs: An Emergency Shelter, a Respite Care Program and Veteran’s Transitional Housing. The AOC Men’s Overnight Emergency Shelter has 71 beds and allows daytime storage of belongings for up to 30 nights. The Respite Care Program has 30 beds on the AOC campus and provides 24-hour care to men recently released from the hospital, who do not have homes. The Veteran’s Transitional Housing (VetTRAN) has 15 beds that are dedicated to male veterans. VetTRAN connects veterans to VA benefits while assisting them to expedite needed services and treatment on a path toward exiting homelessness into permanent supportive housing. Albuquerque Housing Authority also assisted 221 homeless veteran Households in FY2016 through the Veterans Affairs Supportive Housing (VASH) Program with over \$942,129 in rental assistance. AHA also participated in veteran outreach that included distribution of art kits through the Help Hospitalized Veterans Program.

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

Special needs populations consist of persons who are not homeless but due to various reasons are in need of services and supportive housing. The City of Albuquerque will consider allocating CDBG public service funding to various programs that provide services to special needs populations, including but not limited to those serving the elderly, frail elderly, developmentally disabled, physically disabled, mentally disabled, alcohol or substance abusers, persons with HIV/AIDS, victims of domestic violence, victims of human trafficking and veterans.

Elderly is defined under the CDBG program as a person who is 62 years of age or older. A frail elderly person is an elderly person who is unable to independently perform at least three “activities of daily living” including eating, bathing, grooming, or home management activities. Based on 2009-2013 CHAS data, of the 125,965 households containing at least one elderly person, 81 percent, or 101,730 households, earn less than 80 percent of the Area Median Income for the City.

People with disabilities have a physical or mental impairment that substantially limits one or more major life activities. Disabled people generally rely on supportive services to perform activities of daily living. Based on ACS data, of the total Civilian Non-institutionalized Population 549,812 in Albuquerque, 69,613 persons have a disability. (According to the most recent available data 2005-2007 ACS PUMS, of the 23,680 Labor Force participants in the County who are disabled, 20,360 persons, or 86 percent, are employed, and 3,310 persons, or 14 percent, are unemployed.)

Drug abuse or substance abuse is defined as the use of chemical substances that lead to an increased risk of problems and an inability to control the use of the substance. The Substance Abuse and Mental Health Services Administration (SAMHSA) of the Department of Health and Human Services (HHS) compiles the Treatment Episode Data Set - Admissions (TEDS-A). According to the its data for 2014, there were 1,445 admissions for alcohol and drug treatment in the City of Albuquerque, compared to 6,004 admissions for the State of New Mexico.

HIV is a virus that weakens the immune system by destroying important cells that fight diseases and infection. AIDS is the final stage of HIV. The New Mexico Department of Health HIV Surveillance & Epidemiology Program, Infectious Disease Epidemiology Bureau, reported 3,114 persons living with HIV disease at the end of 2013, or, an average of 181.1 per 100,000 New Mexico residents. County Health Rankings and Roadmaps used Department of Health data from the same year to report 1,154 cases of HIV in Bernalillo County, with a higher attendant incidence rate of 206 per 100,000 County residents. For persons living with HIV/AIDS, access to

affordable housing, supportive services and quality health care is important to maintaining their health and well-being.

Domestic Violence includes, but is not limited to, felony or misdemeanor crimes of violence committed by a current or former spouse of the victim or by a person who is cohabitating with or has cohabited with the victim. In 2016, the Albuquerque Police Department responded to a total of 7,744 calls related to domestic violence. Of these reported domestic incidents, 6,401, or 83 percent of the calls, involved a weapon.

Human trafficking is a crime that involves the forceful, fraudulent or coercive methods of entrapping a person, real or perceived, in an attempt to exploit them for financial gain. The exploitative nature can come in the form of labor services, involuntary servitude, enslavement, debt bondage or commercial sex acts. As of June 30, 2017, the National Human Trafficking Hotline reported 82 calls in New Mexico for the year, involving 25 cases of human trafficking.

The 2017 PIT Count reported 163 homeless veterans. Of these veterans, 75 percent, or 122 individuals, were sheltered in either emergency or transitional housing, while 25 percent, or 41 individuals, remained unsheltered.

Challenges faced by these special needs populations and subpopulations include low-income and high housing cost. In addition to high risk of homelessness and chronic housing instability, high mortality rates, and high recidivism rates for criminal offenders, this segment of the population also struggles for a decent quality of life that includes basic necessities, adequate food, clothing and medical care.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

To determine the level of need and types of services needed by special needs populations, the City conducted a survey, consulted with local service providers and with the general public, and reviewed ACS and CHAS data. Supportive services required for special needs populations include case management, medical or psychological counseling and supervision, childcare, transportation and job training provided for the purpose of facilitating a person's stability and independence.

In terms of housing, senior service providers emphasized during focus groups sessions the importance of considering the needs of an aging population to maximize their ability to "age in place." Simple design adaptations can accomplish this and allow residents to remain in home longer. Accessibility modifications to accommodate persons with mobility disabilities may

include, but are not limited to, installation of wider doorways, no-step thresholds, ramps, grab bars, lowered countertops and accessible hardware.

The needs of residents with sensory disabilities are different from those with mobility disabilities. Individuals with hearing disabilities require visual adaptations for such items as the telephone ringer, the doorbell and smoke alarms. Residents who are blind may require tactile marking of changes in floor level and stair edges and braille markings on appliances and controls. People with low vision may require large print markings and displays, contrasting colors to distinguish changes in level or transition from one area to another, proper lighting, and reduced glare from lighting and windows.

For persons with mental and developmental disabilities, the needs are more service-based than site-based, and include employment opportunities, job skills and training, living skills, housing assistance, and on-going case management.

For persons with alcohol and drug addictions, as with persons suffering serious mental illness, chronic homelessness remains a serious issue. This is especially true for those who have violent histories or criminal convictions, as landlords are often unwilling to honor housing vouchers from individuals whom they consider high risk. Often, these individuals suffer from multiple health and behavioral issues. According to executive leadership at New Mexico Solutions and Courageous Transformations, a new system of care and treatment is evolving that recognizes the presence of co-occurring conditions among this population, and the attendant need for a variety of services to help them achieve stability. Under this new model, the majority of services are outpatient based, rather than residentially based, reflecting the waning confidence among professionals in residential treatment for adults as a viable solution to addiction issues. Instead, they advocate returning patients to stable familiar housing as quickly as possible.

Housing remains the greatest unmet need for persons with HIV/AIDS. At least half of people with HIV have experienced homelessness or unstable housing, and will frequently experience these as recurring issues in their lives. Prevalence of HIV is generally estimated to be at least three times higher among people who are homeless than in the general population. Transitional housing and longer-term housing are currently provided to Albuquerque residents living with HIV/AIDS by New Mexico AIDS Services (NMAS), a local non-profit agency. The agency currently operates two housing complexes in the Albuquerque metro area, including the Sleepy Hollow apartments, located in downtown Albuquerque. There are ten, single-occupancy units, and the annual income limit for client residents is \$12,600. Sleepy Hollow has won multiple architectural design awards and is also rated LEED Platinum, the highest rating available for environmental building practices. The property utilizes solar energy, rain water runoff, and a variety of other environmentally-friendly design features, and is an example of the

innovative ways that City non-profit agencies are responding to the housing needs of its vulnerable residents.

In general, the high cost of housing in Albuquerque makes it very difficult for persons with special needs to maintain a stable residence. Often this segment of the population relies on support services from various City nonprofit organizations to avoid becoming homeless or institutionalized. Representatives of the non-profit community were critical of current City zoning regulations prohibiting the construction of “granny flat” or “mother-in-law” units within the boundaries of single-family dwellings. This prohibition was seen as an impediment to elderly, disabled, or special needs family members staying at home and remaining in the care of family members, as opposed to being placed in an institutional or specialized assisted living care facility.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Inadequate discharge planning and coordination contributes to homelessness in situations where people are released from public institutions or public systems of care without having an appropriate mainstream or supportive housing option available upon discharge from an institutional setting.

One of the goals included in the Settlement Agreement with U.S. Department of Justice is to support the development of community resources and housing options so that hospitals, jails, and foster care programs can more effectively assist people being discharged by providing appropriate referrals in order to facilitate smoother transition to supportive or mainstream housing. The goal calls for the CoC to explore methods to increase communication and coordination among institutions.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

See below.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

During the 2018-2022 Consolidated Plan period, the Strategic Plan calls for the City to use CDBG

funds to support public services for people with special needs including, but not limited to, those serving the elderly, frail elderly, developmentally disabled, physically disabled, mentally disabled, persons with HIV/AIDS, victims of domestic violence, victims of human trafficking and veterans.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

A barrier to affordable housing is a public policy or nongovernmental condition that constrains the development or rehabilitation of affordable housing. Barriers can include land use controls, property taxes, state prevailing wage requirements, environmental protection, land costs and availability of monetary resources. Barriers to affordable housing are distinguished from impediments to fair housing choice in the sense that barriers are lawful and impediments to fair housing choice are usually unlawful.

Based on information gathered during community meetings, and during focus groups with the City and developers, the primary barriers to affordable housing in Albuquerque are housing affordability and the lack of monetary resources necessary to develop new housing stock and maintain existing affordable housing units. The two barriers are related in the sense that demand for affordable housing among households earning 0-50 percent of AMI exceeds the supply of affordable units, and resources to address this shortfall have historically been insufficient, as have resources for retrofit, repairs, and regular maintenance of existing units. To a more limited degree, there exist some zoning, regulatory, and political obstacles to affordable housing development.

For low- and moderate-income households, finding and maintaining decent affordable housing is difficult due to the high cost of housing in Albuquerque and throughout the region in general. Fully 68 percent of the City's 82,495 households earning less than 80 percent AMI experience a cost burden or severe cost burden, meaning that they pay more than 30 or 50 percent of their income for housing, respectively. Consistent with available data, responses to the 2018-2022 Housing and Community Development Survey, shown in Figure 1, indicate a high need for additional affordable housing in Albuquerque.

Zoning requirements that were numerous, complex, and geographically inconsistent, have also historically created impediments to affordable housing development and rehabilitation within the City. To simplify these requirements and to encourage investment and redevelopment, the City's Planning Department spearheaded a new Integrated Development Ordinance (IDO). This comprehensive development plan, adopted in November 2017, contains a six-month waiting period before taking effect. The result of 300 public meetings and of consultations with the American Institute of Architects, groups of professional engineers, neighborhood associations, and other stakeholders, the IDO vastly simplifies the City's complex web of zoning ordinances, reducing the number of zoning classifications to twenty. Emphasis is placed on urban planning "Centers" as well as on "Corridors." Mixed use incentives, such as bonuses for development that includes workforce housing, are also contained in the legislation, as are variable height

requirements for such projects. In response to anti-gentrification concerns of particular communities, the IDO incorporates language respecting the preservation of a “Sense of Place.” Moving forward, beyond the May 2018 implementation date, possible issues of compliance with and enforcement of these new regulations will necessitate careful cooperation and coordination between the City's Planning Department and private and non-profit developers. It is anticipated that with proper coordination, the new Ordinance will remove barriers to development and preservation of affordable housing when implemented.

Focus group participants also reported that compliance with Davis Bacon regulatory requirements is at times challenging. The Davis-Bacon and Related Acts apply to contractors and subcontractors performing on federally funded or assisted contracts in excess of \$2,000 for the construction, alteration, or repair (including painting and decorating) of public buildings or public works. Davis-Bacon Act and Related Act contractors and subcontractors must pay their laborers and mechanics employed under the contract no less than the locally prevailing wages and fringe benefits for corresponding work on similar projects in the area. Overruns due to labor costs, fringe benefits, and time delays can endanger the viability of projects financed with tax credit incentives, bond money, and private funding sources that are carefully budgeted, and for which there is not a profit-generating purpose.

Further, the need to establish “Rights of Way” before street improvement work may proceed inhibits the expansion of infrastructure for new developments and the rehabilitation of antiquated or inadequate infrastructure within blighted areas. Some City thoroughfares, such as Zuni Road, are built on 65-70 percent privately owned land. Encroachments on private property are commonplace and create delays. Even city-owned property requires a lengthy certification process.

Department of Transportation regulations create impediments to timely completion of projects by the imposition of fiscal year funding cycles, and the expiration of appraisals after six-months.

City officials must engage the electorate to approve ongoing funding of the Workforce Housing Trust Fund. On October 3, 2017, the following measure was put to Albuquerque voters: “Shall the City of Albuquerque issue \$3,788,000 of its general obligation bonds in support of the Workforce Housing Act to provide resources towards the construction and rehabilitation of high quality, permanently affordable housing for low to moderate working families, including affordable senior rental?” As political climates and electorate priorities change, possible future challenges to funding may emerge.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

The City places a high priority on non-housing community development needs including those associated with public facilities/infrastructure, community facilities including those providing vital public safety services, ADA improvements, and services for low- and moderate-income people. During the implementation of the 2018-2022 Consolidated Plan, the City will use CDBG funds to address these needs and provide a suitable living environment for low- and moderate-income people.

To expand economic opportunities for low- and moderate-income people and provide a pathway out of poverty, the Strategic Plan includes public service programs, infrastructure improvements, housing and economic opportunity programs that support family self-sufficiency and access to transportation, employment and other community resources. This approach addresses several needs in the community including housing instability and ensuring that all residents have the opportunity to thrive without regard to family economic status.

Economic Development Market Analysis

Table 43 - Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	938	263	1	0	0
Arts, Entertainment, Accommodations	26,375	33,156	14	14	0
Construction	10,812	12,264	6	5	-1
Education and Health Care Services	35,362	49,009	19	21	2
Finance, Insurance, and Real Estate	11,019	15,169	6	7	1
Information	5,972	8,407	3	4	0
Manufacturing	9,920	11,664	5	5	0
Other Services	6,353	7,980	3	3	0
Professional, Scientific, Management Services	23,540	21,121	13	9	-4
Public Administration	0	0	0	0	0
Retail Trade	26,575	37,328	14	16	2
Transportation and Warehousing	4,992	6,223	3	3	0
Wholesale Trade	7,608	10,275	4	4	0
Total	169,466	212,859	--	--	--

Data Source: 2009-2013 ACS (Workers), 2013 Longitudinal Employer-Household Dynamics (Jobs)

Figure 19 – Change in Education and Health Care Services Jobs

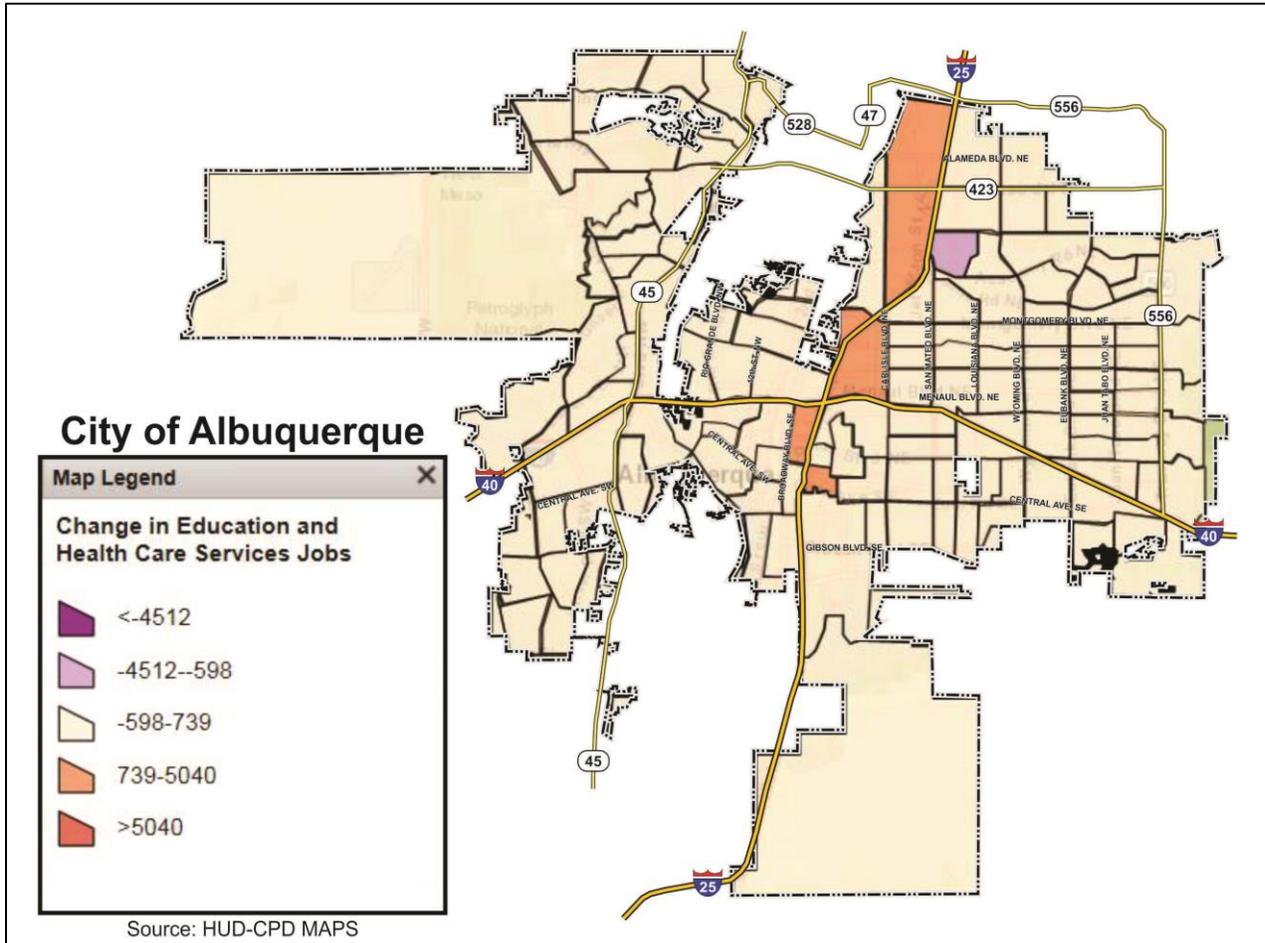


Table 44 - Labor Force

Total Population in the Civilian Labor Force	284,808
Civilian Employed Population 16 years and over	261,051
Unemployment Rate	8.34
Unemployment Rate for Ages 16-24	25.89
Unemployment Rate for Ages 25-65	5.32

Data Source: 2009-2013 ACS

Figure 20 – Unemployment (2009-2013 ACS for Comparative Purposes)

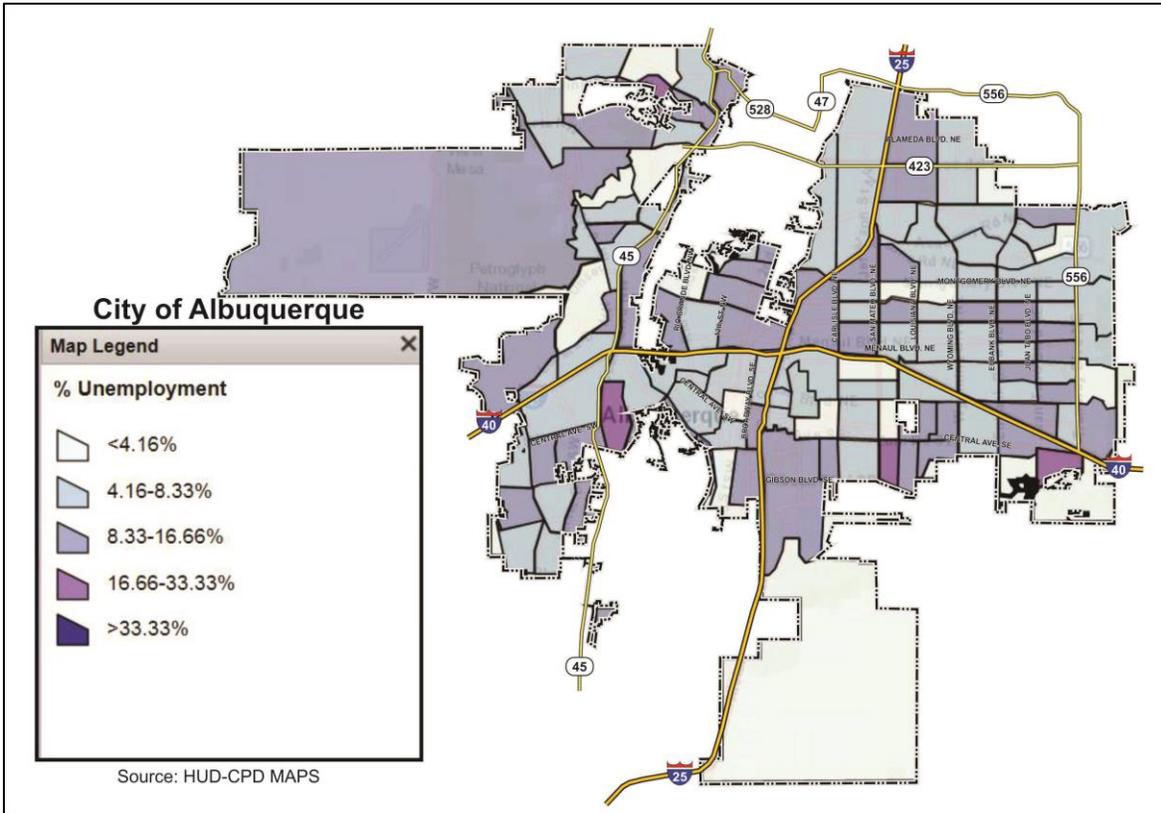


Table 45 – Occupations by Sector

Occupations by Sector	Number of People
Management, business and financial	67,032
Farming, fisheries and forestry occupations	11,518
Service	29,078
Sales and office	63,671
Construction, extraction, maintenance and repair	20,199
Production, transportation and material moving	11,666

Data Source: 2009-2013 ACS

Table 46 - Travel Time

Travel Time	Number	Percentage
< 30 Minutes	190,925	77%
30-59 Minutes	48,222	19%
60 or More Minutes	8,962	4%
Total	248,109	100%

Data Source: 2009-2013 ACS

Education

Table 47 - Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	18,054	2,408	11,209
High school graduate (includes equivalency)	43,752	4,270	17,347
Some college or Associate's degree	71,770	5,987	21,179
Bachelor's degree or higher	81,088	3,006	13,597

Data Source: 2009-2013 ACS

Table 48 - Educational Attainment by Age

	Age				
	18-24 yrs	25-34 yrs	35-44 yrs	45-65 yrs	65+ yrs
Less than 9th grade	1,118	2,717	3,288	6,728	5,287
9th to 12th grade, no diploma	8,550	7,242	4,535	7,161	4,779
High school graduate, GED, or alternative	14,780	17,172	15,321	32,993	18,575
Some college, no degree	25,416	24,500	16,240	34,147	14,875
Associate's degree	2,212	7,686	6,292	10,473	3,347
Bachelor's degree	4,027	17,049	14,332	25,126	10,606
Graduate or professional degree	366	8,983	10,426	22,247	11,086

Data Source: 2009-2013 ACS

Table 49 – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,337
High school graduate (includes equivalency)	26,928
Some college or Associate's degree	30,760
Bachelor's degree	43,734
Graduate or professional degree	57,495

Data Source: 2009-2013 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

According to Table 43, the major employment sectors include education/healthcare services, retail trade, and arts/entertainment and accommodations. According to Table 45, most Albuquerque residents in the workforce hold positions in the management, business and financial sectors or hold sales or office jobs. Albuquerque is the major employment center in the region, drawing residents from nearby suburban communities.

Describe the workforce and infrastructure needs of the business community:

Respondents to the 2018-2022 Housing and Community Development Survey ranked sidewalk and street improvements high among the City's needs for additional or improved infrastructure. The City of Albuquerque's Department of Municipal Development is responsible for implementation of its ADA Plan. Currently, the City is making ADA improvements to 13 sidewalks that require widening, curb ramps, or that have obstructions on the sidewalk. According to the City's website, more than half of the slated projects have been completed. These include:

- 420 Rio Grande NW - Sidewalk obstruction;
- San Felipe & Church Street - Sidewalk width (restricted by existing hydrant);
- San Felipe School - No ramp;
- San Pasquale & Los Alamos - Sidewalk width (restricted by existing hydrant);
- 12th & Gold - Sidewalk width (restricted by hydrant at NW corner);
- 12th & Iron - Sidewalk width (restricted by hydrant at NW corner);
- North Plaza Ramp in Old Town - No ramp at NW corner of North Plaza and Romero St.;

Chapter 7 of the Albuquerque & Bernalillo County Comprehensive Plan (2017 Update) focuses on Urban Design, and sets forth particular goals for walkability within the City's development plans for Centers and Corridors:

“This Comp Plan designates Centers and Corridors to prioritize certain areas for higher levels of activity, intensity, and walkability and to provide guidance on development form and street design that will encourage and support such goals. Among the different Center and Corridor types, there is a spectrum of walkability.

Centers

Centers are intended to be more walkable and pedestrian friendly than other areas. In Downtown, walkability is most important, followed in order of importance by Urban Centers, Activity Centers, Village Centers, and Employment Centers. While Employment

Centers are expected to be the most auto-oriented of all the Centers, it is still important for pedestrians to be able to get around business/industrial parks and campuses.

Corridors

Corridors with high-capacity and/or high frequency transit should be more walkable than other streets. Walkability is most important along Premium Transit and Main Street Corridors. To a lesser extent, walkability is important along Major Transit and Multi-Modal Corridors. Commuter Corridors, which prioritize automobile travel, are expected to be the least walkable. Across all Corridors, areas within walking distance of transit stations should be walkable enough to serve pedestrians using the bus.”

There is a higher concentration of jobs within the core neighborhoods of Albuquerque - Downtown, Journal Center, Uptown, and along Central Ave - than in newer neighborhoods on the west side of the Rio Grande, in Rio Rancho, or in far NE Heights neighborhoods. Close proximity of jobs to housing reduces both travel time and travel distance. It also enables workers to use alternative modes (bus, bike, walking) to commute to work. Within the City of Albuquerque there is more frequent public transit service along key corridors.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

ABQ the Plan is Albuquerque’s long-term strategy for investing in the City. First introduced in 2010, the current Plan, published in June of 2014, sets forth a long-range plan for projects that will:

- Spur economic development and private sector investments;
- Increase quality of life for residents;
- Promote tourism in the metro area; and
- Encourage job creation.

While not a substitute for the Capital Improvements Program (CIP) process, ABQ the Plan is intended to build upon City assets and previous planning efforts. By leveraging partnerships with the private sector and other government entities, the Plan is intended to allow investments in the City's future that honor its unique past. Current projects include:

- Paseo del Norte/I-25 Interchange Reconstruction Project
- Bus Rapid Transit (BRT)
- Convention Center Renovations

- 50-mile Activity Loop
- Rio Grande/Bosque Improvements
- Route 66 Revitalization
- Downtown and Rail Yard Revitalization
- Sports Tourism Opportunities
- State Fairgrounds Improvements
- Innovation District

Central Avenue is the longest urbanized stretch of Route 66 in the country passing through the heart of a metropolitan area. It serves and connects many major businesses, educational institutions, and cultural destinations in the City. As mentioned above in Section NA-50, the City of Albuquerque has invested in its public transit system with upcoming improvements including a Bus Rapid Transit route along Central Avenue (the primary jobs corridor), and plans for improved connections to the Westside of the City. The City currently operates three “rapid ride” routes to major employment anchors, including one route that runs from UNM to the Westside of Albuquerque (adjacent to Cottonwood Mall). These routes provide access to populations that live along major transit corridors, especially along Central Avenue, Lomas Avenue, 4th Street, parts of Coors Blvd, and neighborhoods around downtown.

The Rapid Ride service on Central Avenue today shares two common characteristics of many Bus Rapid Transit systems – articulated “bending” 60-foot buses and the signature red-roofed shelters. However, several critical innovations facilitate travel for Albuquerque BRT riders. First, Raised Platforms make the door of the bus an extension of the platform, allowing passengers to climb directly aboard and facilitating entry for passengers with bicycles and wheelchairs. Second, Off-Board Fare Purchases eliminate long lines while boarding the bus, and allow all doors to be used for boarding and exiting the bus, greatly reducing time spent at each stop. Third, Dedicated Lanes remove buses from the flow of general traffic, making them less susceptible to traffic delays.

This new focus upon Central Avenue is being mirrored by a regional look at other places where High Capacity Transit might be useful, among them, Coors Boulevard, University Boulevard, and Paseo del Norte. Areas that are underserved by transit include the South Valley, Albuquerque’s SW neighborhoods, and parts of the NE Heights.

The 50-Mile Activity Loop project will create a 50-mile multi-use trail for bicyclists, pedestrians, and runners by filling in the gaps in existing trails and the on-street bicycle system. In addition, mini-loops will provide neighborhood connections to the Loop. The 50- Mile Activity Loop will promote a healthier community and create tourism opportunities. Implementation for the proposed segments includes initial infrastructure improvements - trail, intersection, signing and

striping, etc. - with amenities such as rest stops, way finding, signing, maps, and kiosks to follow. Projects will be identified as funding is received based on priority and needs. As the project moves forward, stakeholder involvement (neighborhoods, public and private agencies and City/County departments) will be included in the process.

Albuquerque has the longest intact stretch of Route 66 in an urbanized area, which covers the 15 miles of Central Avenue/Route 66 within Albuquerque city limits from 116th Street to I-40 at Tramway. The City of Albuquerque has been working with community leaders and citizen groups to write the Route 66 Action Plan, a long-term plan to bring the ‘Mother Road’ back to Albuquerque and promote it as a destination for visitors, as well as an attractive place for locals to live, work and play. Key areas include transportation improvements, inviting streetscapes, business improvements and incentives for development, and a strong Route 66 brand and experience.

The City of Albuquerque bought the 27.3-acre Rail Yards site in 2007 for \$8.9 million as a preservation and revitalization project. In 2008, the City adopted the Barelás Sector Development Plan, which established new zoning for the site. The City hired a master developer to implement a Master Development Plan with a mix of uses. These uses include retail, dining, office, light industrial, housing, and cultural facilities, including a transportation museum. Once redeveloped, the former Rail Yards site is intended to become a focal point for social and commercial activity in the City by restoring connectivity between the site, the adjoining neighborhoods - which include such amenities as the Albuquerque BioPark, the National Hispanic Cultural Center, and the historic 4th Street Corridor - and downtown Albuquerque. A variety of funding sources were used to acquire the site, including the City’s Workforce Housing Trust Fund and state grants for a transportation museum. This means that certain uses – a minimum of 30 units of Workforce Housing and space for the museum – are required to be part of the redevelopment. Other preferred uses for the site are being identified through the Master Development Plan process. According to the Master Development Plan, “The redevelopment of the Rail Yards provides an opportunity for Barelás, South Broadway, and Downtown Albuquerque to enrich their respective individual identities, while rallying around a new collective identity to whose development each is crucial.”

The newly established Innovation District is founded on four key pillars: education, entrepreneurship, innovation, and entertainment. The hub of this district is the Innovate ABQ site, located at Central and Broadway, which expands from there to cover a one-mile radius supported by existing and future businesses, incubators, amenities, and resource providers.

As described above, the City has strong long term plans for economic development. Funding is still needed for infrastructure development to make the aforementioned plans come to fruition. Further, the City of Albuquerque is in need of job training and business assistance.

According to the Bureau of Labor Statistics, the Albuquerque unemployment rate in May 2018 was 3.8 percent compared to a national average of 3.6 percent. Though employment rates are currently low across the country, Albuquerque consistently lags behind the rest of the United States. Job training and business assistance targeted to low- to moderate-income households could assist in addressing this issue.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

Thirty-seven (37) percent, or 84,094 employees, in the civilian labor force have a post-secondary education, which is beneficial for them as they compete for thirty-three (33) percent of the City's total, or 67,032 jobs, in the management, business, and financial occupational sectors that require higher education and training. A bachelor's degree or beyond also makes them highly qualified for another thirty-one (31) percent, or 63,671 jobs, in the sales and office sectors. Generally, the skills and education of the current workforce in Albuquerque correspond to the employment opportunities in the City, with an aggregate of 230,335 workers competing for a total of 203,164 jobs. With the wide variety of job opportunities available in the City, Albuquerque's current workforce places a high importance on proximity to employment, with 77 percent of the workforce commuting fewer than 30 minutes to work each day according to Table 46.

The Labor Market Engagement Index is a means by which HUD provides a summary description of the relative intensity of labor market engagement and human capital in a neighborhood. It is based upon the level of employment, labor force participation, and educational attainment (population ages 25 and above with at least a bachelor's degree) in a census tract. Values are national percentile ranks that range from 0 to 100. The higher the score, the higher the labor force participation and human capital in a neighborhood.

Generally, lower scores are found in neighborhoods in the southwest, neighborhoods within the International District, parts of the Singing Arrow area, areas north of UNM, and neighborhoods north along I-25 (the Bel Air/Hodgin area).

One of the areas with the lowest market engagement score is Downtown, which also has the highest concentration of jobs, indicating a jobs/skills mismatch in those who live and those who work in downtown. Also of note are the neighborhoods north of I-40 along I-25, which have a high concentration of minorities, residents with lower incomes, and a low labor market engagement score.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

The University of New Mexico Health Sciences Center (HSC) is one of City's largest employers with 11,000 employees and a \$2.6B operating budget. As such, HSC is leading the way in terms of workforce training initiatives and programs to stimulate job creation and business growth within the City of Albuquerque and its environs. The HSC's job training programs help to prepare people from disadvantaged communities for jobs in universities and hospitals.

Healthy Neighborhoods Albuquerque is a coalition of local health care and educational institutions designed to create “Main Street” jobs in Albuquerque by buying and hiring locally in a coordinated strategy to keep more money in the area economy. The coalition includes six “anchor institutions” – UNM HSC, Presbyterian Healthcare Services, Central New Mexico Community College (CNM), Albuquerque Public Schools, First Choice Community Healthcare, and the City of Albuquerque. The initiative, crafted with the help of the Democracy Collaborative, a national non-profit consulting group, and the Albuquerque Community Foundation, commits the partners to hire locally, buy locally and provide support for local business growth. According to focus group participants, the UNM HSC was already able to leverage its collective buying power to purchase \$14,000 worth of carrots per week for its food services from local farmers. Initial steep institutional resistance gave way to overwhelming support, as the benefits to local agribusiness dovetailed with the health community's ongoing interest in promoting access to healthy foods. The purchase has paved the way for additional sourcing of locally grown produce for the hospital and the university.

Through its High School job skills training program, the HSC uses City and CNM data to target non college-bound youth. Training is provided to these youth in the areas of phlebotomy and other health care related skills. This training includes assistance with resume crafting and interviewing skills. HSC is then able to guarantee jobs to program participants. UNM has also partnered with the City of Albuquerque to form a non-profit research corporation that will be part of a seven-acre development in the downtown area devoted to entrepreneurial education, business incubation, and economic development research, known as Innovate ABQ (See Below).

The City, through its Department of Economic Development, sponsors TREP Connect. Short for “entrepreneur,” TREP is a literacy project that connects individuals and businesses to education resources and financial support services within the community at libraries and other cultural centers. The City also sponsors a job training and job placement program called TalentABQ. TalentABQ is a joint initiative between Innovate+Educate, the City of Albuquerque, NM Department of Workforce Solutions, and Central NM Community College to advance

Albuquerque's workforce and help employers find talent using skills-based, as opposed to education-based, hiring. The goal of TalentABQ is to connect job seekers and employers through the common language of skills so that all citizens have access to opportunity and employment. TalentABQ is a national pilot for Skills-Based Hiring and is the first program of its kind in the country.

The City also supports its non-profit partners, such as Acción, the Loan Fund, and WESST, in various education and training programs designed to promote self-employment and job creation through entrepreneurship, business incubation, business accelerator programs, continuing education and skills training, credit-building services, small business and start-up loans, and ongoing supportive services to help businesses succeed.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

Yes, see the 2015 Comprehensive Economic Development Strategy by the Mid-Region New Mexico Council of Governments.

https://www.mrcog-nm.gov/images/stories/pdf/economic_development/2015-mid-region-ceds-low-res.pdf

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Although not directly related to the CEDS identified above, it is noteworthy that Albuquerque's Metropolitan Redevelopment Agency is responsible for infill development in established Metropolitan Redevelopment Areas (MRAs), and in accordance with the centers and corridors approach to development outlined in the Comprehensive Plan and the City of Albuquerque's goals. The centers and corridors concept provides a framework for the efficient allocation of public and private resources, concentrating on land uses for greater efficiency, stability, image, diversity and control. MRAs and centers and corridors are the areas where problems caused by lack of investment and deterioration have created the need for special intervention on the part of the City.

Innovation Central is the name given to the City's economic development initiative centered on the downtown area with the goal of creating an innovation district within a one-mile radius of Central and Broadway. The initiative focuses on entrepreneurs and their ability to innovate and create jobs. Through public-private partnerships among community organizations, investors, government entities, and academia, the City is encouraging new business creation by means of six business accelerators, collaboration spaces, structured networking opportunities,

mentorship programs, business training programs, including coding instruction and web and software development, and annual symposia for different sectors, including women, teens, the technology sector, and the creative sector.

The hub of these initiatives is Innovate ABQ, a seven-acre site for researchers, inventors, and entrepreneurs that will be home to a core research and incubation site, as well as a community event space. A collaborative effort among the University of New Mexico, Central New Mexico Community College, the City Albuquerque, the County of Bernalillo, and Nusenda Credit Union, among others, the multi-use opened its doors in late 2017 with the completion of two buildings. The goal of these programs is to support the development and preservation of an Innovation Corridor with a sense of place and vibrancy that pays homage to Central Avenue's history as a prime segment of historic Route 66. The creation of a live, work, play environment with high walkability is an important component of this goal.

In furtherance of this, the City's residents and business community will soon have access to a first-of-its kind electric vehicle rapid transit system and citywide bike paths. The City has also invested in its broadband and digital infrastructure, earning the distinction of being among the Top 10 most digital cities in America.

Homewise recently purchased the historic Orpheum Building at 2nd Street and Coal Avenue to serve as its Albuquerque Homeownership Center and Community Hub. Renovation of the building will transform it to a community development hub as part of the revitalization underway in downtown Albuquerque and the Barelás neighborhood. The design includes a community classroom/performance space, artist studios, apartments, gallery space and offices for the Homewise Albuquerque Homeownership Center. Homewise, Inc. is a nonprofit organization that supports clients on the path to homeownership through financial education and coaching, real estate services, affordable mortgage lending and down payment assistance, and refinance and home improvement lending. Since its founding in 1986, over 13,100 households have attended financial workshops. During that time over 3,600 people have purchased homes; over 2,000 have made energy efficient home improvements; more than 600 have refinanced their mortgages, and the organization itself has built over 600 high-quality, affordable homes.

Discussion

Albuquerque's location at the intersection of three major interstate routes, I-40 and I-25, and Historic Route 66, makes it a highly desirable location for a wide variety of businesses. Albuquerque's infrastructure, highly skilled workforce, geographical beauty, and unique history and culture make it an ideal place for small and large companies to call home. With the University of New Mexico anchoring its thriving health care industry and leading in various

areas of research, and local government agencies and personnel who are committed to stewarding a long-range, concerted planning and economic development scheme to preserve the City's heritage while increasing opportunity for its residents, it is poised to take its place among the Southwest's most livable cities.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of “concentration”)

As described in the Assessment of Fair Housing (Section 4.3, Subsection b), “areas with both higher percentages of cost-burdened households and households with more housing problems closely align with areas of minority populations, households with lower incomes, and areas with large number of foreign-born residents.”

In general, housing cost burden and the number of households with multiple housing issues go together, although many households may be cost-burdened and not have physical problems with their homes. This is most prominent in the International District, which has both a large percentage of severely cost-burdened households and households with multiple housing problems. This is also the case with the other R/ECAP areas identified in 2010:

- **The International District (Tracts 9.03, 6.03, 6.04, 9.01):** Five neighborhoods including South Los Altos, La Mesa, Trumbull Village, South San Pedro, and Elder Homestead. These neighborhoods have some of the highest percentage of households with severe cost burdens (between 16-36 percent) as well as multiple housing problems (over 50 percent of households). Homes in this area are generally older and may have more maintenance issues than newer neighborhoods on the west side.
- **Inner NE Heights (Tracts 37.33 and 34):** Fewer households are severely cost-burdened in these Census tracts (16-20 percent) but over 50 percent have one or more housing problems.
- **South Broadway and San Jose (Tract 12):** 21-25 percent of households are severely cost burdened in these neighborhoods, and over 50 percent have multiple housing problems.
- **West Mesa (Tract 47.35):** Sections between Unser Blvd and Coors Blvd south of Arenal Rd; 26-36 percent of households have a severe cost burden and over 50 percent have multiple housing problems.

In addition to these R/ECAP areas, households around UNM (UNM Heights), in Santa Barbara/Martineztown, and the Pajarito Mesa area of Bernalillo County are severely cost-burdened. Between 26 percent and 36 percent of households in these areas are severely cost-burdened. Other areas having a significant percentage of households with multiple housing problems include Singing Arrow, UNM Heights, Santa Barbara/Martineztown, parts of the South Valley, and some tracts in the SW Mesa area of Albuquerque. While foreign born residents are located throughout Albuquerque and Rio Rancho, there are concentrations of immigrants,

predominantly from Mexico, in the South Valley, Southwest Mesa, South Broadway and International District. The International District and parts of the South Valley and Southwest Mesa are areas with a high percentage of households with a severe cost burden.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

For consistency in planning and in recognition that HUD does not establish a percentage threshold for racial or ethnic concentration or low-income concentration, the City used 69 percent as its threshold for racial or ethnic concentration and low-income concentration. Of the Racially or Ethnically Concentrated Areas of Poverty (R/ECAPs) identified in HUD-supplied data for the Assessment of Fair Housing, the lowest threshold percentage for either metric in any of the R/ECAP census tracts was 69.38 percent. The following eight census tracts were identified as R/ECAP areas where racial or ethnic minorities and low-income families are concentrated: 6.03; 6.04; 9.01; 9.03; 12.00; 34.00; 37.33; and 47.35. Each of these areas are considered "Reinvestment Areas" where place-based investments in infrastructure and other community amenities will be targeted to improve opportunity in these neighborhoods. For additional information, refer to the discussion in section SP-10 of the Strategic Plan.

As described in the Assessment of Fair Housing 2016-2017 (Section 1.3.2), the primary areas within Albuquerque with higher levels of racial and/or ethnic concentrations include the following neighborhoods:

- The International District: Five neighborhoods including South Los Altos, La Mesa, Trumbull Village, South San Pedro, Elder Homestead. These neighborhoods have a higher concentration of Black, Asian, and Hispanic residents. These neighborhoods were identified as R/ECAP areas in 2010.
- SE Neighborhoods: South Broadway, San Jose and Barelás and the unincorporated Mountain View neighborhood in Bernalillo County. This area has a higher concentration of Hispanic, Black, and Asian residents. Some of these areas were identified as R/ECAP areas in 2010. They are also considered part of the "pocket of poverty."
- Inner North Valley: traditionally predominately Hispanic neighborhoods.
- Bel Air and Inner NE Heights: An area that has seen a growth in minority populations and includes a higher concentration of Black, Asian, and Native American residents.
- Southwest/West Mesa Neighborhoods: A high concentration of Hispanic residents lives in these neighborhoods, making up over 55 percent of the population in all cases.

Not all of the above areas are designated as racially and ethnically concentrated areas of poverty (R/ECAPs). They nonetheless contain "concentrations" of minority racial/ethnic groups that comprise a significantly higher statistical percentage of the population than in the City at

large. R/ECAPs in the greater four-county metropolitan region are all located in Albuquerque. Hispanics represent 47 percent of the City population but 60 percent of the population in R/ECAPs. African-Americans represent 2.7 percent of the City population but 4.8 percent of the population in R/ECAPs. Native Americans represent 3.8 percent of the City population but 7.4 percent of the population in R/ECAPs. Asians are less likely to live in R/ECAPs. They make up 2.6 percent of the City population but 2.3 percent of the population in R/ECAPs.

What are the characteristics of the market in these areas/neighborhoods?

As presented in the Assessment of Fair Housing by means of extensive analysis of census tract data, there is significant overlap among areas with the following characteristics:

- Higher concentrations of racial and ethnic minorities;
- Areas with higher poverty rates;
- Areas with higher incidences of housing problems;
- Areas with lower labor engagement scores;
- Areas with low-proficiency schools;
- Areas with greater concentrations of foreign-born residents; and
- To some extent, areas with larger populations of families with children.

Such areas include the International District, and Albuquerque SW, which have much higher concentrations of Hispanics, lower-proficiency schools, lower labor market engagement, higher concentrations of foreign-born residents and of families with children, as well as the highest percentages of severe cost burden and multiple housing problems. SE areas, such as San Jose, So Broadway, and Barelás also have higher concentrations of Hispanic residents, higher numbers of families with children, and much higher than average poverty rates. San Jose and South Broadway also have higher than average percentages of households with severe cost burden and multiple housing problems. Bel Air and Inner Northeast Heights have high concentrations of American Indians, and high poverty exposure. Areas in and around Downtown, such as Sawmill, Santa Barbara, and UNM Heights have higher poverty rates, high levels of severe cost burden, and multiple housing problems.

Are there any community assets in these areas/neighborhoods?

Community assets within these neighborhoods are extensive, and include community centers, parks, senior centers, and libraries. The Downtown area and the adjacent neighborhoods of Old Town, Sawmill, Martineztown and Barelás, are home to major cultural and civic attractions, such as the Alvarado Transportation Center, the Holocaust and Intolerance Museum of New Mexico, Explora, the Albuquerque Museum, the New Mexico Museum of Natural History and Science, the Planetarium, the ABQ BioPark, containing the Zoo, Aquarium, Botanical Gardens

and Tingley Beach, the Indian Pueblo Cultural Center, the Rattlesnake Museum, Vietnam Veterans Memorial Park, and the National Hispanic Cultural Center. The International District is home to the New Mexico Veterans Memorial and Museum and the International District Community Garden.

Community centers serving Barelás area residents include Barelás Community Center, Casita Barelás, Jack Candelaria Community Center, Harwood Art Center, Herman Sanchez Community Center, and John Marshall Health and Social Services Center. The South Broadway neighborhood is home to the South Broadway Cultural Center, First Choice Community Healthcare, and the Dennis Chavez Community Center. Wells Park Community Center serves the Downtown Community. Alamosa Community Center, West Mesa Community Center, and West Mesa Aquatic Center serve residents in the Southwest/West Mesa neighborhoods. Heights Community Center serves residents in the Inner NE Heights area, and Cesar Chavez community center offers services to residents in the International District.

Senior Centers in these areas include Barelás Senior Center, Highland Senior Citizen Center, Los Volcanes Senior Citizen, South Valley Multipurpose Center and Manzano Mesa Multi-Generational Center.

Are there other strategic opportunities in any of these areas?

HUD developed a process for analyzing disparities experienced by racial/ethnic groups in terms of access to opportunity. This process quantifies the degree to which a neighborhood offers amenities commonly viewed as important opportunity indicators: education, employment, transportation, low poverty, and a healthy environment.

Section 3.6.2 of the Assessment of Fair Housing summarizes the results of data analyses intended to measure relative access to opportunity among different racial and ethnic groups. These analyses provide a blueprint for addressing poverty and inequality within the City. Areas, such as those mentioned above with high concentrations of racial and ethnic minorities and of low-income families, are often most in need of improved access to high-performing schools, good paying jobs, low transportation costs, and of lowered exposure to poverty and increased exposure to a healthy environment. In Albuquerque, there is overlap among these areas and certain neighborhoods with high concentrations of foreign-born residents and high numbers of families with children.

Education

- Hispanics, Blacks and Native Americans were the most likely ethnic/racial groups to live in low-proficiency school attendance areas. Income below the poverty level compounded this. As seen in Map V-B-14 of AFH, areas with low school grades correspond to areas with high

minority populations, especially the International District, Inner North Valley, and SW Albuquerque neighborhoods.

- Neighborhoods with large numbers of foreign-born residents also correlate with areas having lower school proficiency scores. These include the neighborhoods mentioned above, especially Albuquerque SW, and some of the neighborhoods that make up the International District.
- Families with children are more likely to live in areas with lower performing schools. Once again, there is a concentration of families with children in the International District, Albuquerque's SW neighborhoods, and within Singing Arrow.

Employment

- Hispanic, Blacks and Native Americans had substantially lower labor engagement scores (13 to 15 points less) than non-Hispanic Whites or Asian/Pacific Islanders. Those with income below the poverty line had even lower scores, dropping between 4 and 7 points.
- Geographically, areas with a low Labor Market Engagement score in Albuquerque included both R/ECAP areas and areas with a higher concentration of foreign-born residents. Generally, lower scores are found in neighborhoods in the southwest, neighborhoods within the International District, parts of the Singing Arrow area, areas north of UNM, and neighborhoods north along I-25 (the Bel Air/Hodgin area).
- One of the areas with the lowest market engagement score is Downtown, which also has the highest concentration of jobs, indicating a jobs/skills mismatch in those who live and those who work in downtown. Also of note are the neighborhoods north of I-40 along I-25, which have a high concentration of minorities, residents with lower incomes, and a low labor market engagement score.

Transportation

- Transportation costs affect protected groups in a number of ways. After housing, transportation costs are generally a household's second highest monthly expense. Therefore, higher transportation costs reduce the available income for families already on constrained budgets, forcing them to put off expenditures for healthcare, healthy food, and other necessities. Auto use increases a household's exposure to outside risks, such as fluctuations in gas prices, car maintenance issues, accidents, etc.
- Costs were somewhat higher for Hispanics of any race compared with the other racial/ethnic groups. Frequency of transit use was higher among those below the poverty line compared to the general population but similar among ethnic/racial groups.

- The primary areas with large numbers of families with children and higher transportation costs are in the South Valley and West Mesa neighborhoods. Foreign-born populations also tend to live in the South Valley and West Mesa neighborhoods and have higher transportation costs.

Exposure to Poverty

- Native Americans, Hispanics of any race, and Blacks were more exposed to poverty than non-Hispanic Whites and Asian/Pacific Islanders. Exposure to poverty increased and varied less among all groups whose incomes fell below the poverty line.

Exposure to Environmental Health

- The Environmental Health Index measures exposure based on EPA estimates of air quality carcinogenic, respiratory and neurological toxins by neighborhood (calculated by Census block group). The higher the index value, the less exposure to toxins harmful to human health. Therefore, the higher the value, the better the environmental quality of a neighborhood. Disparity in exposure was more evident between low-income populations and the general populations than among racial/ethnic groups. Exposure of Albuquerque residents to relatively healthy neighborhoods was near the 60th percentile nationwide.
- The AFH cites additional data supplied by the NM Department of Health and compiled by the Mid-Region Council of Governments in the 2040 Metropolitan Transportation Plan (MTP). These show a strong connection between poorer health outcomes and racial and ethnic minority groups. Data on mortality rates show a higher likelihood of death from many diseases in areas with higher racial and ethnic concentrations. These data show a higher mortality rate in those areas identified as R/ECAPS, as well as in areas with large concentrations of lower income residents. These include the International District, Singing Arrow, Hodgin, South Valley, and San Jose/South Broadway.

Improving access to opportunity within racially and ethnically concentrated areas of poverty presents a strategic opportunity to break generational cycles of poverty, combat homelessness, address neighborhood blight, reduce vacancy rates, reduce crime, stimulate economic growth, improve health outcomes, and generally improve the quality of life of all residents.

In addition to targeted investment, both residential and commercial, on the part of the City's Metropolitan Redevelopment Agency within designated Metropolitan Redevelopment Areas (MRAs), the Department of Municipal Development could improve access to opportunity for underserved City residents by completing infrastructure improvements within areas of high poverty. As the agency responsible for implementation of ADA Transition Plan, the Department of Municipal Development could improve walkability for residents, including elderly and disabled individuals, thereby improving accessibility to transportation. Other investment

targeted at public facilities in areas of poverty could likewise benefit vulnerable residents by improving access to services.

Discuss the level of Broadband Access available throughout the community.

Consultation with broadband internet service providers and organizations engaged in “narrowing the digital divide” indicates that Albuquerque is well-served by broadband internet service providers. According to the Wi-Fi Access Points map at <http://www.cabq.gov/gis/map-views>, there are over 50 free Wi-Fi access points distributed throughout the City of Albuquerque. Analysis of maps supplied by the Federal Communications Commission for 2016 show there are providers of fixed residential services of at least 25 Mbps/3 Mbps sufficient to cover the entire City. According to <https://broadbandnow.com>, there are 27 private internet service providers in Albuquerque, with at least three providers serving all areas of the City and up to 5 providers serving many areas. Of these private providers, 15 offer residential service starting at \$29.95 per month. Additionally, there are five mainstream mobile broadband companies offering mobile internet starting as low as \$30.00 per month.

Discuss the community’s efforts to address disaster resilience and recovery.

According to the City’s Comprehensive Plan, natural hazards include periods of drought and extreme heat, along with wildfires and seasonal flooding. To promote resilience and sustainability, the City established goals in its Comprehensive Plan addressing climate change, water supply and quality, natural hazards, natural resources and community health. In the area of resilience for natural hazards, the plan identifies policies to maximize the ability of built and natural environments to withstand natural hazards and recover from adverse events. These include policies and actions to address resilience of infrastructure in the event of a fire or flood event and taking preventative steps to avoid loss of life and property as a result of fire or flood, such as siting new residential and commercial use in existing developed areas in centers and along corridors rather than in flood areas and adjacent to forest or open space.

Fire

The Albuquerque Fire Department advises residents and businesses about what they can do to help prevent wildfires, as well as what to do before, during and after a wildfire. The wildfire season generally extends from March 1 through November 30, although wildfires can occur throughout the year depending on conditions. Key causes of wildfires include lightning, sparks from falling rocks, volcanic activity and human activity, with human activity being the primary cause. Fire safety measures termed “Stage I Fire Restrictions” are in place throughout the year in all open space areas such as the Bosque. These restrictions to be observed include not smoking, not lighting fireworks, not having open fires, and not camping. Anyone found in violation is subject to a fine of up to \$500.00, imprisonment up to 90 days, or both. Residents

who witness suspicious activity are advised to call 242-COPS. Residents are advised to take preventative measures outside of their homes, such as clearing a perimeter of defensible space round their homes by removing combustible vegetation in a 100 foot radius and using non-flammable landscaping materials within 5 feet of the dwelling.

Respondents to the 2018-2022 Housing and Community Development Survey ranked Fire Stations and Equipment high among the City's needs for additional or improved community facilities. Firefighting equipment is considered integral to public facilities under the CDBG program to ensure the provision of essential lifesaving services in emergencies. Several fire engines are beyond their useful life and require replacement.

Flood

Flooding affects residents differently depending on their location. Flash flooding is not uncommon within six hours of a heavy rain event that provides severe localized rainfall (e.g., slow moving intense thunderstorms). Floods can affect city streets, arroyos and valleys. In the hills, flash floods occur with little or no advance warning. Residents are advised not to drive or navigate flooded areas and to take appropriate property precautions such as obtaining sand bags and sand from local fire stations. To address residents who find themselves in harm's way as a result of flooding, the Albuquerque Fire Department has 11 stations that are trained and ready to deploy 24/7 to a water rescue incident.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

This Strategic Plan for the City of Albuquerque seeks above all to address the most pressing need among low- and moderate-income Albuquerque residents, namely, housing instability. All other investments, including those directed toward public service programs, infrastructure improvements, community facilities, public safety and economic opportunity programs, are intended to engender the self-sufficiency and mobility that can only be the outgrowth of a safe, affordable, stable, and accessible living environment.

Data in the Needs Assessment and Market Analysis indicate that housing cost burden and severe cost burden are significant housing problems that contribute to this housing insecurity and increase the vulnerability of residents to homelessness. Ultimately, solving the problem of homelessness will involve the stewarding of homeless persons through the transition to permanent housing closely aligned with supportive services that ensure health, wellness and stability. As the Market Analysis also makes clear, the City's inventory of affordable housing is vastly inadequate to meet the needs of cost-burdened households. To help address this shortfall, the City will prioritize the development of additional affordable rental housing units and the preservation of both rental and ownership units that are currently affordable to low- and moderate-income households. By carefully considering the location of these development projects, the City will not only be able to address the needs of residents living in racially and ethnically concentrated areas of poverty, but also facilitate access to low-poverty areas.

This Strategy attempts to balance the need for mobility to areas of greater opportunity with the need for place-based assistance, a distinction that may be characterized in terms of the need for investment in some areas versus *reinvestment* in others. The City places a high priority on non-housing community development needs, including those associated with public facilities/infrastructure, ADA improvements, and services for low- and moderate-income people. During the implementation of the Plan, the City will use CDBG funds to address these needs and provide a suitable living environment for low- and moderate-income people. Improvements to streets and sidewalks along corridors and in centers already targeted for redevelopment and investment will increase accessibility for special needs and low-income residents to transportation and business corridors, improving their ability to access jobs, health care, community services, and to participate in all aspects of civic life.

These basic investments in infrastructure will complement investments in programs targeted to improve the economic security and self-reliance of lower-income residents. These programs

deliver services in the areas of education, employment assistance, vocational and workforce training, and financial literacy, and offer banking/lending assistance to entrepreneurs, small business owners and aspiring homeowners. Other services will be targeted specifically to special-needs populations. Among these are case management, medical or psychological counseling and supervision, childcare, transportation and job training, all provided for purposes of creating stability and facilitating independence among these populations.

SP-10 Geographic Priorities – 91.215 (a)(1)

Informed by the contributing factors and goals of the Assessment of Fair Housing and the priority needs of the Consolidated Plan, the goals of the Consolidated Plan’s Strategic Plan are established to focus investment in one of four geographic categories. These include Investment Areas, Investment and Reinvestment Areas, Reinvestment Areas and Citywide Investments. Capitalizing on new geospatial data analysis tools offered by HUD as part of the AFH and the eConPlanning suite, as well as private sources such as Opportunity 360 from Enterprise Community Partners, the Strategic Plan includes mobility strategies and place-based strategies to guide the investment of HUD and local resources for housing and community development in a manner intended to maximize both the physical and social benefit of each program or project.

Mobility strategies in the Strategic Plan are designed to site new development of affordable housing in areas that boast a combination of stable housing, high performing schools, favorable economic conditions and access to transit. This approach is critical because it encourages new development in areas where residents have better access to quality affordable housing, educational and economic opportunities. Traditional approaches to affordable housing development favored the place-based “redevelopment” approach whereby new developments were built in declining areas as a means of improving the physical conditions of the area. This approach worked well from a bricks and mortar standpoint but failed to provide balanced and integrated living settings where children in low-income families had an opportunity to attend high performing schools and parents had an opportunity to secure stable employment near their place of residence. The City will focus its investments in new affordable housing development in Investment Areas, Investment and Reinvestment Areas and on any parcel within a ¼ mile walk to Central Avenue as a means to capitalize on access to transit.

Place-based strategies in the Strategic Plan are designed to preserve and enhance the viability of neighborhoods characterized by less stable housing situations, lesser performing schools, sub-optimal economic conditions and relatively limited access to transit. This approach is critical because it focuses on improving physical and social conditions in existing neighborhoods while avoiding over-concentration of low-income people, minorities and other protected classes in these areas. The objective of place-based strategies is to improve conditions by enhancing physical and social amenities in the neighborhood while preserving neighborhood character and cultural assets in a manner that avoids encouraging gentrification to the extent that it prices residents out of their neighborhood.

For purposes of this analysis, the averages of five opportunity indices (See “Opportunity 360 Data Indicators” discussion below) reported by Enterprise Community Partners for each Census Tract in the City of Albuquerque were calculated. The resulting index score averages were sorted into the following three categories: Investment, Investment & Reinvestment, and

Reinvestment, which are discussed below and depicted in Figure 21. The Workforce Housing Trust Fund Ordinance specifies the designations of areas that include “stable”, “disinvesting”, and “gentrifying.” The first two of these designations correspond to areas targeted for investment within the Plan, namely Investment Areas, and Reinvestment Areas. “Gentrifying” is a designation reserved for those areas that were formerly in need of revitalization and investment, but which have benefitted in the recent past from concerted economic development and infrastructure investments. Consequently, these areas have experienced renewal of business activity, increased walkability, and increased visitor ratios. They are not specifically designated herein as areas of investment or reinvestment.

Investment Areas / “Stable” (Average Index Score of 60.1 or above)

Review of Opportunity 360 indicators revealed that these 45 Census Tracts are high opportunity areas according to the average of the five index scores. Investment areas generally excel in four or more of the indices, indicating that these areas offer outstanding access to opportunity in many respects while trailing in few others. Investment areas have higher homeownership rates, lower percentages of severely cost-burdened households, lower instances of overcrowding, higher levels of educational attainment, higher median household income, fewer unemployed, higher labor market engagement scores and have shorter transit times to work.

Investment & Reinvestment Areas (Average Index Score of 40.1 to 60)

Review of Opportunity 360 indicators revealed that these 61 Census Tracts are moderately high in opportunity according to the average of the five index scores. Investment & Reinvestment Areas generally excel in two or three of the five indices, indicating that these areas offer decent access to opportunity in some respects while falling short in others. For this reason, these areas should be considered for a combination of mobility investments and place-based investments.

Reinvestment Areas / “Disinvesting” (Average Index Score of 20 to 40)

Review of Opportunity 360 indicators revealed that these 39 Census Tracts are lower in opportunity according to the average of the five index scores. Reinvestment Areas generally excel in only one of the indices, indicating that these areas are in need of reinvestment to address lagging indicators in terms of education, income and health. Reinvestment Areas include the eight Racially and Ethnically Concentrated Areas of Poverty (R/ECAPs) identified in the Assessment of Fair Housing.

Citywide Investment

Some investments in the Strategic Plan are necessarily made available on a citywide basis because the corresponding programs or projects address the needs of low-income people and special needs populations on an individual basis. Examples of investments that are generally limited to individual low-income beneficiaries and their families include public service

programs, housing subsidies, disability access modifications, public infrastructure improvements for ADA access and owner-occupied housing rehabilitation.

Opportunity 360 Data Indicators

Analysis of areas suitable for investment strategies versus areas suitable for reinvestment strategies was based on a tabulation of key outcome indices measuring housing stability, education, economic security, health and well-being and mobility, as well as neighborhood pathway scores including the environment, social capital and cohesion, community institutions and access to jobs, goods and services. These indicators were tabulated from Census-Tract level reports generated for all 145 of Albuquerque's Census Tracts using Opportunity 360 from Enterprise Community Partners. Opportunity 360 provides an objective data-driven framework for measuring the basic indicators of well-being for families in neighborhoods. These data indicators are strongly correlated with long-term positive outcomes for low-income families. The paragraphs below from the Opportunity 360 Data Dictionary describe each indicator factored into the analysis.

Housing Stability Index (Average Tract Index Score for Albuquerque is 43.0)

This score represents a census tract's housing security percentile ranking, on a scale from 0 to 100. The percentile indicates how a given tract compares to all other tracts across the country. It is calculated from an average of six standardized variables: Homeownership Rate, Percent of All Low- Income Households that are Severely Cost-Burdened, Percent of Occupied Units that are Crowded or Overcrowded, Percent of Households that have Multiple Families or Unrelated Individuals, Percent of Renter Households Receiving Project-Based Housing Assistance, and Percent of Renter Households Receiving Housing Choice Vouchers. From the U.S. Census Bureau's 2015 5-year American Community Survey estimates, 2010-2014 Comprehensive Housing Affordability Strategy dataset, and PolicyMap's most recent public dataset.

Education Index (Average Tract Index Score for Albuquerque is 59.7)

This score represents a census tract's education percentile ranking, on a scale of 0 to 100. It is calculated from an average of three standardized variables: Percent of Adults with a High School Diploma or Higher, Percent of Adults with Some College or Associate's Degree or Higher, and Percent of Adults with a Bachelor's Degree or Higher. From the U.S. Census Bureau's 2015 5-year American Community Survey estimates.

Economic Security Index (Average Tract Index Score for Albuquerque is 48.5)

This score represents a census tract's economic security percentile ranking, on a scale of 0 to 100. It is calculated from an average of four standardized variables: Median Household Income, Percent of People in Poverty, Unemployment Rate, and HUD Labor

Market Engagement Index Score. From the U.S. Census Bureau's 2015 5-year American Community Survey estimates and Policy Map's most recent public dataset.

Health & Well-Being Index (Average Tract Index Score for Albuquerque is 33.0)

This score represents a census tract's health and wellness percentile ranking, on a scale of 0 to 100. It is calculated from an average of seven standardized variables: Percent of Adults Reporting to Have a Personal Doctor or Health Care Provider, Percent of Adults Reporting to Have Fair or Poor Health Status in the Last 30 days, Percent of Adults Reporting a Physical Checkup in the Past Year in this Tract, Percent of Adults Reporting to Have Diabetes, Percent of Adults Reporting to Have Chronic Obstructive Pulmonary Disease (COPD), Percent of Adults Reporting to be Obese, and Percent of All People Without Health Insurance. From the U.S. Census Bureau's 2015 5-year American Community Survey estimates and PolicyMap's most recent public dataset.

Mobility Index (Average Tract Index Score for Albuquerque is 72.2)

This score represents a census tract's mobility percentile ranking, on a scale of 0 to 100. It is calculated from an average of five standardized variables: Average Travel Time to Work (in minutes), Percent of Workers Who Commute Over an Hour, Percent of Workers Who Commute to Work using Public Transit, Percent of Workers Who Commute to Work by Walking, and Percent of Households for Which No Vehicles are Available. From the U.S. Census Bureau's 2015 5-year American Community Survey estimates.

Table 50 - Geographic Priority Areas

1.	Area Name:	Investment Areas
	Area Type:	Local Target Area
	Other Target Area Description:	Stable (Workforce Housing Trust Fund designation)
	HUD Approval Date:	N/A
	% of Low/Mod:	24.2% (Citywide: 43.1%)
	Revitalization Type:	Comprehensive
	Other Revitalization Description:	Stable (Workforce Housing Trust Fund designation)
	Identify the neighborhood boundaries for this target area.	The boundaries for this area are not contiguous. The Census Tracts included in this area are informed by five key housing and social indicators evaluated in the preparation of the AFH and Consolidated Plan using HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners.
	Include specific housing and commercial characteristics of this target area.	Housing Stability: 55.4 Education: 83.1 Health & Well Being: 55.6 Economic Security: 75.7 Mobility: 79.5 The Housing Stability Index average of 55.4 in Investment Area Tracts is significantly higher than the overall ABQ Tract average of 43.0.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	This Target Area is not confined to a specific neighborhood; rather, it was determined based on analysis of HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners on a Census Tract level.
	Identify the needs in this target area.	This Target Area is generally suitable for new construction of affordable housing units as a mobility strategy pursuant to the Assessment of Fair Housing.
What are the opportunities for improvement in this target area?	Average minority percentage in Investment Area Tracts is 39.0 percent, whereas the Tract average in ABQ is 56.6 percent, which indicates an opportunity to foster greater diversity within these neighborhoods.	
Are there barriers to improvement in this target area?	Community opposition and relatively higher cost of development are possible barriers to the investment approach for this Target Area.	

2.	Area Name:	Investment & Reinvestment Areas
	Area Type:	Local Target Area
	Other Target Area Description:	-
	HUD Approval Date:	N/A
	% of Low/Mod:	41.5% (Citywide: 43.1%)
	Revitalization Type:	Comprehensive
	Other Revitalization Description:	-
	Identify the neighborhood boundaries for this target area.	The boundaries for this area are not contiguous. The Census Tracts included in this area are informed by key housing and social indicators evaluated in the preparation of the AFH and Consolidated Plan using HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners.
	Include specific housing and commercial characteristics of this target area.	Housing Stability: 39.4 Education: 65.9 Health & Well Being: 28.7 Economic Security: 48.6 Mobility: 73.2 Housing Stability Index averages 39.4 in Investment & Reinvestment Area Tracts, statistically below the overall ABQ Tract average of 43.0. Economic Security Index is on par with the average for all Tracts.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	This Target Area is not confined to a specific neighborhood; rather, it was determined based on analysis of HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners on a Census Tract level.
	Identify the needs in this target area.	Indices of Health & Wellbeing, Economic Security and Housing Stability for these Tracts indicate the need for a variety of housing, community and economic development activities.
	What are the opportunities for improvement in this target area?	Investment and Reinvestment areas exhibit opportunities to improve services related to health and safety, and the environment. A combination of place based and mobility strategies are appropriate in these areas.
	Are there barriers to improvement in this target area?	There are no significant barriers to improvement in these areas.

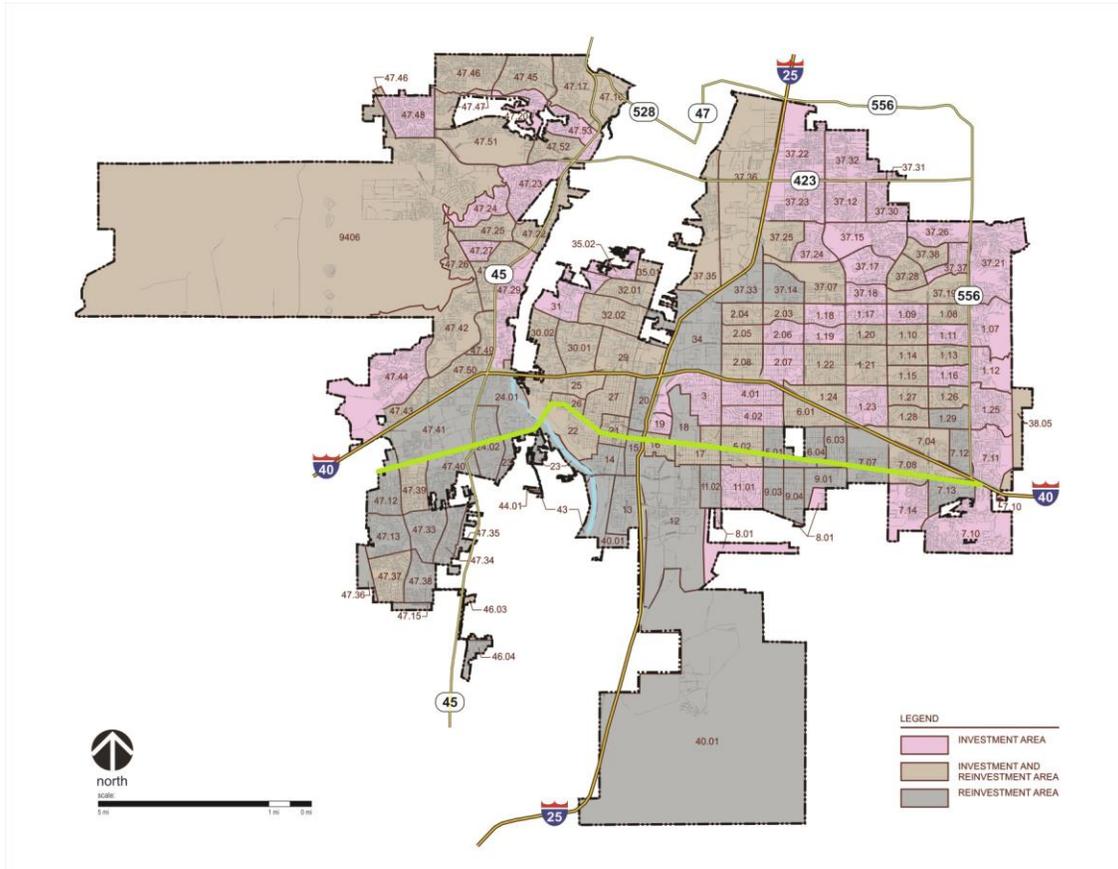
3.	Area Name:	Reinvestment Areas
	Area Type:	Local Target Area
	Other Target Area Description:	Disinvesting (Workforce Housing Trust Fund designation)
	HUD Approval Date:	N/A
	% of Low/Mod:	63.4% (Citywide: 43.1%)
	Revitalization Type:	Comprehensive
	Other Revitalization Description:	Disinvesting (Workforce Housing Trust Fund designation)
	Identify the neighborhood boundaries for this target area.	The boundaries for this area are not contiguous. The Census Tracts included in this area are informed by key housing and social indicators evaluated in the preparation of the AFH and Consolidated Plan using HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners.
	Include specific housing and commercial characteristics of this target area.	Housing Stability: 34.5 Education: 23.1 Health & Well Being: 13.8 Economic Security: 16.9 Mobility: 62.2 Mobility is not far below the overall ABQ Tract average index score of 72.2; however, all other indices are significantly below average for the City.
How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	This Target Area is not confined to a specific neighborhood; rather, it was determined based on analysis of HUD-supplied geospatial data and data supplied by Opportunity 360 from Enterprise Community Partners on a Census Tract level.	
(Continued on next page)		

3.	Area Name:	Reinvestment Areas
	Identify the needs in this target area.	There is significant need for investment of affordable housing funds for rehabilitation and / or preservation in areas in need of reinvestment that have an existing concentration of affordable housing. There is also a need for improvement of City public facilities, including community centers, senior or multi-generational centers, fire stations and equipment and other public buildings. City infrastructure improvements, including sidewalks, curb ramps, pedestrian crossings, signals and street lighting will benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income, such as the elderly and severely disabled adults.
	What are the opportunities for improvement in this target area?	Despite having low average opportunity indices, Reinvestment areas contain extensive community assets, and include community centers, parks, senior centers, and libraries.
	Are there barriers to improvement in this target area?	Possible neighborhood resistance, depending on the specific type of investment and its correlation to gentrification. Also the ability to provide services that are culturally specific and linguistically appropriate can be challenges in areas of high ethnic concentrations.

4.	Area Name:	Citywide Investment
	Area Type:	Local Target Area
	Other Target Area Description:	-
	HUD Approval Date:	N/A
	% of Low/Mod:	43.1%
	Revitalization Type:	Comprehensive
	Other Revitalization Description:	-
	Identify the neighborhood boundaries for this target area.	The boundaries for this area include the entire land area within the incorporated City limits of the City of Albuquerque.
	Include specific housing and commercial characteristics of this target area.	N/A
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	N/A
Identify the needs in this target area.	Improvements to streets and sidewalks along corridors and in centers already targeted for redevelopment and investment will accomplish many goals. First, these improvements will increase accessibility for special needs and low-income residents to transportation and business corridors, improving their ability to access jobs, health care, and community services, and to participate in all aspects of civic life. Second, these investments will have economic benefit in terms of increasing walkability along these neighborhoods and corridors, thereby stimulating business growth and opportunity. Third, lighting, curb retrofit, and crossing signal upgrades will benefit all City residents through increased personal safety and security.	
(Continued on next page)		

4.	Area Name:	Citywide Investment
	What are the opportunities for improvement in this target area?	Investment of CDBG monies to fund necessary off-parcel improvements, including ADA compliant sidewalks and utility connections, is an effective means of lowering development costs, especially in areas of high opportunity with higher building costs. Projects under this category benefit residents Citywide by increasing services for “at-risk” populations, such as emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities, along with integrated services to maintain housing stability, including but not limited to health care, mental health care, counseling, case management, and meal assistance.
	Are there barriers to improvement in this target area?	These coincide with barriers discussed in Section MA-40, specifically, housing affordability and the lack of monetary resources necessary to develop new housing stock and maintain existing affordable housing units. The demand for affordable housing among households earning 0-50 percent of AMI far exceeds the supply of affordable units, and resources to address this shortfall have historically been insufficient, as have resources for retrofit, repairs, and regular maintenance of existing units. To a more limited degree, there also exist some zoning, regulatory, and political obstacles to affordable housing development.

Figure 21 – Geographic Priority Areas for Investment and Reinvestment



Note: The City will focus its investments in new affordable housing development in Investment Areas, Investment and Reinvestment Areas and on any parcel within a ¼ mile walk to Central Avenue as a means to capitalize on access to transit.

Cognizant that gentrification may occur where substantial public and private investments are made in older neighborhoods, this geographic investment approach seeks to spread housing and community development investments throughout the City in neighborhoods where certain types of investment are appropriate. This approach is designed to avoid over-concentration of resources that have the potential to encourage market conditions that price lower-income existing residents out of a given neighborhood. Areas along the Central Avenue corridor such as Nob Hill are experiencing resurgence in recent years in terms of amenities and housing options. To the extent possible, Consolidated Plan investments in housing, community facilities and infrastructure will be targeted to improve conditions for existing residents and to create new affordable housing options.

SP-25 Priority Needs - 91.215(a)(2)

Table 51 – Priority Needs Summary

1.	Priority Need Name	AFH 1 Location and type of affordable housing
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Members of Protected Classes
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4) CP Goal 2: Affordable Housing Preservation – Rental (AFH Goals 1 & 10) CP Goal 6: Fair Housing Services (AFH Goal 3)
<p>Description</p> <p>According to the Approved AFH, investments that concentrate publicly supported housing in specific neighborhoods have both benefitted and detracted from these neighborhoods. On the one hand, these investments have upgraded housing opportunities. On the other hand, some neighborhoods have indicated that their areas are saturated with affordable rental housing.</p> <p>Low Income Housing Tax Credits tend to produce homogeneity where more diversity, both in terms of development type/use and tenant demographics is needed. Focus group participants in the AFH process from historically minority neighborhoods of the North and South Valleys and neighborhoods surrounding Downtown based their housing choices on a desire to live in the neighborhoods where they grew up and where their families have lived for generations. For these families, neighborhood affiliation is not an issue of segregation/integration. It is a choice. According to City Planning officials, a new approach to neighborhood redevelopment and revitalization has been carefully crafted to respect these sentiments. This approach seeks to preserve what is referred to as a “sense of place.” Typically, revitalization efforts that generate new investment are welcome. However, to the extent that such efforts result in gentrification and displacement of area residents and businesses, they are decidedly unwelcome. Rather, reinvestment that is respectful of the unique character and history of these areas and increases and that increases a sense of pride on the part of its own residents and business owners is warranted. Such reinvestment will also attract visitors, who may be interested in experiencing the culture and history of these places, thereby stimulating local economies. The challenge is to preserve and enhance this sense of place while increasing civic engagement on the part of these area residents by reinvesting in public facilities and infrastructure.</p> <p>(Continued on next page)</p>		

1.	Priority Need Name	AFH 1 Location and type of affordable housing
<p>Focus group participants indicated that on balance, the locations of publicly supported housing have been tipped toward the International District and Downtown. For new affordable rental development to be viable in other neighborhoods, residents may welcome and appreciate the approach of private and non-profit developers such as Sawmill Community Land Trust, Supportive Housing Coalition of New Mexico (SHC-NM) and Greater Albuquerque Housing Partnership (GAHP). These developers incorporate outstanding design, energy efficiency, and walkability in a mixed-use live-work-play environment that includes linkage to supportive services necessary to keep low-income residents housed. These developers are attracting market rate clientele alongside formerly homeless and other residents with special needs using a development approach that is financially viable, environmentally sustainable and designed to create integrated mixed income enclaves. SHC-NM and GAHP have earned LEED Platinum certification for at least one project and a Merit Citation for design from the American Institute of Architects for another. The SHC-NM Platinum-certified project is the first affordable housing development in the country to sell carbon offsets. This approach attracts a diverse resident mix and may serve as a model for other areas.</p> <p>Public Policies are a significant component of siting affordable housing. Competitive criteria for selecting projects for Low Income Housing Tax Credits (Qualified Allocation Plan) or City of Albuquerque Workforce Housing Trust Funds encourage developers to site in target areas and Qualified Census Tracts (QCTs) by providing points for locations in these target areas. Developers believe that they must locate in these neighborhoods in order to receive enough points to qualify for funds in a highly competitive selection process. These areas are not all Racially and Ethnically Concentrated Areas of Poverty (R/ECAPS), but all R/ECAPS are in the QCTs. Plans created under the Metropolitan Redevelopment Act, which targets areas considered to be blighted, are considered to be community revitalization plans for the purpose of evaluating tax credit applications if they specifically call for housing. All target areas are not R/ECAPS, but new publicly supported housing has been located in the International District, one area that may benefit from more income diversity. Existing publicly supported housing is dispersed, but new publicly supported housing is not located in high opportunity areas. Therefore, mobility needs to be a key component of an affordable housing development strategy along with place-based investment.</p>		
Basis for Relative Priority		This AFH contributing factor relates to multiple fair housing issues. Some locations, such as the International District and Downtown are saturated with affordable housing and risk advancing beyond a tipping point that makes it more difficult to improve neighborhood quality even with significant investment. (P. 69 of Approved AFH)

2.	Priority Need Name	AFH2 Availability of affordable units in a range of sizes
	Priority Level	Low
	Population	Extremely Low; Low; Moderate; Large Families
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
<p>Participants in AFH and Consolidated Plan focus groups indicated that large families have a difficult time finding affordable rental housing because they cannot afford large units. Landlords will not rent to large families on the basis of unit size (in terms of square footage and/or number of bedrooms) and the number of proposed occupants.</p>		
Basis for Relative Priority	<p>Note that this AFH contributing factor was rated as “medium” priority in the AFH. The Consolidated Plan provides for either “high” or “low” priority; accordingly, “low” was selected in the Consolidated Plan.</p> <p>Almost all new affordable developments are properties supported with Low Income Housing Tax Credits, a program that mostly produces large apartment complexes. With regard to unit size, there is a shortage of units that can accommodate large families. Participants in the interviews and focus groups recommended that the community diversify its affordable housing stock. (P. 69 of Approved AFH) The City's newly-adopted Integrated Development Ordinance (IDO), or zoning code, contains mixed use incentives, such as bonuses for development that includes workforce housing. Developments slated for targeted Centers and Corridors should include units of three, four, and five bedrooms to accommodate large families, in order to allow such families to live in close proximity to jobs.</p>	

3.	Priority Need Name	AFH3 Availability, type, frequency and reliability of public transportation
	Priority Level	Low
	Population	Extremely Low; Low; Moderate; Middle
	Geographic Areas Affected	Citywide
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
Residents who participated in the citizen participation process for the AFH and Consolidated Plan report that they are not able to rely on transit to get to work or appointments due to transit schedules and availability. Residents indicated that it was difficult if not possible to accomplish multiple tasks in one trip. Residents with disabilities and advocates for residents with disabilities participating in AFH and Consolidated Plan focus groups indicated transit is a major issue as disabled residents primarily rely on public transportation services to get to work and appointments.		
Basis for Relative Priority	<p>Note that this AFH contributing factor was rated as “medium” priority in the AFH. The Consolidated Plan provides for either “high” or “low” priority; accordingly, “low” was selected in the Consolidated Plan.</p> <p>This AFH contributing factor was one of the most mentioned by people involved in the public participation process, and it could affect both place-based and mobility-based strategies. It was rated as a “medium” priority in the AFH because housing agencies have little direct control over public transportation systems other than siting new development near transit. Supporting transportation agencies' efforts to improve service is an option to address this need. (P. 69 of Approved AFH) Another is to fund street improvement activities, including lights, crossing signals and curb modifications, all of which improve accessibility of transportation and promote walkability in general, especially in low- and moderate- income areas targeted for reinvestment. Such improvements also lower transportation costs, as residents have greater public transit access, and increased access to jobs, health care and other services. They also increase civic engagement for seniors and disabled residents, who have mobility issues or problems accessing public transit.</p>	

4.	Priority Need Name	AFH4 Availability of affordable, accessible units in a range of unit sizes
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Persons with Physical Disabilities; Elderly
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
<p>Participants in AFH and Consolidated Plan focus groups with a variety of disabilities reported a lack of units that meet their needs. Anecdotally, there are few single-family homes that are accessible to people with wheelchairs. Landlords do not want to pay for or make modifications and will refuse to rent to people with mobility disabilities. There is a shortage of affordable housing with supportive services. There is a shortage of accessible units near transit for people who are not able to drive. There is a shortage of group homes that are integrated into neighborhood settings.</p> <p>Large families have a difficult time finding affordable rental housing because they cannot afford large units. Landlords will not rent to large families on the basis of unit size (in terms of square footage and/or number of bedrooms) and the number of proposed occupants.</p> <p>According to AFH data, affordable accessible housing is where the greatest shortfall lies in terms of the number of units available to address current needs. The impact on individuals and families is acute as choices are very few. AHA is currently completing accessibility improvements to public housing sites that will result in 48 units that meet Uniform Federal Accessibility Standards (UFAS), representing 5 percent of the 953 total units in public housing developments. There are currently 133 people on the waiting list for these accessible units. Support for more of these activities is critical to improving housing stability for the frail elderly and the disabled populations.</p>		
Basis for Relative Priority	There are significant shortages of housing for people with disabilities including homes that are accessible to wheelchairs and other necessary modifications. There is a shortage of housing with supportive services. There is a shortage of group homes that are integrated into neighborhood settings. There is a shortage of accessible units near transit for those who cannot drive. This AFH contributing factor rates “high priority” for people with severe disabilities. (P. 69 of Approved AFH)	

5.	Priority Need Name	AFH5 Location of employment
	Priority Level	Low
	Population	Extremely Low; Low; Moderate; Middle
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
<p>Affordable housing that is located at the edge of the City creates lengthy commutes. Most focus group participants own cars, which increase their total monthly transportation costs. While criteria for publicly supported housing give some preference to proximity to employment, other criteria outweigh this one.</p> <p>As the City is prioritizing investment and redevelopment along key Corridors and in key Centers, which are also the areas of priority for investment of transportation funds, job growth and development should begin to coincide with transportation development. Priority must be given to increasing workforce housing and other affordable housing investment in and along such Centers and Corridors.</p>		
Basis for Relative Priority	Affordable housing that is located at the edge of the City creates lengthy commutes. While criteria for publicly supported housing give some preference to proximity to employment, other criteria can outweigh this one. This AFH contributing factor was a lesser priority than others for participants in the citizen participation process. (P. 70 of Approved AFH)	

6.	Priority Need Name	AFH6 Location of proficient schools
	Priority Level	Low
	Population	Extremely Low; Low
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
<p>Poor performing schools are located in high poverty areas. Many families with children reported sending their children to charter schools or other schools outside their neighborhood school. Although Albuquerque Public Schools (APS) policy allows students to transfer anywhere within the district—including a priority for transfers from poor performing schools—families use addresses of relatives to get their children into their desired school.</p> <p>Albuquerque families appear to have found ways to address living near a poor performing school. Students are assigned to their neighborhood school. APS allows transfers within the district through an application process, and charter school slots are awarded through a lottery. Schools in high demand may have capacity constraints. If families do not know how to engage with the transfer or charter school application process, this need is exacerbated.</p> <p>Funding of programs that support stability in housing and employment will permit greater access to higher performing schools, as such stability will result in increased mobility for residents.</p>		
Basis for Relative Priority	The AFH data analysis shows that poor performing schools are located in high poverty areas. Many families with children report sending their children to charter schools or other schools outside their district. For the most part, families appear to be able to avoid enrolling their children in failing schools. However, if a family does not know how to “work the system,” this contributing factor can be a more significant problem that has a lasting effect on the child. The public participation process revealed that this is a lower priority than access to public transportation and access to safe neighborhoods. (P. 70 of Approved AFH)	

7.	Priority Need Name	AFH7 Access to safe neighborhoods
	Priority Level	High
	Population	Extremely Low; Low; Moderate
	Geographic Areas Affected	Investment Areas Investment & Reinvestment Areas Reinvestment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Description	
<p>Low income focus group participants, including public housing residents, immigrants, families with children, people recovering from addiction and people with Section 8 vouchers all mentioned issues of personal and neighborhood safety. Some neighborhoods are unsafe for families with young children and sober addicts who need drug free environments. Female-headed households with children feel particularly vulnerable to crime.</p> <p>In Albuquerque, a perceived lack of neighborhood safety was a common theme across multiple focus groups that included low-income residents. Residents participating in the Housing and Community Development Survey rated anti-crime programs as the number one priority for additional or improved community services.</p>		
Basis for Relative Priority	<p>Note that this AFH contributing factor was rated as “medium” priority in the AFH. The Consolidated Plan provides for either “high” or “low” priority; accordingly, “high” was selected in the Consolidated Plan.</p> <p>Among the AFH contributing factors related to access to opportunity, this one was also mentioned often by interviewees and focus group participants, second only to transportation. Fear of crime and concern for personal safety clearly affects the behavior of many residents in the community, particularly seniors, people with disabilities, and parents (some of whom keep their young children indoors). Among the contributing factors related to disparities in access to opportunity, this one was second only to transportation in the number of times it was identified as a barrier to fair housing. (P. 69 of Approved AFH)</p>	

8.	Priority Need Name	AFH8 Access to low poverty neighborhoods
	Priority Level	High
	Population	Extremely Low; Low; Moderate
	Geographic Areas Affected	Investment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4) CP Goal 2: Affordable Housing Preservation – Rental (AFH Goals 1 & 10)
Description		<p>There are few housing and neighborhood options for the 90 percent of eligible households who do not live in publicly supported housing. Most housing options for these families are in high poverty areas.</p> <p>The lack of affordable opportunities to move out of high poverty neighborhoods was a common theme across multiple AFH and Consolidated Plan focus groups that included low-income residents and organizations serving low-income residents. Stable housing and stable employment are critical to engendering mobility, that is, the option to live and work in areas of greater opportunity. Such mobility can be achieved for a select few by the deliberate choice to locate new affordable housing developments in regions with greater opportunity. This approach should be combined with other efforts to address the systemic causes of housing insecurity and lack of stable employment that keeps people in areas where poverty proliferates.</p>
Basis for Relative Priority	<p>Note that this AFH contributing factor was rated as “medium” priority in the AFH. The Consolidated Plan provides for either “high” or “low” priority; accordingly, “high” was selected in the Consolidated Plan.</p> <p>Most housing options for the un-served are in high poverty areas, and the data analysis in the AFH shows that 90 percent of households eligible are not living in subsidized housing because of a shortage. Research shows that access to low poverty neighborhoods has a profound effect on childhood development. Participants in the public participation process identified this AFH contributing factor, among others, as a disparity in access to opportunity. (P. 69 of Approved AFH)</p>	

9.	Priority Need Name	AFH9 Community opposition
	Priority Level	High
	Population	Extremely Low; Low; Moderate
	Geographic Areas Affected	Investment Areas
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4)
<p>Description</p> <p>Participants in the housing development focus groups for the AFH and the Consolidated Plan reported that community opposition is a barrier to siting new affordable housing projects in high opportunity areas. Opposition can be to both higher densities and affordable development. As a result, it is easier to locate new projects at the periphery of the city or in declining neighborhoods where there is less opposition. Over time, there has been a concentration of affordable development in low-income neighborhoods that may be remote from areas of opportunity such as those near employment, transportation, high performing schools and other services. Community opposition is also an issue for group homes, emergency shelters and transitional housing. Community opposition is a major barrier for developers of affordable housing and market rate higher density projects. (P. 27 of Approved AFH)</p> <p>The innovative approach outlined above in Goal #1 of incorporating outstanding design, energy efficiency, and walkability in a mixed-use live-work-play environment, with linkage to supportive services necessary to keep low-income residents housed, has resulted in the creation of thriving, vital and integrated mixed income enclaves. When projects such as those described in Goal #1 are developed in neighborhoods that initially oppose new development, developers indicate that many area residents embrace these developments and some even place their names on the waiting lists for available units.</p>		
Basis for Relative Priority	<p>Community opposition affects multiple fair housing issues such as siting of group homes and development of new affordable housing. It was often mentioned throughout the public participation process as a barrier to fair housing choice. Addressing community opposition with facts and examples while taking legitimate resident concerns into consideration is an effective way to promote balanced and integrated living patterns in furtherance of the Fair Housing Act. (P. 69 of Approved AFH)</p>	

10.	Priority Need Name	AFH10 Lack of private investment in specific neighborhoods
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Members of Protected Classes
	Geographic Areas Affected	Reinvestment Areas
	Associated Goals	CP Goal 2: Affordable Housing Preservation – Rental (AFH Goals 1 & 10) CP Goal 6: Fair Housing Services (AFH Goal 3)
<p>Description</p> <p>The AFH indicates that Landlords in distressed neighborhoods actively allow their properties to deteriorate. The low rents charged for these properties presents the only opportunities that some low-income residents have to rent housing because there are so few subsidized units relative to the need. However, this has contributed to neighborhood decline, particularly in the International District. Disinvestment has caused people with higher incomes to move out. Low-income homeowners may not be able to afford routine maintenance and upgrades. When homeowners have to choose between medications and home repairs, there is an impact on housing quality. When this happens throughout a neighborhood, it depresses property values and lessens the incentive for private investment. Addressing this issue could make a big difference in maintaining the local housing stock and preserving/upgrading neighborhood quality. Addressing this issue could also prevent displacement of low-income homeowners from homes in which they have lived for decades. (P. 28 of Approved AFH)</p> <p>In the AFH process, Residents of the International District reported that landlords do not maintain properties to code. Tenants put up with this because they have limited housing choices. There is a pattern of responding to tenant complaints about maintenance issues and refusal to refund damage deposits regardless of the condition of the unit. There have been news reports of similar conditions in the neighborhoods near Montgomery and I-25 and East Gateway / Singing Arrow. The lack of private investment in R/ECAPS negatively impacts neighborhood quality and may contribute to crime as a result of an overall impression that no one cares. (P. 31 of Approved AFH)</p>		
Basis for Relative Priority	Interviewees and focus groups repeatedly mentioned this AFH contributing factor as a barrier to fair housing. Addressing this contributing factor could be part of both place-based and mobility strategies. For people who have lived in their neighborhoods for decades or generations, this is a high priority issue. (P. 69 of Approved AFH)	

11.	Priority Need Name	AFH11 Lack of assistance for housing accessibility modifications
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Persons with Physical Disabilities; Elderly
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 3: Affordable Housing Preservation – Ownership (AFH Goal 2)
	Description	
<p>There is a need to prioritize funding for disability retrofit modifications. The AFH calls for an increase in funding for programs that modify housing units to make them more accessible to persons with disabilities. There is very little assistance for people who need expensive modifications in their residences, either for themselves or a disabled family member. This is a problem for low-income elderly who want to stay in their own homes and for families with disabled family members. Family members with disabled adult children reported the problems they have adapting modifications as their children grow into adulthood. (AFH Page 48)</p> <p>Assistance with modifications to existing housing could meet a portion of the need for accessible units without the cost of constructing new housing.</p>		
Basis for Relative Priority	<p>Note that this AFH contributing factor was rated as “medium” priority in the AFH. The Consolidated Plan provides for either “high” or “low” priority; accordingly, “high” was selected in the Consolidated Plan.</p> <p>Many disabled individuals need assistance to make and pay for accessibility modifications to their homes. By addressing this AFH contributing factor, there is an opportunity to keep seniors and people with disabilities in their homes as well as increase the number of accessible units in the jurisdiction. Further, this is a contributing factor that the City of Albuquerque can readily influence. This contributing factor was assigned a “medium” priority rating in the AFH because there are other factors that are more likely to have a greater impact on overall fair housing conditions.</p>	

12.	Priority Need Name	AFH12 Private discrimination
	Priority Level	High
	Population	Members of Protected Classes
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4) CP Goal 5: Homelessness Intervention and Rapid Re-Housing (AFH Goal 4) CP Goal 6: Fair Housing Services (AFH Goal 3)
<p>Description</p> <p>Families with children, particularly single mothers and large families, have difficulty renting. Focus group participants reported discrimination based on source of income. Landlords are not required to accept Section 8 Housing Choice Vouchers and thus many do not. People with criminal histories, a history of eviction, credit problems or severe disabilities are most likely to have their rental applications rejected. While criminal history, eviction and credit problems are not protected characteristics, a statewide study performed by Voices for Children shows that racial and ethnic minorities are disproportionately impacted by these factors. (P. 48 of Approved AFH)</p> <p>The City of Albuquerque’s Human Rights Ordinance does not include familial status as a protected class. AFH focus group participants reported experience of discrimination against families with children, and particularly single mothers. In addition, focus group participants and interviewees mentioned that landlords often do not want to invest in modifications for people with disabilities and do not rent to them. Over half of all fair housing complaints in the region are related to disabilities. It is particularly difficult to find properties accepting Section 8 Housing Choice Vouchers that meet housing quality standards and are located in areas of opportunity and that have rents within an acceptable range. (P. 58 of Approved AFH)</p> <p>Large families have the largest percentage of households with housing problems. Source of income is not defined as a protected class in the Fair Housing Act, the New Mexico Human Rights Act or the Albuquerque Human Rights Ordinance. Discrimination impacts the most vulnerable residents and is a factor in their inability to recover.</p>		
Basis for Relative Priority	This AFH contributing factor relates to fair housing enforcement and disproportionate housing needs, particularly for single mothers with children, large families, and people with disabilities, bad credit histories, or criminal records. Further, addressing private discrimination could be a part of both place-based and mobility-based strategies. (P. 69 of Approved AFH)	

13.	Priority Need Name	AFH13 Lack of affordable integrated housing for individuals in need of supportive services
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Elderly; Frail Elderly; Persons with Mental Disabilities; Persons with Physical Disabilities; Persons with Developmental Disabilities; Persons with Alcohol or Other Addictions; Persons with HIV/AIDS and their Families; Victims of Domestic Violence
	Geographic Areas Affected	Investment Areas Citywide Investment
	Associated Goals	CP Goal 1: Affordable Housing Development – Rental (AFH Goals 1 & 4) CP Goal 5: Homelessness Intervention and Rapid Re-Housing (AFH Goal 4)
	Description	
	Focus group participants in the Consolidated Plan and AFH public participation processes indicated a severe lack of permanent supportive housing in the community. Permanent supportive housing serves persons who were homeless and have a disability and/or families with an adult or child member with a disability, as required by HUD. A disability includes a diagnosable substance use disorder, serious mental illness, developmental disability, post-traumatic stress disorder, cognitive impairments resulting from a brain injury, or chronic physical illness or disability.	
Basis for Relative Priority	To effectively serve chronically homeless individuals and persons with disabilities who require supportive services to achieve stability in housing, the City is placing a high priority on the development of permanent supportive housing. This determination was reached based on feedback from homeless advocates and residents with disabilities and their advocates during the public participation process for the Consolidated Plan.	

14.	Priority Need Name	Need for Homeownership Assistance
	Priority Level	High
	Population	Low; Moderate
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 4: Affordable Homeownership Assistance
	Description	
<p>Albuquerque is home to historic neighborhoods that are rich with culture but also are at risk of falling into disinvestment. Increasing the homeownership rate in these neighborhoods has the potential to spur private investment necessary to stabilize and improve aging neighborhoods while also promoting first-time homeownership through silent second mortgages with favorable deferred terms that have the effect of reducing the principal balance of the primary mortgage in order to create an affordable payment for low- and moderate-income households.</p> <p>Fully 68 percent of the City's 82,495 households earning less than 80 percent AMI experience a cost burden or severe cost burden, meaning that they pay more than 30 or 50 percent of their income for housing, respectively. To address housing affordability and the lack of monetary resources for affordable housing, the City will assist 1,000 homeowners with CDBG funds for the rehabilitation of 1,000 affordable housing units. It will also provide 140 prospective homeowner households with affordable homeownership assistance. This strategy will increase the supply of affordable housing and preserve existing affordable housing in the City, in addition to creating more housing stability for vulnerable Albuquerque residents.</p>		
Basis for Relative Priority	Focus group participants emphasized that assisting even low-income residents achieve home ownership, with attendant education and support services, is a longer-term solution to their housing insecurity than merely providing them with affordable rental housing, since the costs of ownership are fixed for the loan duration, while rents are subject to market forces that cause them to rise, and thus create more instability.	

15.	Priority Need Name	Need for Public Facilities and Infrastructure
	Priority Level	High
	Population	Non-housing Community Development
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 10: Public Facilities and Infrastructure
	Description	
<p>In addition to targeted investment, both residential and commercial, on the part of the City's Metropolitan Redevelopment Agency within designated Metropolitan Redevelopment Areas (MRA's), the Department of Municipal Development could improve access to opportunity for underserved City residents by completing infrastructure improvements within areas of high poverty. As the agency responsible for implementation of ADA Transition Plan, the Department of Municipal Development could improve walkability for residents, including elderly and disabled individuals, thereby improving accessibility to transportation. Other investment targeted at public facilities in areas of poverty could likewise benefit vulnerable residents by improving access to services.</p>		
Basis for Relative Priority	<p>To expand economic opportunities for low- and moderate-income people and provide a pathway out of poverty, the Strategic Plan includes public service programs, infrastructure improvements, housing and economic opportunity programs that support family self-sufficiency and access to transportation, employment and other community resources. This approach addresses several needs in the community including housing instability and ensuring that all residents have the opportunity to thrive without regard to family economic status.</p>	

16.	Priority Need Name	Need for Public Services
	Priority Level	High
	Population	Extremely Low; Low; Moderate; Elderly; Frail Elderly; Persons with Mental Disabilities; Persons with Physical Disabilities; Persons with Developmental Disabilities; Persons with Alcohol or Other Addictions; Persons with HIV/AIDS and their Families; Victims of Domestic Violence
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 7: Services for Children and Youth CP Goal 8: Services for Senior Citizens CP Goal 9: Services for Low Income Residents including Special Needs Populations
	Description	
<p>Homelessness Intervention and Rapid Rehousing is one of the high-priority Strategic Plan Goals. The goal description reads: “Increase housing available to the City’s most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction history and criminal records through Tenant Based Rental Assistance. Projects under this category work to increase services for “at-risk” populations by providing public services for homeless persons, emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities to populations experiencing homelessness.” The current Plan strategy reflects the consensus of the behavioral health community, which supports the rapid transitioning of the most vulnerable individuals to permanent supportive housing and linkage to supportive medical, mental health, financial, and social welfare services to remain housed. Services to address the early childhood development needs and childcare needs of working families are a high priority in the Consolidated Plan. Programs funded under this category provide vital assistance to families as a component of the Anti-Poverty Strategy. Additionally, services for senior citizens are needed in the community to ensure that health and nutrition needs are addressed—particularly for extremely low income frail elderly and homebound seniors.</p>		
Basis for Relative Priority	Public service needs are based on the City’s desire to ensure that high quality services are provided to maintain a high quality of life and to promote the well-being of all Albuquerque residents — particularly low- and moderate-income residents including youth, seniors, and people with special needs. As a result of the citizen participation and consultation process and in consideration of the local nonprofits and City Departments offering services, the City considers public services benefitting low- and moderate-income residents a high priority in the Strategic Plan.	

17.	Priority Need Name	Need for Expanded Economic Opportunities for Low Income Residents
	Priority Level	High
	Population	Extremely Low; Low; Moderate
	Geographic Areas Affected	Citywide Investment
	Associated Goals	CP Goal 11: Economic Opportunity Programs
	Description	
<p>There is a need for public services in the community that promote economic opportunity and combat poverty for local low- and moderate-income residents through education, vocational training programs, financial literacy and banking/lending assistance. According to the data discussed in Section NA-10, the most common housing problem in the City is cost burden, which affects 68 percent of the 82,495 low- and moderate-income households earning less than 80 percent AMI. Among these households paying more than 30 percent of their monthly gross income on housing costs are 36,384 renter households and 19,999 owner households. Within this same income group, fully 40 percent, or 32,673 households, are actually severely cost burdened, paying more than half of their monthly gross income for housing costs. These severely cost burdened households include 20,374 renter households, of whom fully 18,550 have household incomes under 50 percent of AMI. Creating housing security and stability for low-income and other vulnerable groups is crucial to allowing them to fully attain the goal of mobility - the freedom to change one's location or circumstances as opportunities arise to advance one's potential. In terms of labor force participation, of the 20,462 residents in the Labor Force who have attained less than a high school diploma, 2,408, or nearly 12 percent, are unemployed, which indicates a need for increased vocational training and education to improve labor engagement rates. Stable employment creates households wherein family members are able to achieve access to opportunities that break cycles of generational poverty.</p>		
Basis for Relative Priority	Improving access to opportunity within racially and ethnically concentrated areas of poverty presents a strategic opportunity to break generational cycles of poverty, combat homelessness, address neighborhood blight, reduce vacancy rates, reduce crime, stimulate economic growth, improve health outcomes, and generally improve the quality of life of all Albuquerque residents. Research shows that access to low poverty neighborhoods has a profound effect on childhood development. Participants in the public participation process identified this AFH contributing factor, among others, as a disparity in access to opportunity. (P. 69 of Approved AFH)	

SP-30 Influence of Market Conditions – 91.215 (b)

Table 52 – Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
<p>Tenant Based Rental Assistance (TBRA)</p>	<p>The City of Albuquerque may use HOME funds to provide TBRA to low-income residents experiencing housing insecurity or requiring rapid rehousing assistance. Data in the Needs Assessment and Market Analysis indicate that housing cost burden and severe cost burden are significant housing problems contributing to housing instability and increasing the vulnerability of residents to homelessness.</p> <p>In Albuquerque, vacancy rates have remained steady since 2008 at approximately 7 percent. It is expected that rents will continue to increase over the five-year period of the Consolidated Plan; therefore, TBRA assistance is necessary to address the needs of cost burdened renter households until these households are able to access other resources such as Section 8 Housing Choice Vouchers or placement in an affordable rental housing unit.</p>
<p>TBRA for Non-Homeless Special Needs</p>	<p>The City of Albuquerque may use HOME funds to provide TBRA to low-income residents experiencing housing insecurity or requiring rapid rehousing assistance. Data in the Needs Assessment and Market Analysis indicate that housing cost burden and severe cost burden are significant housing problems contributing to housing instability and increasing the vulnerability of residents to homelessness.</p> <p>In Albuquerque, vacancy rates have remained steady since 2008 at approximately 7 percent. It is expected that rents will continue to increase over the five-year period of the Consolidated Plan; therefore, TBRA assistance is necessary to address the needs of cost burdened renter households until these households are able to access other resources such as Section 8 Housing Choice Vouchers or placement in an affordable rental housing unit. The City plans to target its TBRA program to homeless and near homeless special needs populations. The TBRA Program will help ensure that near homeless and homeless populations are able to obtain and sustain safe affordable housing under these difficult economic conditions.</p>

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
New Unit Production	Based on land and development costs, it is cost effective to subsidize the development of affordable multifamily rental units. In partnership with housing developers and Community Housing Development Organizations (CHDO), the City will use CDBG, HOME and Workforce Housing Trust Fund proceeds to develop new housing units for affordable rental. Workforce Housing Trust Fund resources, together with other leveraged sources, make it possible to develop new units (as well as acquire and rehabilitate existing units). Even with these resources, the cost of land, labor and materials affects the total development costs and the number of units that the City can support in any given year. In addition, beyond investing in new construction, the City will provide homebuyer assistance to create affordable home ownership opportunities using the existing for-sale housing stock so that low- and moderate- income households may benefit from fixed housing costs that will become more affordable over time and contribute to asset building as a means of addressing generational poverty and increasing resident investment in neighborhoods.
Rehabilitation	<p>The City will invest CDBG and HOME funds in programs to preserve the existing housing stock that is affordable to low- and moderate-income residents. Programs that provide assistance to homeowners to make critical home repairs and accessibility improvements are a cost effective means of preserving the supply of ownership housing.</p> <p>Addressing substandard housing conditions through housing preservation activities affords residents the ability to ensure that their property meets local building, health and safety standards and that all Albuquerque residents have the opportunity to live in decent housing.</p>
Acquisition, including preservation	As the Needs Assessment and Market Analysis in this document have clearly shown, thousands of Albuquerque households are cost burdened and likely eligible for newly acquired and rehabilitated affordable housing units. To increase the resources necessary to create an adequate supply of such units, the City successfully gained voter approval of a bond measure that provides funding for affordable housing. Workforce Housing Trust Funds are a source of revenue used to support the preservation and production of affordable housing. These funds can be leveraged with additional resources, including HOME and CDBG, and have a long term affordability requirement.

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

For the five year period of the Consolidated Plan, the City anticipates the availability of the following resources listed by fund type, inclusive of HUD funds, program income, prior year(s) HUD funds and local resources: CDBG - \$30,821,997; HOME - \$16,468,476; ESG - \$1,788,555; General Fund - \$15,195,405; Workforce Housing Trust Fund - \$11,565,154. CDBG Prior Year Resources includes \$2,892,312 of CDBG funds repaid to HUD in the resolution of Office of Inspector General Report No. 2017-FW-1010.

Table 53 - Anticipated Resources

Program	Source	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of Plan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
CDBG	Federal	Acquisition Construction Rehabilitation Homeownership Public Services Public Facilities Administration	\$4,460,081	\$115,000	\$8,406,592	\$12,981,673	\$17,840,324	The annual allocation of CDBG, HOME and ESG funds is subject to Federal appropriations and changes in demographic data used in HUD's formulas for each respective program.
HOME	Federal	Acquisition Construction Rehabilitation Homeownership TBRA CHDO Operating Administration	\$2,147,996	\$1,128,908	\$4,599,588	\$7,876,492	\$8,591,984	
ESG	Federal	Homeless Assistance Administration	\$357,711			\$357,711	\$1,430,844	
General Fund	Local	Homeless Assistance Fair Housing	\$3,059,862			\$3,059,862	\$12,239,447	Local General funds are subject to annual local appropriations.
Workforce Housing Trust Fund	Local	Acquisition Construction Homeownership	\$4,565,154			\$4,565,154	\$7,000,000	Local Bond funds are subject to voter approval every two years.

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

Depending on the financing structure of a given project, it may be advantageous for the City to use CDBG and HOME funds to leverage appropriate state, local and private resources, including but not limited to those listed below.

State Resources

- New Mexico State Low-Income Housing Tax Credit Program
- Building Equity and Growth in Neighborhoods Program (BEGIN)
- Multifamily Housing Program (MHP)
- Mental Health Service Act (MHSA) Funding

Local Resources

The City's Workforce Housing Trust Fund (WFHTF) is a source of revenue used to support the preservation and production of affordable housing. These funds can be leveraged with additional resources, including HOME and CDBG, and have a long term affordability requirement. The WFHTF is funded by a biannual voter approved City bond. As described in § 14-9-4 CREATION AND ADMINISTRATION OF THE WORKFORCE HOUSING TRUST FUND, "Projects receiving funding or land under the Workforce Housing Opportunity act shall leverage non-city funds by at least a 4:1 ratio (non-city to city resources). The Plan may make exception to this ratio for certain hard to develop projects to be defined. Federal and state funds flowing through the city are not considered city funds for purposes of this requirement." For these purposes, "hard to develop projects" include those projects where:

- At least a portion serves vulnerable or extremely low income populations.
- The developer is able to adequately justify to the City that the physical condition, shape or location of the property make the property difficult to develop.
- The project is being developed on land contributed by the City of Albuquerque as the City aims to only acquire land for affordable housing development if the land is difficult to develop.

Private Resources

- Federal Home Loan Bank Affordable Housing Program (AHP)
- Community Reinvestment Act Programs
- Private Developer Contributions

The City's WFHTF is a source of revenue used to support the preservation and production of affordable housing. These funds can be leveraged with additional resources, including HOME

and CDBG, and have a long term affordability requirement. The WFHTF is funded by a biannual voter approved City bond. The local WFHTF program aims for a 4 to 1 leverage from non-City sources.

Matching Requirements

The City of Albuquerque provides a dollar for dollar cash match from the City's General Fund for the ESG program. The City of Albuquerque leverages HOME funds with other local and private non-federal resources in order to meet its HOME program 25 percent matching requirement. Eligible forms of HOME match are documented by the City and reported to HUD as part of the Consolidated Annual Performance and Evaluation Report (CAPER) each year.

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

According to data compiled by the Planning Department in February 2018, the City owns 10 vacant properties zoned for multi-family use, each larger than two acres, located outside of a floodplain and near a principal arterial or major collector street. These properties, if suitable in terms of site and neighborhood standards, may be used for affordable housing development. Alternatively, these properties may be used for other civic purposes such as public facilities to benefit area residents.

Discussion

Assuming continued level funding of the CDBG, HOME and ESG programs, the City expects to utilize approximately \$30.8 million of CDBG, \$16.5 million of HOME, \$1.8 million of ESG, \$15.2 million of General Fund and \$11.6 million of Workforce Housing Trust Funds during the five-year period beginning July 1, 2018 and ending June 30, 2023 to achieve the goals of the Strategic Plan.

SP-40 Institutional Delivery Structure – 91.215(k)

In the table below, explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Table 54 - Institutional Delivery Structure

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
City of Albuquerque - Department of Family and Community Services, Community Development Division	Government	Non-homeless special needs Ownership Planning Rental Neighborhood Improvements Public Facilities Public Services	Jurisdiction
City of Albuquerque - Department of Family and Community Services, Homelessness Initiatives Division	Government	Homelessness Non-homeless special needs Public Services	Jurisdiction
City of Albuquerque - Department of Family and Community Services, Behavioral Health and Wellness	Government	Homelessness Non-homeless special needs Public Services	Jurisdiction
Albuquerque Housing Authority	PHA	Homelessness Rental	Jurisdiction
New Mexico Supportive Housing Coalition	Non-profit Organization	Homelessness Ownership Rental	Jurisdiction
St. Martin's Hospitality Center	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
S.A.F.E. House	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Albuquerque Strategic Collaborative to End Homelessness	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
New Mexico Coalition to End Homelessness	Non-profit Organization	Homelessness Non-homeless Special Needs	Region
Albuquerque Heading Home	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
Albuquerque Rescue Mission	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
Albuquerque Healthcare for the Homeless	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
Barrett Foundation	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
New Mexico AIDS Foundation	Non-profit Organization	Homelessness Non-homeless Special Needs	Jurisdiction
Family Housing Development Corp.	Non-profit Organization	Homelessness Ownership Rental	Jurisdiction
AHEPA National Housing Corp.	Non-profit Organization	Rental Non-homeless Special Needs	Jurisdiction
New Life Homes	Non-profit Organization	Rental Non-homeless Special Needs	Jurisdiction
YES Housing, Inc.	Non-profit Organization	Rental Non-homeless Special Needs	Region
Children's Cancer Fund	Non-profit Organization	Rental Non-homeless Special Needs	Jurisdiction

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Greater Albuquerque Housing Partnership	CHDO	Rental Ownership Non-homeless Special Needs	Jurisdiction
GSL Properties, Inc.	Private developer	Rental	Region
Catholic Charities	Non-profit Organization	Rental Non-homeless Special Needs	Region
New Day Youth and Family Services	Non-profit Organization	Homelessness Rental Non-homeless Special Needs	Jurisdiction
Supportive Housing Coalition	Non-profit Organization	Rental Non-homeless Special Needs	Region
Transitional Living Services, Inc.	Non-profit Organization	Rental Non-homeless Special Needs	Jurisdiction
Sawmill Community Land Trust	CHDO	Rental Ownership	Jurisdiction

Assess of Strengths and Gaps in the Institutional Delivery System

Focus group participants involved in affordable housing development emphasized the tying of community-based services to housing in order to produce best outcomes for long-term housing security and stability.

With regard to addressing rehabilitation needs of aging housing stock, developers report many challenges, including a regulatory requirement that units be brought entirely up to code when repairs are made under HUD supported programs. Frequently, many repair issues are not apparent until rehab activities are well underway, and can cause costs to soar to \$50 to \$60K per unit. One contract recipient, Sawmill Community Land Trust, utilizes CDBG funds to carry out repairs through an agreement with the City. Eligibility requirements for this Emergency Home Repair program are described as "way more forgiving" than other homeowner rehab programs in that they able to target specific minor repairs.

Vacancy rates within low-income neighborhoods are factors contributing to vandalism and other crime issues, and need to be addressed. Developers see an opportunity as well as a problem, in that acquisition and rehabilitation of foreclosed and abandoned units create cost effective means of increasing affordable housing inventory.

Focus group participants stressed the need for services that are *linguistically appropriate*. In the Albuquerque service area, Spanish, Navajo, myriad other native dialects, a variety of Asian languages, and sign language are among the many idioms needed for service delivery. However, no funds are currently available for Limited English Proficiency outreach and services to ethnic communities. The City's Human Rights Officer recently underwent a 2-day training session on the subject of program delivery for LEP residents.

Other participants mentioned challenges with respect to reintegration of service program recipients after their release from institutions. Discharge Planners must be kept in the treatment loop, and medication for mental health and addiction issues should be conditions of parole. Members of the behavioral health community also meet regularly with local law enforcement as part of the Mental Health Response Advisory Committee, a coordinated follow-up care management mechanism, established by a Settlement Agreement with the US Department of Justice in 2014. Executive leaders of service organizations report that law enforcement entities and county government entities are both amenable to participation in monitoring activities provided that proper consent is obtained. They also pointed out that the HIPAA Code allows communication among providers for purposes of case management. One service provider suggested the utilization of contact management software developed for the sales industry as a valuable tool to assist with conducting case management services and monitoring adherence to care, especially for those suffering from chronic conditions.

Courageous Transformations, a community non-profit on the forefront of the opioid epidemic, expressed a concern with respect to the Real ID Act, a federal mandate whereby service recipients must present valid identification, i.e. birth certificate, as well as two forms of proof of residency, in order to be eligible for programs. This requirement results in the agency having to turn away as many clients as it accepts.

In the area of affordable housing development, there are two organizations previously designated as HOME Program Community Housing Development Organizations (CHDOs) operating in the greater Albuquerque area (Sawmill Community Land Trust and Greater Albuquerque Housing Partnership). A host of private nonprofit developers listed in Table 54, above, also have a long history of developing quality affordable rental and ownership housing in the city. To expand and improve the institutional structure for affordable housing development that meets the needs of persons with behavioral health issues and/or those experiencing chronic homelessness, this Strategic Plan calls for efforts to increase partnerships and to identify potential sources of funding for the development and operation of new permanent supportive housing with on-site wrap-around services.

In the table below, indicate the availability of services targeted to homeless persons and persons with HIV and mainstream services.

Table 55 - Homeless Prevention Services Summary

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	X
Mortgage Assistance	X		
Rental Assistance	X	X	
Utilities Assistance	X		
Street Outreach Services			
Law Enforcement	X		
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The Albuquerque Strategic Collaborative provided leadership in implementing *A Community Response to Homelessness*, a comprehensive plan to address homelessness updated in 2014. The mission of the Albuquerque Strategic Collaborative is to improve the system of care that exists in Albuquerque for people experiencing homelessness through collaborative, proactive planning. The New Mexico Coalition to End Homelessness coordinates the Collaborative. A

Community Response to Homelessness establishes several system-wide metrics to measure the City's progress in implementing the Plan.

The City works in partnership with the Albuquerque Strategic Collaborative to effectively plan and implement a wide range of services that work to prevent low income “at-risk” populations from becoming homeless and support homeless populations to obtain safe, affordable and sustainable housing.

These activities follow a continuum of programs that range from emergency shelter, transitional housing, and permanent supportive housing services, to the construction of new, mixed income and mixed use affordable rental development projects. Currently, the City has in place emergency and transitional housing programs for homeless individuals, families with children, veterans, and unaccompanied youth.

In addition to offering a range of housing assistance programs, the City also offers various social service programs for homeless individuals, families, veterans and unaccompanied youth that work to increase access for these populations to the health, education, employment, and housing sectors. These services include behavioral health counseling for adults and youth, healthcare for individuals and families, independent living skill training for homeless youth, and early childhood development and education for homeless families.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

According to focus group participants involved in the delivery of services to at-risk communities, the goal of all programs and services should always be *permanent supportive housing*. The Coordinated Entry System (CES) administered by the New Mexico Coalition to End Homelessness is an effective monitoring tool to comprehensively assess homeless individuals and place them into appropriate services across full spectrum of service offerings. According to executive leadership of one organization, Community Service Workers are the "aces in the hole" within the infrastructure of services and programs targeted to the vulnerably housed. Their daily contact with service program constituents is invaluable in terms of direct facilitation of successful transitions to permanent supportive housing. However, experts also reported that a score of 10 or under on CIAS means a client is not likely to receive services.

The following groups were singled out as being underserved: seniors without disabilities and youth with developmental disabilities. The latter group often suffers from disabilities that are not evident, nor readily apparent, but that nonetheless prevent them from achieving self-sufficiency. Other groups singled out include single women, families with children, married couples *without* children, unaccompanied youth, and American Indians.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

During the 2016 Program Year the City continued to collaborate with Bernalillo County in providing permanent supportive housing with wraparound services to individuals who were exiting from correctional institutions. In 2016 two homeless providers implemented this City project. The project served 50 households. The City and County are continuing the dialogue of collaborating and working in partnership to improve mental health care services in the community. The improvements include providing housing to those who are being discharged from mental health facilities, and providing several Mobile Crisis Teams throughout the City.

The Affordable Housing Committee continues to meet regularly and serves as an advocacy group for affordable housing. The Workforce Housing Trust Fund is presented to the City's voters every two years for renewal. To ensure the electorate is educated as to the importance of affordable housing to the City's quality of life, the Affordable Housing Committee serves as an ad hoc committee that advocates on behalf of ongoing support for the Fund.

Additionally, as a sign of the efficacy of these voter outreach efforts, County taxpayers passed a gross receipts tax increase to help mentally ill residents to access services, including services to provide safe and decent housing for the homeless mentally ill. In 2016 the City and County allocated money to a housing program that will increase supportive housing throughout the county specifically for persons with behavioral health conditions who are homeless.

The City also formed a Native American Homeless Task Force, which hired a Native American liaison to help coordinate services between social service agencies and Albuquerque's homeless Native American population.

To overcome the identified gaps, the City of Albuquerque is committed to several endeavors. To expand and improve the institutional structure for affordable housing development that meets the needs of persons with behavioral health issues and/or those experiencing chronic homelessness, this Strategic Plan calls for efforts to increase partnerships to identify potential sources of funding for the development and operation of new permanent supportive housing with on-site wrap-around services. Currently, the City has plans to partner with Bernalillo County to provide resources to a developer and supportive services provider to develop a single site permanent supportive housing project targeting individuals with behavioral health issues. Next, the City will continue to fund an Emergency Minor Home Repair program utilizing CDBG funds in order to address the institutional gap of a lack of resources to rehabilitate the City's aging housing stock. Finally, to address vacancy rates in the City's low-income neighborhoods, the City will prioritize funding rehabilitation projects of older housing in the City's Reinvestment Areas.

SP-45 Goals Summary – 91.215(a)(4)

Table 56 – Goals Summary

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1.	Affordable Housing Development – Rental (AFH Goals 1 & 4)	2018	2022	Affordable Housing	Investment Areas Investment & Reinvestment Areas	Priority Needs 1-10, 12-13	CDBG: \$2,000,000 HOME: \$6,666,981 WFHTF: \$11,565,154	Rental units constructed/Household housing units: 120 <i>(in high opportunity areas)</i> Rental units constructed/Household housing units: 60 <i>(permanent supportive housing)</i> Other: 1 (Revised Policy Based Ranking Matrix) Other: 1 (Meet with MFA to discuss QAP) Other: 1 (Focus group for SP-10 Geographic Priorities) Other: 5 (CHDO Operating)
<p>Description: Address disproportionate housing needs, the needs of residents living in racially and ethnically concentrated areas of poverty and facilitate access to low poverty areas by: 1) Increasing affordable housing options in high opportunity areas, which may be defined as near public transit, low crime areas, areas with proficient elementary schools and areas with employment opportunities; 2) Increasing the percentage of affordable accessible units in new housing developments from 5 percent to seven percent; and 3) Increasing housing available to the City’s most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction history and criminal records. Provide HOME funds for CHDO Operating Assistance.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2.	Affordable Housing Preservation – Rental (AFH Goals 1 & 10)	2018	2022	Affordable Housing	Investment & Reinvestment Areas Reinvestment Areas	Priority Needs 1 and 8	CDBG: \$5,000,000 HOME: \$2,000,000	Rental units rehabilitated/ Household housing units: 250 <i>(in areas in need of reinvestment)</i> Other: 1 <i>(Collaborative joint Choice Neighborhoods Planning Grant application)</i>
<p>Description: Incentivize investment of affordable housing funds for rehabilitation and / or preservation of existing units. To address disparities in access to opportunity identified in the Assessment of Fair Housing, the City and the Albuquerque Housing Authority shall investigate new funding sources to bring into Albuquerque for housing and neighborhood revitalization.</p>								
3.	Affordable Housing Preservation – Ownership (AFH Goal 2)	2018	2022	Affordable Housing	Citywide Investment	Priority Need 11	CDBG: \$3,693,969	Homeowner Housing Rehabilitated: 1,000 household housing units
<p>Description: Address disproportionate housing needs of disabled residents through expansion of the number of low and moderate-income senior or disabled homeowners receiving disability retrofit modifications. Investments made pursuant to this goal shall provide funds for minor, major and emergency rehabilitation of owner-occupied dwelling units.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4.	Affordable Homeownership Assistance	2018	2022	Affordable Housing	Citywide Investment	Priority Need 14	CDBG: \$3,600,000	Direct Financial Assistance to Homebuyers: 150 households assisted
<p>Description: Address homeownership rates in older neighborhoods that have experienced disinvestment and provide financial mechanisms to support homeownership for low- and moderate-income families. Such mechanisms include down payment assistance in the form of silent second mortgages with favorable deferred terms that have the effect of reducing the principal balance of the primary mortgage in order to create an affordable payment. Programs funded under this goal may connect prospective buyers with community partner financial institutions that are able to offer favorable financing terms. Prospective homebuyers will also receive services including counseling and financial literacy to impart budgeting skills and to encourage savings for home maintenance and emergency repairs.</p>								
5.	Homelessness Intervention and Rapid Rehousing (AFH Goal 4 and 16)	2018	2022	Affordable Housing	Citywide Investment	Priority Needs 12, 13 and 16	CDBG: \$2,844,948 HOME: \$6,573,500 ESG: \$1,654,480 Gen. Fund: \$14,774,309	Tenant-based rental assistance / Rapid Rehousing: 4,600 households Public service activities other than Low/Moderate Income Housing Benefit: 3,875 people Homelessness Prevention (Eviction Prevention): 2,500 people Homeless Person Overnight Shelter: 84,695 people Other: 1 (<i>Focus group meeting with AHH, AA & others</i>)
<p>Description: Increase housing available to the City's most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction histories and criminal records through Tenant Based Rental Assistance. Projects under this category work to increase services for "at-risk" populations by providing public services for homeless persons, such as emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities, along with integrated services to maintain housing stability, including but not limited to health care, mental health care, counseling, case management, and meal assistance.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6.	Fair Housing Services (AFH Goal 3)	2018	2022	Affordable Housing	Citywide Investment	Priority Needs 1, 10 and 12	General Fund: \$425,000	Public service activities other than Low/Moderate Income Housing Benefit: 3,750 people Other: 11 (<i>one MOU and 10 trainings</i>)
<p>Description: Address fair housing discrimination in the private and public sector through expansion of the City's community outreach and educational efforts regarding fair housing discrimination by entering into an MOU with the City of Albuquerque Office of Equity and Inclusion to provide education and training sessions (two per year). Address the need for landlord-tenant information and mediation services in the community so that residents occupying or seeking rental housing as well as property owners and management companies understand their rights and responsibilities under the law.</p>								
7.	Services for Children and Youth	2018	2022	Non-Housing Community Development	Citywide Investment	Priority Need 16	CDBG: \$500,000 General Fund: \$100,000	Public service activities other than Low/Moderate Income Housing Benefit: 500 people
<p>Description: Provide early child development services and childcare services to benefit low- and moderate-income working families. Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
8.	Services for Senior Citizens	2018	2022	Non-Housing Community Development	Citywide Investment	Priority Need 16	CDBG: \$600,000	Public service activities other than Low/Moderate Income Housing Benefit: 8,500 people
<p>Description: Provide seniors, including the frail elderly, with quality supportive services so elderly residents can live as independently as possible. Projects to be funded under this goal include, but are not limited to, nutrition services such as congregate meals for ambulatory seniors and home-delivered meals for homebound seniors.</p>								
9.	Services for Low Income Residents including Special Needs Populations	2019	2022	Non-Housing Community Development	Citywide Investment	Priority Need 16	CDBG: \$200,000	Public service activities other than Low/Moderate Income Housing Benefit: 250 people
<p>Description: Provide services for low income residents including residents with special needs that may include persons with physical and mental disabilities, persons who are mentally ill, persons with alcohol and drug addictions, victims of domestic violence, and persons with HIV/AIDS.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
10.	Public Facilities and Infrastructure	2018	2022	Non-Housing Community Development	Investment Areas Investment & Reinvestment Areas Citywide Investment	Priority Need 15	CDBG: \$7,750,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 150,000 people
<p>Description: Improve City public facilities, including community centers, senior or multi-generational centers, fire stations and equipment and other public buildings, and improve City infrastructure, including sidewalks, curb ramps, pedestrian crossings, signals and street lighting to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and severely disabled adults.</p>								
11.	Economic Opportunity Programs	2019	2022	Non-Housing Community Development	Citywide	Priority Need 17	CDBG: \$150,000	Public service activities other than Low/Moderate Income Housing Benefit: 250 people
<p>Description: Promote individual and household stability by increasing access to economic opportunity and combating poverty for low- and moderate-income residents through education, employment assistance, vocational and workforce training programs, financial literacy and banking/lending assistance.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12.	Program Administration	2018	2022	Non-Housing Community Development	Citywide	All	CDBG: \$4,483,080 HOME: \$1,227,995 ESG: \$134,075	Other: 5
<p>Description: Provide for the administration of HUD Community Planning and Development programs over the five year period of the Consolidated Plan.</p>								

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

During the implementation of the Strategic Plan, the City anticipates providing affordable housing as follows:

- Extremely Low-Income 0-30 percent of AMI
 - Goal 1 – 40 families – Affordable Housing Development – Rental
 - Goal 2 – 250 families – Affordable Housing Preservation – Rental
 - Goal 3 – 200 families – Affordable Housing Preservation – Ownership
- Low-Income 31-50 percent of AMI
 - Goal 1 – 120 families – Affordable Housing Development – Rental
 - Goal 3 – 300 families – Affordable Housing Preservation – Ownership
 - Goal 4 – 30 families – Affordable Homeownership Assistance
- Moderate-Income 51-80 percent of AMI
 - Goal 1 – 20 families – Affordable Housing Development – Rental
 - Goal 3 – 500 families – Affordable Housing Preservation – Ownership
 - Goal 4 – 120 families – Affordable Homeownership Assistance

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

AHA is planning to perform accessibility improvements to sites that will result in the availability of 48 units that meet Uniform Federal Accessibility Standards, representing 5 percent of the total inventory of Public Housing Units.

As part of its current 3-year Strategic Plan, the Albuquerque Housing Authority is committed to expanding efficiencies in the operations and services it provides, and has enumerated four goals, foremost among which is the creation and implementation of a housing development plan to improve and expand housing stock.

Activities to Increase Resident Involvements

The AHA's current Strategic Plan sets forth among its goals the continued growth of its Family Self Sufficiency program. The Family Self Sufficiency (FSS) program is aimed at empowering families to leave the welfare system or low paying jobs so that they may create lives of greater dignity and independence. The FSS program combines AHA's housing assistance programs with various support services. Families selected to participate are assigned a family advocate who helps them target specific goals for success and plan strategies to reach these goals over a five-year period. Participants qualify for substantial assistance in obtaining childcare services, education support, job training, transportation, parenting skills and health care services.

Another stated goal of the Strategic Plan is to expand to bring more services to Housing Choice Voucher clients and Public Housing residents. Services for AHA clients are offered at the AHA office and at some of the public housing sites. In addition, AHA staff actively encourages resident involvement in advisory groups.

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the 'troubled' designation

N/A

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

Based on information gathered during community meetings, and during focus groups with the City and developers, the primary barriers to affordable housing in Albuquerque are housing affordability and the lack of monetary resources necessary to develop new housing stock and maintain existing affordable housing units. The two barriers are related in the sense that demand for affordable housing among households earning 0-50 percent of AMI exceeds the supply of affordable units, and resources to address this shortfall have historically been insufficient, as have resources for retrofit, repairs, and regular maintenance of existing units. To a more limited degree, there exist some zoning, regulatory, and political obstacles to affordable housing development.

For low- and moderate-income households, finding and maintaining decent affordable housing is difficult due to the high cost of housing in Albuquerque and throughout the region in general. Fully 68 percent of the City's 82,495 households earning less than 80 percent AMI experience a cost burden or severe cost burden, meaning that they pay more than 30 or 50 percent of their income for housing, respectively. Consistent with available data, responses to the 2018-2022 Housing and Community Development Survey, shown in Figure 1, indicate a high need for additional affordable housing in Albuquerque.

Zoning requirements that were numerous, complex, and geographically inconsistent, have also historically created impediments to affordable housing development and rehabilitation within the City. To simplify these requirements and to encourage investment and redevelopment, the City's Planning Department spearheaded a new Integrated Development Ordinance (IDO). This comprehensive development plan, adopted in November 2017, contains a six-month waiting period before taking effect. The result of 300 public meetings, and of consultations with the American Institute of Architects, groups of professional engineers, neighborhood associations, and other stakeholders, the IDO vastly simplifies the City's complex web of zoning ordinances, reducing the number of zoning classifications to twenty. Emphasis is placed on urban planning "Centers" as well as on "Corridors." Mixed use incentives, such as bonuses for development that includes workforce housing, are also contained in the legislation, as are variable height requirements for such projects. In response to anti-gentrification concerns of particular communities, the IDO incorporates language respecting the preservation of a "Sense of Place." Moving forward, beyond the May 2018 implementation date, possible issues of compliance with and enforcement of these new regulations will necessitate careful cooperation and coordination between the City's Planning Department and private and non-profit developers. It is anticipated that with proper coordination, the new Ordinance will remove barriers to development and preservation of affordable housing when implemented.

Focus group participants also reported that compliance with Davis Bacon regulatory requirements is at times challenging. The Davis-Bacon and Related Acts apply to contractors and subcontractors performing on federally funded or assisted contracts in excess of \$2,000 for the construction, alteration, or repair (including painting and decorating) of public buildings or public works. Davis-Bacon Act and Related Act contractors and subcontractors must pay their laborers and mechanics employed under the contract no less than the locally prevailing wages and fringe benefits for corresponding work on similar projects in the area. Overruns due to labor costs, fringe benefits, and time delays can endanger the viability of projects financed with tax credit incentives, bond money, and private funding sources that are carefully budgeted, and for which there is not a profit-generating purpose.

Further, the need to establish “Rights of Way” before street improvement work may proceed inhibits the expansion of infrastructure for new developments and the rehabilitation of antiquated or inadequate infrastructure within blighted areas. Some City thoroughfares, such as Zuni Road, are built on 65-70 percent privately owned land. Encroachments on private property are commonplace and create delays. Even city-owned property requires a lengthy certification process.

Department of Transportation regulations create impediments to timely completion of projects by the imposition of fiscal year funding cycles, and the expiration of appraisals after six-months.

City officials must engage the electorate to approve ongoing funding of the Workforce Housing Trust. On October 3, 2017, the following measure was put to Albuquerque voters: "Shall the City of Albuquerque issue \$3,788,000 of its general obligation bonds in support of the Workforce Housing Act to provide resources towards the construction and rehabilitation of high quality, permanently affordable housing for low to moderate working families, including affordable senior rental?" As political climates and electorate priorities change, possible future challenges to funding may emerge.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

To address housing affordability and the lack of monetary resources for affordable housing, this Strategic Plan calls for the investment of a significant portion of CDBG, HOME, and WFHTF funds for the development of 180 new affordable rental housing units and the preservation of 100 existing affordable housing units over the next five years. The City will continue to leverage its CDBG, HOME, and WFHTF funds to attract private and other available public resources, including land conveyed to the City for the purpose of affordable housing, to facilitate affordable housing development. In addition, the City will assist 1,000 homeowners with CDBG funds for the rehabilitation of 1,000 affordable housing units. It will also provide 140 prospective homeowner households with affordable homeownership assistance. This strategy

will increase the supply of affordable housing and preserve existing affordable housing in the City, in addition to creating more housing stability for vulnerable Albuquerque residents.

To ameliorate barriers further, the Assessment of Fair Housing makes a specific proposal to modify the City of Albuquerque Community Development Division's Policy Based Ranking Matrix to "prioritize housing investment near transit, proficient elementary schools, and employment opportunities and for residents at or below 30 percent AMI." The proposal includes particular recommendations to be implemented each of the successive five years of the Consolidated Plan. During Year One, it is recommended that the City create and hold a meeting with a focus group comprised of affordable housing developers, affordable housing residents and potential residents, neighborhood leaders, and school representatives to propose the above-stated changes to the City's Policy Based Ranking Matrix. In Year Two, it is recommended the City evaluate results of the focus group and propose these revisions in the Policy Based Ranking Matrix to the Affordable Housing Committee. The Affordable Housing Committee will consider the revisions at one of the Committee's semi-monthly meetings. In Years Three to Five, the AFH recommends the City implement the revised Policy Based Ranking Matrix priorities approved by the Affordable Housing Committee.

SP-60 Homelessness Strategy – 91.215(d)

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

Preventing and ending homelessness is a HUD priority addressed nationally through coordination of regional strategies carried out locally by government agencies and a wide variety of community-based organizations and faith-based groups. Consistent with this approach, the City of Albuquerque supports the efforts of the New Mexico Coalition to End Homelessness (NMCEH), the State's lead agency for the Continuum of Care (CoC), and its member organizations that address homelessness throughout the City. In alignment with this strategy, the City will use CDBG, HOME, WFHTF, ESG, and General funds to support local service providers with programs to prevent homelessness and to expand the supply of affordable housing in Albuquerque for low- and moderate-income residents.

During the most recent PIT Count, held on January 17, 2017, the City collected data directly from emergency shelters or transitional housing programs for the sheltered count component. This information was obtained through an agency-wide report generated through the Homeless Management Information System (HMIS) database. NMCEH provides coordination and management of the local HMIS.

For the unsheltered count component of the PIT Count, in-person surveys were conducted at local service sites and through street outreach activities. Demographic information such as veteran status, numbers of children, and additional relevant details were ascertained to assist in identifying housing service programs for which individuals might qualify. Member agencies conducted surveys at Albuquerque Healthcare for the Homeless, First Nations Community Healthsource, The Rock at NoonDay, St. Martin's Hospitality Center, and the Transgender Resource Center of New Mexico. This information was combined with data gathered by Street Outreach staff from Albuquerque Healthcare for the Homeless, Goodwill Industries of NM, Molina Healthcare, the NM Veteran's Integration Center, the NM Veteran's Administration, and St. Martin's Hospitality Center, who canvassed the City to conduct the survey among those whom they encountered sleeping under highway underpasses, in encampments, and in parks and alleys on day of the PIT Count.

Once assessed, vulnerable individuals are assisted by the City's Housing First program, which has become a leading national program that concentrates on supportive services, crisis intervention and housing, as well as on prevention services. Any identified homeless veterans are referred to the HUD Veterans Affairs Supportive Housing (VASH) program, and the chronically homeless are referred to the City's Continuum of Care Rental Assistance Programs. The Winter Shelter operates from mid-November to mid-March and provides overnight shelter

during the coldest time of the year. On the night of the most recent PIT Count, there were 374 people staying at the Steelbridge Winter Only Shelter. The Rapid Rehousing program provides short term housing assistance to the homeless while they await permanent housing and self-sufficiency. For those facing immediate eviction from their homes, rental assistance is provided to prevent their becoming homeless. In addition, the City will continue its Better Way panhandling initiative that offers panhandlers employment opportunities and engages them into housing, behavioral health services and other supportive services.

The City will continue to coordinate its homeless prevention and intervention strategies with the Continuum of Care to ensure that all federal funds are used as effectively as possible.

Addressing the emergency and transitional housing needs of homeless persons

The ultimate solution to ending homelessness is the stewarding of homeless persons through the transition to permanent housing closely aligned with supportive services that ensure housing stability. However, because the demand for affordable housing far outpaces the region's supply, the CoC continues to rely on its emergency and transitional housing system in order to address the immediate needs of Albuquerque's homeless population.

Once assessed, vulnerable individuals are assisted by the Albuquerque Heading Home homeless initiative, which has become a national leader in the field by concentrating on wraparound services, crisis intervention and permanent supportive housing. The Winter Shelter operates from mid-November to mid-March providing overnight to an average of 250 individuals per night during the coldest time of the year.

The 2013-2017 Consolidated Plan sought to build the City's emergency and transitional shelter capacity, recognizing a need as a component of its Housing First approach to addressing the needs of the mentally ill and of the chronically homeless. The 2016-2017 CAPER reports an increase in capacity of 553 Overnight/Emergency Shelter/Transitional Housing Beds over the first four years of the Plan. The 2018-2022 Consolidated Plan includes Homeless Intervention and Rapid Rehousing as one of its high-priority Strategic Plan Goals. The goal description reads: "Increase housing available to the City's most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction history and criminal records through Tenant Based Rental Assistance. Projects under this category work to increase services for "at-risk" populations by providing public services for homeless persons, emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities to populations experiencing homelessness." The current Plan strategy reflects the consensus of the behavioral health community, which supports the rapid transitioning of the most vulnerable individuals to permanent supportive housing and linkage to supportive medical, mental health, financial, and social welfare services to remain housed.

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.

In support of CoC efforts, this Strategic Plan provides for the use of CDBG, HOME, ESG and General funds to support activities implemented by local nonprofit organizations that provide services to help prevent and eliminate homelessness, including families at risk of homelessness, veterans, victims of domestic violence and emancipated foster youth. The City will also leverage CDBG, HOME and WFHTF funds to expand the supply of affordable housing in Albuquerque.

Additional efforts are underway to shorten the period of time during which individuals and families are experiencing homelessness and to prevent individuals and families who were recently homeless from becoming homeless again. The Rapid Rehousing program provides short term housing subsidies and case management support to individuals and families who are staying at emergency shelters and are assessed to be ready to transition into housing at the end of their shelter stay. The Rapid Rehousing program strives to assist program participants on their path to self-sufficiency by obtaining permanent housing and sustainable employment as quickly as possible. For those facing immediate eviction from their homes, motel vouchers are provided to prevent their becoming homeless. Motel vouchers are also for the homeless while they wait for housing and services.

The City, in collaboration with nonprofit partners who operate permanent supportive housing (PSH) programs, is focused on helping chronically homeless individuals and families obtain permanent supportive housing. Currently, the Albuquerque CoC Permanent Supportive Housing Standards require CoC Permanent Supportive Housing providers prioritize chronically homeless individuals and families when there is an opening. The City currently funds over 200 PSH Housing First vouchers. These vouchers are targeted to chronically homeless individuals and families experiencing homelessness.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

An individual or family is considered to be at-risk of becoming homeless if it experiences extreme difficulty maintaining housing and has no reasonable alternatives for obtaining

subsequent housing. Homelessness often results from a complex set of circumstances that require people to choose between food, shelter and other basic needs. Examples of common circumstances that can cause homelessness include eviction, loss of income, insufficient income, disability, increase in the cost of housing, discharge from an institution, irreparable damage or deterioration to housing, and fleeing from family violence.

In Albuquerque, the Coordinated Entry System managed by the New Mexico Coalition to End Homelessness is an indispensable tool to monitor the needs of vulnerable communities, including when such individuals are discharged from publicly funded institutions or system of care institutions. Members of the behavioral health community also meet regularly with local law enforcement as part of the Mental Health Response Advisory Committee, a coordinated follow-up care management mechanism, established by a Settlement Agreement with the US Department of Justice in 2014. The communication and coordination mandated under the Agreement between the Albuquerque Police Department and the behavioral health community attempt to ensure that law enforcement is sensitive to the specific needs of at-risk individuals. In addition to addressing dangerous escalations of force in stress situations involving such individuals, these efforts at coordination are intended to reduce other unwanted consequences, such as death from narcotic withdrawal or overdose immediately following incarceration or release.

Although HUD has invested significant amounts of monetary resources in Continuum of Care / homeless programs over the last 10 years, the lack of affordable housing continues to be a contributing factor contributing to homelessness within the City and has led to high rent burdens, overcrowding, and substandard housing, not only forcing many people to become homeless but also putting a growing number of people at risk of becoming homeless.

To promote development of new inventory of affordable housing that encourages integration of ethnic populations, increases access to areas of opportunity, decreases exposure to poverty, and protects the City's most precariously housed, the City will adopt the recommendation in the AFH to modify the Community Development Division's Policy Based Ranking Matrix to "prioritize housing investment near transit, proficient elementary schools, and employment opportunities and for residents at or below 30 percent AMI."

Additionally, the City is committed to partnering with local non-profit developers, banks, and Community Development Financial Institutions to construct 120 units of new affordable rental housing *in high opportunity areas*, and 60 units of new permanent supportive housing.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The Residential Lead Based Paint Hazard Reduction Act of 1992 (Title X) emphasizes prevention of childhood lead poisoning through housing-based approaches. This strategy requires the City to implement programs that protect children living in older housing from lead hazards.

Overall, the City has a relatively old housing stock, with only 51 percent of owner housing units and 47 percent of rental housing units having been built after 1979 according to ACS data. The large portion of units constructed prior to January 1, 1978 has the potential to contain lead-based paint. In these units, the best way to have reasonable assurance that lead-based paint hazards are not present is to have the painted surfaces tested. A typical “full lead-based paint risk assessment and report” costs between \$400 and \$600.

According to the New Mexico Department of Health, Childhood Lead Poisoning Prevention Program (NMDH), there were 13,261 children screened for blood lead content in Bernalillo County. The percentage of Bernalillo County children with elevated blood lead levels (EBLLs) greater than the CDC blood lead reference level of 5 µg/dL was 0.6 percent; the percentage with EBLLs greater than 10 µg/dL was 0.4 percent. To reduce lead-based paint hazards, the City of Albuquerque takes the following actions:

- Include lead testing and abatement procedures if necessary in all residential rehabilitation activities for units built prior to January 1, 1978.
- Educate residents on the health hazards of lead-based paint through the use of brochures and encourage screening children for elevated blood-lead levels.
- Disseminate brochures about lead hazards through the City’s residential rehabilitation programs.

How are the actions listed above related to the extent of lead poisoning and hazards?

Over time the actions listed above will promote greater awareness of the hazards of lead-based paint to children and will also address unsafe housing conditions in pre-1978 units where children may potentially be exposed to lead-based paint hazards.

How are the actions listed above integrated into housing policies and procedures?

HUD requires the dissemination of brochures provided by the U.S. Environmental Protection Agency to all applicants as part of the transmittal of the program application. Any unit receiving CDBG or HOME assistance that was built prior to January 1, 1978 is addressed appropriately based on the level of rehabilitation hard costs for the project. If lead-based paint is present,

appropriate abatement procedures are implemented as part of the rehabilitation contract consistent with the requirements of 24 CFR Part 35.

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

Poverty remains a serious challenge for the City of Albuquerque as it is for other cities across the nation. According to the 2009-2013 American Community Survey 5-Year Estimates, there are 97,304 Albuquerque residents living in poverty. In an effort to meaningfully address this challenge, all 12 goals of the 2018-2022 Strategic Plan are aligned to support activities that promote the availability of affordable housing and that provide essential services directly benefitting low- and moderate-income residents. In the implementation of the Plan, the City will prioritize funding for activities that most effectively address the Plan goals over the next five years. This strategy will emphasize using CDBG, HOME, and ESG funds to help individuals and families rise out of poverty to reach long-term self-sufficiency.

The implementation of CDBG, HOME, and ESG activities that meet the goals established in this Plan, supplemented by funding from WFHTF and City General Funds, will help to reduce the number of poverty-level families by:

- Supporting activities that expand the housing choices available to low- and moderate-income households, and that extend the opportunity to live where they choose, including those areas with better access to jobs, high-performing schools, and transit;
- Supporting housing preservation programs to benefit both renters and homeowners, assuring low-income households have safe, decent and appropriate places to live;
- Supporting a continuum of housing and public service programs that addresses the needs of the City's most vulnerable residents through homeless intervention and rapid rehousing as well as by means of integrated services that maintain the housing stability, health, and general well-being of "at-risk" populations;
- Extending the mantle of long-term housing security and stability to cover low- and moderate-income families by supporting programs that make the dream of home ownership attainable for these groups;
- Addressing historic inequities in terms of fair and equal access to housing in the private and public sector through expansion of the City's community outreach and educational efforts to combat discrimination;
- Nurturing the health and well-being of the City's children and cultivating their potential by providing early child development services and childcare services to benefit low- and moderate-income working families;
- Preserving the dignity and independence of senior residents, including the frail elderly, through the delivery of quality supportive services that not only allow them to "age in place," but that also combat social isolation and maintain civic engagement;

- Encouraging civic engagement on the part of all the City's residents by investing in the improvement and accessibility of City public facilities, including community centers, senior or multi-generational centers, and other public buildings, and improving City infrastructure, especially streets and sidewalks, to ensure that all residents, particularly those with disabilities, remain connected to the community;
- Promoting public safety for residents through improvements to community facilities and infrastructure that facilitate essential emergency services;
- Encouraging self-reliance, innovation, stability and economic security for low- and moderate-income residents through education, employment assistance, vocational and workforce training programs, financial literacy and banking/lending assistance.

These efforts on the local level are intended to coalesce with mainstream state and federal incentives and programs, such as the Earned Income Tax Credit and Head Start, to steer families forward on a pathway out of poverty. Together, they offer individuals and families employment assistance, subsidies for food, medical care, and childcare, as well as cash payments to meet such basic needs as housing, nutrition and transportation. Other services are available to assist persons suffering from substance abuse, domestic violence and mental illness.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan?

This Consolidated Plan seeks above all to address the most pressing need among low- and moderate-income Albuquerque residents, namely, housing instability. All other investments, including those directed toward public service programs, infrastructure improvements, and economic opportunity programs, are intended to engender the self-sufficiency and mobility that can only be the outgrowth of a safe, affordable, stable, and accessible living environment.

The fact that income growth in the City of Albuquerque has been far outpaced by growth in housing costs makes it very difficult for many segments of the City's population to maintain housing stability. Data in the Needs Assessment and Market Analysis indicate that housing cost burden and severe cost burden are significant housing problems that contribute to this housing insecurity and increase the vulnerability of residents to homelessness. Ultimately, solving the problem of homelessness will involve the stewarding of homeless persons through the transition to permanent housing closely aligned with supportive services that ensure health, wellness and stability. However, because the demand for affordable housing far outpaces the region's supply, the CoC continues to rely on its emergency and transitional housing system in order to address the immediate needs of Albuquerque's homeless population. Tenant Based Rental Assistance is necessary to address the needs of cost burdened renter households until these households are able to access other resources such as Section 8 Housing Choice Vouchers or placement in an affordable rental housing unit.

As the Market Analysis also makes clear, the City's inventory of affordable housing is vastly inadequate to meet the needs of cost-burdened households. To help address this shortfall, the City will prioritize the development of additional affordable rental housing units and the preservation of both rental and ownership units that are currently affordable to low- and moderate-income households. Toward this end, the Plan calls for the funding of activities targeted to families who own their residences but lack the resources to address emergency repairs or maintain their properties in compliance with City codes and standards. The City will also provide 140 prospective homeowner households with affordable homeownership assistance. Since housing insecurity can affect even moderate-income families who are cost burdened, careful financial counseling that teaches them budgeting skills can lead them toward more lasting housing security in the form of home ownership. The benefits of ownership include fixed housing costs over the life of the loan period, the building of equity, and the encouragement of savings for residents who would otherwise be subject to rising rental costs. This multi-part strategy will increase the supply of affordable housing and preserve existing affordable housing in the City, in addition to creating more housing stability for vulnerable Albuquerque residents.

The Plan specifically calls for the City to leverage CDBG, HOME, WFHTF, and General funds against other funding, in partnership with its Community Development Financial Institution partners to develop 120 new units of affordable housing. By carefully considering the location of these development projects, the City will not only be able to address the needs of residents living in racially and ethnically concentrated areas of poverty, but also to facilitate access to low-poverty areas. The City also has the opportunity to build on the model established by its non-profit housing developer partners, who incorporate outstanding design, energy efficiency, and walkability in mixed-use live-work-play environments that include linkage to supportive services necessary to keep low-income residents housed. These developers attract market-rate clientele alongside formerly homeless and other residents with special needs. They accomplish this through means of a development approach that is financially viable, environmentally sustainable, and designed to create integrated mixed income enclaves. Such developments could overcome the neighborhood resistance that usually attends affordable housing developments slated for high opportunity areas. These areas may be defined as those that are near public transit, have low crime, high proficiency elementary schools, and ample employment opportunities.

This integrated Anti-Poverty Strategy attempts to balance the need for mobility to areas of greater opportunity with the need for place-based assistance, a distinction that may be characterized in terms of the need for investment in some areas versus *reinvestment* in others. The City places a high priority on non-housing community development needs, including those associated with public facilities/infrastructure, ADA improvements, community facilities and

equipment for public safety and services for low- and moderate-income people. During the implementation of the Plan, the City will use CDBG funds to address these needs and provide a suitable living environment for low- and moderate-income people. Improvements to streets and sidewalks along corridors and in centers already targeted for redevelopment and investment will accomplish many goals. First, these improvements will increase accessibility for special needs and low-income residents to transportation and business corridors, improving their ability to access jobs, health care, and community services, and to participate in all aspects of civic life. Second, these investments will have economic benefit in terms of increasing walkability along these neighborhoods and corridors, thereby stimulating business growth and opportunity. Third, lighting, curb retrofit, signal upgrades, and community facilities and equipment for firefighting will benefit all City residents through increased personal safety and security.

These basic investments in infrastructure will complement investments in programs targeted to improve the economic security and self-reliance of lower-income residents. These programs deliver services in the areas of education, employment assistance, vocational and workforce training, financial literacy and offer banking/lending assistance to entrepreneurs, small business owners and aspiring homeowners. Other services will be targeted specifically to special-needs populations. Among these are case management, medical or psychological counseling and supervision, childcare, transportation and job training, all provided for purposes of creating stability and facilitating independence among these populations. Focus group participants emphasized the need for these programs to be culturally specific, responsive solutions that "must look like the people whom they serve." They also stressed that all services must be linguistically appropriate. Senior care service providers emphasized during focus groups sessions the importance of considering the needs of an aging population to maximize their ability to "age in place." Services to address the early childhood development needs and childcare needs of working families are also high priority in this Plan.

Taken in total, all these investments are carefully crafted to build on the advocacy, dedication, experience and expertise of scores of professionals who have committed their lives to serving the immediate and long-term needs of the indigent, poor, and special needs populations of the City of Albuquerque, and who, with the programmatic help outlined herein, may have a real impact on alleviating the pernicious effects of generations of discrimination, lack of opportunity, and cyclical poverty within their community.

SP-80 Monitoring – 91.230

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

To ensure that CDBG, HOME and ESG funds are used efficiently and in compliance with applicable regulations, the City provides technical assistance to all subrecipients and monitors subrecipients throughout the program year.

Technical Assistance

To facilitate compliance with federal program regulations, the City provides individualized or classroom technical assistance to potential applicants to review the Plan goals, program requirements and available resources. Subsequent to the approval of the Action Plan, a mandatory technical assistance session is held to review the program regulations in detail, to provide useful forms and resources for documenting compliance and to review the City's compliance procedures and requirements. Additionally, individualized technical assistance is provided on an as-needed basis throughout a program year.

Program / Project Monitoring

All programs and projects are monitored, beginning with a detailed review upon receipt of an application to determine eligibility, conformance with a National Objective and conformance with a Plan goal. This review also examines the proposed use of funds, eligibility of the service area, eligibility of the intended beneficiaries and likelihood of compliance with other federal requirements such as the National Environmental Policy Act, the System for Award Management (SAM) debarment list, prevailing wage, Minority and Women Business Enterprise, Section 3 and federal acquisition and relocation regulations, as applicable.

Applicants are required to submit an audit and other documentation to establish their capacity, and any findings noted in the audit are reviewed with the applicant. Eligible applications are then considered for funding. Once a program or project is under contract with a subrecipient, desk monitoring includes ongoing review of required quarterly performance reports throughout the year. For CDBG public service, HOME TBRA and ESG programs, monitoring (programmatic and fiscal) is conducted at least once every year to ensure compliance. These reviews determine if the subrecipient is complying with the program regulations and City contract. Areas routinely reviewed include overall administration, financial systems, appropriateness of program expenditures, program delivery, client eligibility determination and documentation, reporting systems, and progress toward achieving contractual goals. Following the monitoring

visit, a written report is provided delineating the results of the review and any findings of non-compliance and the required corrective action. Subrecipients normally have 30 days to provide the City with corrective actions taken to address any noted findings. Individualized technical assistance is provided, as noted above, as soon as compliance concerns are identified. For CDBG and HOME construction projects, monitoring also includes compliance with Davis-Bacon, Minority and Women's Business Enterprise (MBE/WBE) and Section 3 as applicable. For HOME funded affordable housing developments, the City routinely monitors to ensure that for renter occupied units, household income, rents and utility allowances are in compliance with applicable limits pursuant to the affordability covenant.

Throughout the year, the City will monitor its progress in addressing priority needs, AFH contributing factors, and meeting Consolidated Plan and AFH goals. Accomplishments will be reported in the CAPER.

2018-2019 Action Plan

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

For the five year period of the Consolidated Plan, the City anticipates the availability of the following resources listed by fund type, inclusive of HUD funds, program income, prior year(s) HUD funds and local resources: CDBG - \$30,821,997; HOME - \$16,468,476; ESG - \$1,788,555; General Fund - \$15,195,405; Workforce Housing Trust Fund - \$11,565,154. CDBG Prior Year Resources includes \$2,892,312 of CDBG funds repaid to HUD in the resolution of Office of Inspector General Report No. 2017-FW-1010.

Table 57 - Expected Resources

Program	Source	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of Plan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
CDBG	Federal	Acquisition Construction Rehabilitation Homeownership Public Services Public Facilities Administration	\$4,460,081	\$115,000	\$8,406,592	\$12,981,673	\$17,840,324	The annual allocation of CDBG, HOME and ESG funds is subject to Federal appropriations and changes in demographic data used in HUD's formulas for each respective program.
HOME	Federal	Acquisition Construction Rehabilitation Homeownership TBRA CHDO Operating Administration	\$2,147,996	\$1,128,908	\$4,599,588	\$7,876,492	\$8,591,984	
ESG	Federal	Homeless Assistance Administration	\$357,711			\$357,711	\$1,430,844	
General Fund	Local	Homeless Assistance Fair Housing	\$3,059,862			\$3,059,862	\$12,239,447	Local General funds are subject to annual local appropriations.
Workforce Housing Trust Fund	Local	Acquisition Construction Homeownership	\$4,565,154			\$4,565,154	\$7,000,000	Local Bond funds are subject to voter approval every two years.

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

Depending on the financing structure of a given project, it may be advantageous for the City to use CDBG and HOME funds to leverage appropriate state, local and private resources, including but not limited to those listed below.

State Resources

- New Mexico State Low-Income Housing Tax Credit Program
- Building Equity and Growth in Neighborhoods Program (BEGIN)
- Multifamily Housing Program (MHP)
- Mental Health Service Act (MHSA) Funding

Local Resources

The City's Workforce Housing Trust Fund (WFHTF) is a source of revenue used to support the preservation and production of affordable housing. These funds can be leveraged with additional resources, including HOME and CDBG, and have a long term affordability requirement. The WFHTF is funded by a biannual voter approved City bond. As described in § 14-9-4 CREATION AND ADMINISTRATION OF THE WORKFORCE HOUSING TRUST FUND, "Projects receiving funding or land under the Workforce Housing Opportunity act shall leverage non-city funds by at least a 4:1 ratio (non-city to city resources). The Plan may make exception to this ratio for certain hard to develop projects to be defined. Federal and state funds flowing through the city are not considered city funds for purposes of this requirement." For these purposes, "hard to develop projects" include those projects where:

- At least a portion serves vulnerable or extremely low income populations.
- The developer is able to adequately justify to the City that the physical condition, shape or location of the property make the property difficult to develop.
- The project is being developed on land contributed by the City of Albuquerque as the City aims to only acquire land for affordable housing development if the land is difficult to develop.

Private Resources

- Federal Home Loan Bank Affordable Housing Program (AHP)
- Community Reinvestment Act Programs
- Private Developer Contributions

The City's WFHTF is a source of revenue used to support the preservation and production of affordable housing. These funds can be leveraged with additional resources, including HOME

and CDBG, and have a long term affordability requirement. The WFHTF is funded by a biannual voter approved City bond. The local WFHTF program aims for a 4 to 1 leverage from non-City sources.

Matching Requirements

The City of Albuquerque provides a dollar for dollar cash match from the City's General Fund for the ESG program. The City of Albuquerque leverages HOME funds with other local and private non-federal resources in order to meet its HOME program 25 percent matching requirement. Eligible forms of HOME match are documented by the City and reported to HUD as part of the Consolidated Annual Performance and Evaluation Report (CAPER) each year.

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

According to data compiled by the Planning Department in February 2018, the City owns 10 vacant properties zoned for multi-family use, each larger than two acres, located outside of a floodplain and near a principal arterial or major collector street. These properties, if suitable in terms of site and neighborhood standards, may be used for affordable housing development. Alternatively, these properties may be used for other civic purposes such as public facilities to benefit area residents.

Discussion

Assuming continued level funding of the CDBG, HOME and ESG programs, the City expects to utilize approximately \$30.8 million of CDBG, \$16.5 million of HOME, \$1.8 million of ESG, \$15.2 million of General Fund and \$11.6 million of Workforce Housing Trust Funds during the five-year period beginning July 1, 2018 and ending June 30, 2023 to achieve the goals of the Strategic Plan.

AP-20 Annual Goals and Objectives

Table 58 – Goals Summary Information

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1.	Affordable Housing Development – Rental (AFH Goals 1 & 4)	2018	2019	Affordable Housing	Investment Areas Investment & Reinvestment Areas	Priority Needs 1-10, 12-13	HOME: \$4,881,044 WFHTE: \$4,565,154	Rental units constructed/Household housing units: 60 <i>(in high opportunity areas)</i> Other: 1 (Revised Policy Based Ranking Matrix) Other: 1 (Meet with MFA to discuss QAP) Other: 1 (Focus group for SP-10 Geographic Priorities) Other: 1 (CHDO Operating)
	Description: Address disproportionate housing needs, the needs of residents living in racially and ethnically concentrated areas of poverty and facilitate access to low poverty areas by: 1) Increasing affordable housing options in high opportunity areas, which may be defined as near public transit, low crime areas, areas with proficient elementary schools and areas with employment opportunities; and 2) Increasing the percentage of affordable accessible units in new housing developments from 5 percent to seven percent. Provide HOME funds for CHDO Operating Assistance.							
2.	Affordable Housing Preservation – Rental (AFH Goals 1 & 10)	2018	2019	Affordable Housing	Investment & Reinvestment Areas Reinvestment Areas	Priority Needs 1 and 8	CDBG: \$3,200,918 HOME: \$1,000,000	Rental units rehabilitated/Household housing units: 167 <i>(in areas in need of reinvestment)</i>
	Description: Incentivize investment of affordable housing funds for rehabilitation and / or preservation of existing units.							

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3.	Affordable Housing Preservation – Ownership (AFH Goal 2)	2018	2019	Affordable Housing	Citywide Investment	Priority Need 11	CDBG: \$750,000	Homeowner Housing Rehabilitated: 500 household housing units
<p>Description: Address disproportionate housing needs of disabled residents through expansion of the number of low and moderate-income senior or disabled homeowners receiving disability retrofit modifications. Investments made pursuant to this goal shall provide funds for minor, major and emergency rehabilitation of owner-occupied dwelling units.</p>								
4.	Affordable Homeownership Assistance	2018	2019	Affordable Housing	Citywide Investment	Priority Need 14	CDBG: \$720,000	Direct Financial Assistance to Homebuyers: 36 households assisted
<p>Description: Address homeownership rates in older neighborhoods that have experienced disinvestment and provide financial mechanisms to support homeownership for low- and moderate-income families. Such mechanisms include down payment assistance in the form of silent second mortgages with favorable deferred terms that have the effect of reducing the principal balance of the primary mortgage in order to create an affordable payment. Programs funded under this goal may connect prospective buyers with community partner financial institutions that are able to offer favorable financing terms. Prospective homebuyers will also receive services including counseling and financial literacy to impart budgeting skills and to encourage savings for home maintenance and emergency repairs.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5.	Homelessness Intervention and Rapid Rehousing (AFH Goals 4 and 16)	2018	2019	Affordable Housing	Citywide Investment	Priority Needs 12, 13 and 16	CDBG: \$514,990 HOME: \$1,626,649 ESG: \$330,897 Gen. Fund: \$2,954,862	Tenant-based rental assistance / Rapid Rehousing: 920 households Public service activities other than Low/Moderate Income Housing Benefit: 300 people Homelessness Prevention (Eviction Prevention): 300 people Homeless Person Overnight Shelter: 16,939 people Other: 1 (<i>Focus group meeting with AHH, AA & others</i>)
	Description: Increase housing available to the City’s most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction histories and criminal records through Tenant Based Rental Assistance. Projects under this category work to increase services for “at-risk” populations by providing public services for homeless persons, such as emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities, along with integrated services to maintain housing stability, including but not limited to health care, mental health care, counseling, case management, and meal assistance.							
6.	Fair Housing Services (AFH Goal 3)	2018	2019	Affordable Housing	Citywide Investment	Priority Needs 1, 10 and 12	General Fund: \$85,000	Public service activities other than Low/Moderate Income Housing Benefit: 750 people Other: 3 (<i>one MOU and 2 trainings</i>)
	Description: Address fair housing discrimination in the private and public sector through expansion of the City’s community outreach and educational efforts regarding fair housing discrimination by entering into an MOU with the City of Albuquerque Office of Equity and Inclusion to provide education and training sessions (two per year). Address the need for landlord-tenant information and mediation services in the community so that residents occupying or seeking rental housing as well as property owners and management companies understand their rights and responsibilities under the law.							

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7.	Services for Children and Youth	2018	2019	Non-Housing Community Development	Citywide Investment	Priority Need 16	CDBG: \$35,500 General Fund: \$20,000	Public service activities other than Low/Moderate Income Housing Benefit: 34 people
<p>Description: Provide early child development services and childcare services to benefit low- and moderate-income working families. Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.</p>								
8.	Services for Senior Citizens	2018	2019	Non-Housing Community Development	Citywide Investment	Priority Need 16	CDBG: \$118,175	Public service activities other than Low/Moderate Income Housing Benefit: 1,500 people
<p>Description: Provide seniors, including the frail elderly, with quality supportive services so elderly residents can live as independently as possible. Projects to be funded under this goal include, but are not limited to, nutrition services such as congregate meals for ambulatory seniors and home-delivered meals for homebound seniors.</p>								

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9.	Public Facilities and Infrastructure	2018	2019	Non-Housing Community Development	Investment Areas Investment & Reinvestment Areas Citywide Investment	Priority Need 15	CDBG: \$6,727,074	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 101,078 people
<p>Description: Improve City public facilities, including community centers, senior or multi-generational centers, fire stations and equipment and other public buildings, and improve City infrastructure, including sidewalks, curb ramps, pedestrian crossings, signals and street lighting to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and severely disabled adults.</p>								
10.	Program Administration	2018	2019	Non-Housing Community Development	Citywide Investment	All	CDBG: \$915,016 HOME: \$368,799 ESG: \$26,814	Other: 1
<p>Description: Provide for the administration of HUD Community Planning and Development programs.</p>								

AP-35 Projects – 91.220(d)

Introduction

To address the high priority needs identified in the Strategic Plan, the City of Albuquerque will invest CDBG, HOME, ESG, Workforce Housing Trust Fund and General funds in projects that develop new rental housing units, preserve affordable housing, promote homeownership, provide fair housing services, provide services to low- and moderate-income residents including youth and seniors, address and prevent homelessness and improve public facilities and infrastructure. Together, these projects will address the needs of low- and moderate-income Albuquerque residents.

Table 59 – Project Information

Project Name
1. Affordable Housing Development – Rental
2. Affordable Housing Preservation – Rental
3. Affordable Housing Preservation – Ownership
4. Affordable Homeownership Assistance
5. Homelessness Intervention and Rapid Rehousing
6. Fair Housing Services
7. Services for Children and Youth
8. Services for Senior Citizens
9. Public Facilities and Infrastructure
10. Program Administration

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

Based on the Strategic Plan, the City is allocating 100 percent of its non-administrative CDBG, HOME and ESG investments for 2018-2019 to projects that benefit low- and moderate-income people.

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources and the high cost of housing that is not affordable to low-income residents. To address these obstacles, the City will continue to allocate its available resources to develop new rental housing units, preserve

affordable housing, promote homeownership, provide fair housing services, provide services to low- and moderate-income residents including youth and seniors, address and prevent homelessness and improve public facilities and infrastructure.

AP-38 Project Summary

Table 60 – Project Summary Information

1.	Project Name	Affordable Housing Development - Rental
	Target Area	Investment Areas Investment & Reinvestment Areas
	Goals Supported	Affordable Housing Development – Rental (AFH Goals 1 & 4)
	Needs Addressed	Priority Needs 1-10, 12-13
	Funding	HOME: \$4,881,044 WFHTF: \$4,565,154
	Description	Address disproportionate housing needs, the needs of residents living in racially and ethnically concentrated areas of poverty and facilitate access to low poverty areas by: 1) Increasing affordable housing options in high opportunity areas, which may be defined as near public transit, low crime areas, areas with proficient elementary schools and areas with employment opportunities; and 2) Increasing the percentage of affordable accessible units in new housing developments from 5 percent to seven percent. Provide HOME funds for CHDO Operating Assistance.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	20 extremely low-income families 40 low-income families
	Location Description	Investment Areas Investment & Reinvestment Areas
	Planned Activities	Activities will provide HOME: \$4,773,646; and Workforce Housing Trust Fund: \$4,565,154 assistance to develop 60 affordable housing units for low- and moderate-income households, through development and/or through acquisition and rehabilitation. The City will also provide \$107,398 of HOME funds for operating assistance to Community Housing Development Organizations as follows: <ul style="list-style-type: none"> • Greater Albuquerque Housing Partnership – (HOME: \$53,699) • Sawmill Community Land Trust – (HOME: \$53,699)

2.	Project Name	Affordable Housing Preservation – Rental
	Target Area	Investment & Reinvestment Areas Reinvestment Areas
	Goals Supported	Affordable Housing Preservation – Rental (AFH Goals 1 & 10)
	Needs Addressed	Priority Needs 1 and 8
	Funding	CDBG: \$3,200,918 HOME: \$1,000,000
	Description	Incentivize investment of affordable housing funds for rehabilitation and / or preservation in areas in need of reinvestment that have an existing concentration of affordable housing. Assisted properties shall be primarily occupied by low- and moderate-income residents and shall charge affordable rents.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	167 extremely low-income families
	Location Description	Project activities will take place in areas where the City has prioritized reinvestment.
	Planned Activities	Albuquerque Housing Authority Rental Rehabilitation – Rental units rehabilitated or site improvements for 163 extremely low income families. CDBG Eligibility: Eligible pursuant to 24 CFR 570.202(a)(2). National Objective: Meets the National Objective of Low- and Moderate Income Housing at 24 CFR 570.208(a)(3). (CDBG: \$3,200,918 including \$2,892,312 of CDBG funds repaid to HUD as a component of the resolution of Office of Inspector General Report No. 2017-FW-1010) Greater Albuquerque Housing Partnership Rental Rehabilitation – Rental units rehabilitated or site improvements for 4 extremely low income families (HOME CHDO: \$1,000,000)

3.	Project Name	Affordable Housing Preservation - Ownership
	Target Area	Citywide Investment
	Goals Supported	Affordable Housing Preservation – Ownership (AFH Goal 2)
	Needs Addressed	Priority Need 11
	Funding	CDBG: \$750,000
	Description	<p>Address disproportionate housing needs of disabled residents through expansion of the number of low and moderate-income senior or disabled homeowners receiving disability retrofit modifications. Investments made pursuant to this goal shall provide funds for minor, major and emergency rehabilitation of owner-occupied dwelling units.</p> <p>Activities will provide emergency minor home repairs and disability retrofit modifications to 500 low-income owner-occupied dwellings to sustain existing affordable ownership housing opportunities.</p>
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	<p>100 extremely low-income families</p> <p>150 low-income families</p> <p>250 moderate-income families</p>
	Location Description	Citywide Investment
	Planned Activities	<p>City of Albuquerque Department of Senior Affairs – Disability Retrofit Program - 400 Household Housing Units – (CDBG: \$500,000)</p> <p>City of Albuquerque Department of Family and Community Services – Emergency Minor Home Repair Program - 100 Household Housing Units – (CDBG: \$250,000)</p>

4.	Project Name	Affordable Homeownership Assistance
	Target Area	Citywide Investment
	Goals Supported	Affordable Homeownership Assistance
	Needs Addressed	Priority Need 14
	Funding	CDBG: \$720,000
	Description	Address homeownership rates in older neighborhoods that have experienced disinvestment and provide financial mechanisms to support homeownership for low- and moderate-income families. Such mechanisms include down payment assistance in the form of silent second mortgages with favorable deferred terms that have the effect of reducing the principal balance of the primary mortgage in order to create an affordable payment. Programs funded under this goal may connect prospective buyers with community partner financial institutions that are able to offer favorable financing terms. Prospective homebuyers will also receive services including counseling and financial literacy to impart budgeting skills and to encourage savings for home maintenance and emergency repairs.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	36 moderate-income families
	Location Description	Citywide Investment
	Planned Activities	Activities will provide deferred loans as homebuyer assistance to 36 low- and moderate-income households in order to make purchasing a home in Albuquerque affordable. Homewise Homestart - Direct Financial Assistance to Homebuyers: 36 households assisted – (CDBG: \$720,000)

5.	Project Name	Homelessness Intervention and Rapid Rehousing
	Target Area	Citywide Investment
	Goals Supported	Homelessness Intervention and Rapid Rehousing (AFH Goal 4)
	Needs Addressed	Priority Needs 12 and 13
	Funding	CDBG: \$514,990 HOME: \$1,626,649 ESG: \$330,897 Gen. Fund: \$2,954,862
	Description	Increase housing available to the City’s most vulnerable residents, including people with severe mental illness, bad credit ratings, eviction histories and criminal records through Tenant Based Rental Assistance. Projects under this category work to increase services for “at-risk” populations by providing public services for homeless persons, such as emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities, along with integrated services to maintain housing stability, including but not limited to health care, mental health care, counseling, case management, and meal assistance. Activities will provide emergency motel vouchers, emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities to populations experiencing homelessness. Activities further include rental and utility assistance for a period up to 3 consecutive months in order to prevent homelessness as well as providing a range of health and dental services to low- and moderate-income homeless residents. Tenant-Based Rental Assistance activities will serve 115 households including those who are homeless or at-risk of homelessness and residents with special needs.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	16,939 extremely low-income people will benefit from motel vouchers and emergency shelter; 300 extremely low-income people will benefit from eviction prevention services; 300 extremely low-income people will benefit from a range of health and dental services; 810 extremely low-income households will benefit from rapid rehousing assistance; and 110 extremely low-income families will benefit from Tenant-Based Rental Assistance.
	Location Description	Citywide Investment

<p>Planned Activities</p>	<p>City of Albuquerque Department of Family and Community Services Health and Social Services Centers – Eviction Prevention – 300 people each year – (CDBG: \$119,900)</p> <p>Albuquerque Healthcare for the Homeless – Emergency Motel Vouchers - 185 people - (CDBG: \$77,260; General Fund: \$6,180)</p> <p>St. Martin’s – Emergency Motel Vouchers – 200 people - (CDBG: \$46,950; General Fund: \$50,000)</p> <p>Barrett House – Emergency Motel Vouchers - 35 people - (CDBG: \$16,850)</p> <p>First Nations – Emergency Motel Vouchers - 119 people - (CDBG: \$56,150)</p> <p>Albuquerque Healthcare for the Homeless – Dental Services – 300 people each year - (CDBG: \$197,880; General Fund: \$67,400)</p> <p>Heading Home - Emergency Shelter Services / Homeless Intervention - 31,560 bed nights each season or 900 people – (ESG: \$114,039; General Fund: \$618,068)</p> <p>Barrett Shelter - Emergency Shelter Services / Homeless Intervention - 10,000 bed nights each year or 1,000 people – (ESG: \$41,897; General Fund: \$30,256)</p> <p>Good Shepherd - Emergency Shelter Services / Homeless Intervention - 30,000 bed nights each year or 3,000 people – (ESG Match: \$63,000)</p> <p>Heading Home – ABQ Opportunity Center - 24,000 bed nights each year or 2,500 people per year – (ESG: \$40,875; General Fund: \$102,000)</p> <p>St. Martin’s Day Shelter - 300 each day or 9,000 people per year– (General Fund: \$146,000)</p> <p>Barrett Foundation – Rapid Rehousing - 10 households – (ESG: \$100,732)</p> <p>Supportive Housing Coalition – Housing First - Rapid Rehousing - 300,000 housing vouchers per year or 800 households – (General Fund: \$1,909,958)</p> <p>New Mexico Coalition to end Homelessness – HMIS – (ESG: \$33,354; General Fund: \$25,000)</p> <p>Albuquerque Housing Authority – Tenant Based Rental Assistance - 60 households – (HOME: \$838,005)</p> <p>Enlace – Tenant Based Rental Assistance - 20 households – (HOME: \$413,050)</p> <p>St. Martin’s – Tenant Based Rental Assistance – 30 households – (HOME: \$375,594)</p>
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6.	Project Name	Fair Housing Services
	Target Area	Citywide Investment
	Goals Supported	Fair Housing Services (AFH Goal 3)
	Needs Addressed	Priority Needs 1, 10 and 12
	Funding	Gen. Fund: \$85,000
	Description	Address fair housing discrimination in the private and public sector through expansion of the City’s community outreach and educational efforts regarding fair housing discrimination by entering into an MOU with the City of Albuquerque Office of Equity and Inclusion to provide education and training sessions (two per year). Address the need for landlord-tenant information and mediation services in the community so that residents occupying or seeking rental housing as well as property owners and management companies understand their rights and responsibilities under the law.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	750 Albuquerque residents will benefit from the proposed activities, without regard to income level or other characteristics.
	Location Description	Citywide Investment
	Planned Activities	The Department of Family and Community Services will enter into an MOU with the Office of Equity and Inclusion to provide landlord-tenant education and mediation and two fair housing training sessions. Law Access New Mexico – Landlord Tenant Hotline – 700 People– (General Fund: \$75,000) City of Albuquerque Office of Equity and Inclusion – Fair Housing Education and Training – 50 People– (General Fund: \$10,000)

7.	Project Name	Services for Children and Youth
	Target Area	Citywide Investment
	Goals Supported	Services for Children and Youth
	Needs Addressed	Priority Need 16
	Funding	CDBG: \$35,500; General Fund: \$20,000
	Description	Provide early child development services and childcare services to benefit low- and moderate-income working families. Provide youth with appropriate health, fitness, recreational, educational and/or other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families. Activities will provide services for children and youth such as child development services, case management for homeless children and their families, childcare and services concerned with health, education and/or recreation.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	34 low- and moderate-income people will benefit from the proposed activities.
	Location Description	Citywide Investment
	Planned Activities	CLN Kids – ECD for Homeless Families – 34 People – (CDBG: \$35,500; General Fund: \$20,000)

8.	Project Name	Services for Senior Citizens
	Target Area	Citywide Investment
	Goals Supported	Services for Senior Citizens
	Needs Addressed	Priority Need 16
	Funding	CDBG: \$118,175
	Description	<p>Provide seniors, including the frail elderly, with quality supportive services so elderly residents can live as independently as possible. Projects to be funded under this goal include, but are not limited to, nutrition services such as congregate meals for ambulatory seniors and/or home-delivered meals for homebound seniors.</p> <p>Activities funded under this category will provide services for senior citizens including but not limited to nutrition, health and recreation.</p>
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	1,500 senior citizens will benefit from the proposed activities.
	Location Description	Citywide Investment
	Planned Activities	City of Albuquerque Department of Senior Affairs – Senior Meals Program – 1,500 People - (CDBG: \$118,175)

9.	Project Name	Public Facilities and Infrastructure
	Target Area	Investment Areas Investment & Reinvestment Areas Citywide Investment
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Priority Need 15
	Funding	CDBG: \$6,727,074
	Description	Improve City public facilities, including community centers, senior or multi-generational centers, fire stations and equipment and other public buildings, and improve City infrastructure, including sidewalks, curb ramps, pedestrian crossings, signals and street lighting to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and severely disabled adults.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 101,078 Albuquerque residents will benefit from the proposed activities.
	Location Description	Citywide Investment

<p>Planned Activities</p>	<p>Activities include the rehabilitation / expansion of public facilities public infrastructure improvements that could include Americans with Disabilities Act improvements to public infrastructure and street lighting), and the purchase of a Fire Engine to serve low- and moderate-income neighborhood (\$750,000). The public facilities activities will improve and/or expand existing facilities serving low- and moderate-income residents. The public infrastructure improvements activities will provide accessibility for severely disabled adults at locations throughout the City.</p> <p>City of Albuquerque Department of Municipal Development – ADA Sidewalk Improvements – 77,008 people – (CDBG: \$1,000,000)</p> <p>City of Albuquerque Department of Municipal Development – Trumbull Street and Sidewalk Improvements – 2,345 people – (CDBG: \$3,676,705)</p> <p>Community Center Roof Improvements at Herman Sanchez and Cesar Chavez Community Centers – 800 people – (CDBG: \$281,295)</p> <p>Albuquerque Fire Department – Fire Engine – District 5 – 20,460 people – (CDBG: \$770,000)</p> <p>New Mexico Dream Center – Acquisition for Teen Drop-In Center to be located at 126 General Chennault NE – 250 people – (CDBG: \$385,000)</p> <p>Albuquerque Healthcare For the Homeless – Facility Rehabilitation at 121 Mountain Road NW - 175 people – (CDBG: \$357,153)</p> <p>Dennis Chavez Community Center – 40 people – (CDBG \$256,921)</p>
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10.	Project Name	Program Administration
	Target Area	Citywide Investment
	Goals Supported	All
	Needs Addressed	All
	Funding	CDBG: \$915,016 HOME: \$368,799 ESG: \$26,814
	Description	Provide for the administration of HUD Community Planning and Development programs.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	See projects 1-9.
	Location Description	Citywide Investment
	Planned Activities	Funds will be used by the Department of Family and Community Services to provide for the administration of the HUD Community Planning and Development programs.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Informed by the contributing factors and goals of the Assessment of Fair Housing and the priority needs of the Consolidated Plan, the goals of this Action Plan are established to focus investment in one of four geographic categories that were identified in the Section SP-10 of the 2018-2022 Consolidated Plan. These include Investment Areas, Investment and Reinvestment Areas, Reinvestment Areas, and Citywide Investments.

Many areas suitable for new investment are located in the northeast and northwest quadrants of the City. Due to its high-performing schools, high percentages of educated workers, low-exposure to poverty and high labor engagement scores, such neighborhoods could be prime locations for additional workforce and affordable housing that has a mixed use, mixed income character, and is thereby able to attract market rate residents along with lower income tenants, seniors and others in need of ongoing support.

According to the Approved AFH, investments that concentrate publicly supported housing in specific neighborhoods have both benefitted and detracted from these neighborhoods. On the one hand, these investments have upgraded housing opportunities. On the other hand, some neighborhoods have indicated that their areas are saturated with affordable rental housing. Some locations, such as the International District and Downtown are saturated with affordable housing and risk advancing beyond a tipping point that makes it more difficult to improve neighborhood quality even with significant investment.

Low Income Housing Tax Credits tend to produce homogeneity where more diversity, both in terms of development type/use and tenant demographics is needed. According to City Planning officials, a new approach to neighborhood redevelopment and revitalization has been carefully crafted to respect sentiments of long-term residents for whom family history and cultural factors contribute to housing choice. This approach seeks to preserve what is referred to as a “sense of place.” While revitalization efforts are generally welcome, their unintended effects of gentrification and displacement of area residents and businesses are decidedly unwelcome. Therefore, reinvestment that is respectful of the unique character and history of these areas and that increases a sense of pride on the part of its own residents and business owners is warranted. Such reinvestment will also attract visitors, who may be interested in experiencing the culture and history of these places, thereby stimulating local economies. The challenge for such areas of Reinvestment is to preserve and enhance this sense of place while increasing civic engagement on the part of these area residents by reinvesting in public facilities and infrastructure.

Table 61 - Geographic Distribution

Target Area	Percentage of Funds
Investment Areas	33.4%
Reinvestment Areas	8.8%
Investment & Reinvestment Areas	21.1%
Citywide Investment	36.7%

Rationale for the priorities for allocating investments geographically

This Consolidated Plan seeks above all to address the most pressing need among low- and moderate-income Albuquerque residents, namely, housing instability. All other investments, including those directed toward public service programs, infrastructure improvements, and economic opportunity programs, are intended to engender the self-sufficiency and mobility that can only be the outgrowth of a safe, affordable, stable, and accessible living environment.

Through its integrated Anti-Poverty Strategy, the Plan attempts to balance the need for mobility to areas of greater opportunity with the need for place-based assistance, a distinction that may be characterized in terms of the need for *investment* in some areas versus *reinvestment* in others. The City places a high priority on non-housing community development needs, including those associated with public facilities/infrastructure, fire protection equipment, ADA improvements, and services for low- and moderate-income people. These non-housing community development investments will be made on a citywide basis. During the implementation of the Plan, the City will use CDBG funds to address these needs and provide a suitable living environment for low- and moderate-income people. Improvements to streets and sidewalks along corridors and in centers already targeted for redevelopment and investment will accomplish many goals. First, these improvements will increase accessibility for special needs and low-income residents to transportation and business corridors, improving their ability to access jobs, health care, and community services, and to participate in all aspects of civic life. Second, these investments will have economic benefit in terms of increasing walkability along these neighborhoods and corridors, thereby stimulating business growth and opportunity. Third, lighting, curb retrofit, and crossing signal upgrades will benefit all City residents through increased personal safety and security.

In the last decade, the City has aggressively pursued opportunities to add to its inventory of 1,198 affordable rental housing units and continues to pursue affordable housing development. The Metropolitan Redevelopment Agency promotes redevelopment (both housing and commercial) in distressed neighborhoods.

Discussion

To expand economic opportunities for low- and moderate-income people and provide a pathway out of poverty, the Strategic Plan enumerates twelve specific goals, and the attendant spending priorities outlined in the first-year Action Plan advance those goals through targeted investment. These investment activities include public service programs, infrastructure improvements, housing and economic opportunity programs that support family self-sufficiency and access to transportation, employment and other community resources. Carefully targeting these investments not only addresses housing stability and other needs in the community, but also ensures that all residents have the access to areas where they and their children can thrive without regard to family economic status.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

As the Market Analysis makes clear, the City's inventory of affordable housing is vastly inadequate to meet the needs of cost-burdened households. To help address this shortfall, the City will prioritize the development of additional affordable rental housing units and the preservation of both rental and ownership units that are currently affordable to low- and moderate-income households.

Activities will provide HOME: \$4,881,044 and Workforce Housing Trust Fund: \$4,565,154 assistance to develop 60 affordable housing units for low- and moderate-income households, through development and/or through acquisition and rehabilitation. The City will also provide \$107,398 of HOME funds for operating assistance to Community Housing Development Organizations to assist with operating costs incurred implementing housing activities. Tenant-Based Rental Assistance activities will serve 115 households including those who are homeless or at-risk of homelessness and residents with special needs. First program-year activities will provide for repair and rehabilitation of 163 rental housing units through the investment of \$3,200,918 of CDBG funds. Funds for rehabilitation and / or preservation will be incentivized in areas in need of reinvestment that have an existing concentration of affordable housing. The City will also provide \$750,000 of CDBG funds for emergency minor home repairs and disability retrofit modifications to 500 low-income owner-occupied dwellings to sustain existing affordable ownership housing opportunities. In addition, \$720,000 of CDBG funds will provide 36 low- and moderate-income households with deferred loans in order to make purchasing a home in Albuquerque affordable.

This multi-part strategy will increase the supply of affordable housing and preserve existing affordable housing in the City, in addition to creating more housing stability for vulnerable Albuquerque residents.

Table 62 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households to be Supported	
Homeless	115
Non-Homeless	759
Special-Needs	0
Total	874

Table 63 - One Year Goals for Affordable Housing by Support Type

One Year Goals for the Number of Households Supported Through	
Rental Assistance	115
The Production of New Units	60
Rehab of Existing Units	663
Acquisition of Existing Units	36
Total	874

Discussion

The City is committed to partnering with local non-profit developers, banks, and Community Development Financial Institutions to construct 60 units of new affordable rental housing *in high opportunity areas*.

The need for rental housing rehabilitation is also great. Approximately 28,239 or 32 percent of the 88,906 rental housing units in Albuquerque were built between 18 and 37 years ago (built between 1980 and 1999), with another 40,904 or 46 percent having been built 37 or more years ago (built prior to 1980). Eight percent, or 6,743 units, predate 1950. The Plan calls for the funding of activities targeted to families who own their residences but lack the resources to address emergency repairs or maintain their properties in compliance with City codes and standards. Since housing insecurity can affect even moderate-income families who are cost burdened, home-ownership assistance will be provided to low- and moderate-income families, along with careful financial counseling that teaches them budgeting skills. The benefits of ownership include fixed housing costs over the life of the loan period, the building of equity, and the encouragement of savings for residents who would otherwise be subject to rising rental costs.

AP-60 Public Housing – 91.220(h)

Introduction

Public housing and other assisted housing programs are part of the City of Albuquerque's efforts to address the affordable housing needs of low- and moderate-income families. The Albuquerque Housing Authority (AHA) oversees public housing programs for the City. In 2016, the Albuquerque Housing Authority completed its first 3-year Strategic Plan as part of its transition from a department of the City of Albuquerque to an independent agency, adopting a new mission: "Empowering people in our community through affordable housing and self-sufficiency opportunities."

While most market-rate rental housing stock is owned and maintained by individual landlords, the majority of the affordable rental housing stock is owned by the Albuquerque Housing Authority. Given the extremely large quantity of aging housing stock within both the Housing Authority's supervision and that of various private and non-profit entities, the need for maintenance and rehabilitation of the rental housing stock is significant, a fact that was stressed by Housing Authority leadership and staff, public housing residents, and directors and officers of other affordable development entities.

Actions planned during the next year to address the needs of public housing residents

AHA is currently working on completing accessibility improvements to sites that will result in the availability of 48 units that meet Uniform Federal Accessibility Standards, representing 5 percent of the total inventory of Public Housing Units.

Activities under this Plan will provide for repair and rehabilitation of 163 rental housing units. Assisted properties shall be primarily occupied by low- and moderate-income residents and shall charge affordable rents.

As part of its current 3-year Strategic Plan, the Albuquerque Housing Authority is committed to expanding efficiencies in the operations and services it provides, and has enumerated four goals, foremost among which is the creation and implementation of a housing development plan to improve and expand housing stock.

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

The AHA's current 3-Year Strategic Plan sets forth among its goals the continued growth of its Family Self Sufficiency program. The Family Self Sufficiency (FSS) program is aimed at empowering families to leave the welfare system or low paying jobs so that they may create lives of greater dignity and independence. The FSS program combines AHA's housing assistance

programs with various support services. Families selected to participate are assigned a family advocate who helps them target specific goals for success and plan strategies to reach these goals over a five-year period. Participants receive substantial assistance in obtaining childcare services, education support, job training, transportation, parenting skills and health care services.

Another stated goal of the Strategic Plan is to expand to bring more services to Housing Choice Voucher clients and Public Housing residents. Services for AHA clients are offered at the AHA office and at some of the public housing sites. In addition, AHA staff actively encourages resident involvement in advisory groups.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

N/A

Discussion

Under the current Action Plan, the City will incentivize investment of affordable housing funds for rehabilitation and / or preservation in areas in need of reinvestment that have an existing concentration of affordable housing. To address disparities in access to opportunity identified in the Assessment of Fair Housing, the City and the Albuquerque Housing Authority shall investigate new funding sources to bring into Albuquerque for housing and neighborhood revitalization.

The Plan goals also address fair housing discrimination in the private and public sector through expansion of the City's community outreach and educational efforts regarding fair housing discrimination by entering into an MOU with the City of Albuquerque Office of Equity and Inclusion to provide education and training sessions (two per year). These steps will address the need for landlord-tenant information and mediation services in the community so that residents occupying or seeking rental housing as well as property owners and management companies understand their rights and responsibilities under the law.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The ultimate solution to ending homelessness is the stewarding of homeless persons through the transition to permanent housing closely aligned with supportive services that ensure housing stability. However, because the demand for affordable housing far outpaces the region’s supply, the CoC continues to rely on its emergency and transitional housing system in order to address the immediate needs of Albuquerque’s homeless population.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City is allocating \$514,990 of CDBG funds, \$1,626,649 of HOME funds, and \$330,897 of ESG funds, along with \$2,948,886 of its General Funds to address homelessness. Three hundred (300) extremely low-income people will benefit from homelessness prevention and rapid rehousing services. The City also plans to provide Tenant Based Rental Assistance to 115 extremely low-income families, who are among its most vulnerable residents, including those with severe mental illness, bad credit ratings, eviction histories and criminal records. An additional 475 extremely low-income people will benefit from a range of health and dental services. Projects under this category work to increase services for “at-risk” populations by providing public services for homeless persons, such as emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities, along with integrated services to maintain housing stability, including but not limited to health care, mental health care, counseling, case management, and meal assistance. Annual Action Plan Goal #5 is Homeless Intervention and Rapid Re-Housing. Under Goal #5, the City will invest in eviction prevention assistance for households at risk of being evicted and becoming homeless. The eviction prevention funds are administered by the City of Albuquerque’s four Health and Social Services Centers, which are located in each quadrant of the City. These Centers provide community services to extremely low income neighborhood residents, including food boxes, emergency diapers, a clothing bank, utility assistance, and referrals to other services located in the community. When residents come in to access these services, they can also apply for eviction prevention assistance if needed. By locating the eviction prevention program in the Health and Social Services Centers, the City will address the prevention of homelessness for those in greatest need, because these Centers are already providing critical resources to people who are struggling to meet basic needs such as food and clothing.

During the most recent PIT Count, held on January 17, 2017, the City the City collected data directly from emergency shelters or transitional housing programs for the sheltered count component. This information was obtained through an agency-wide report generated through

the Homeless Management Information System (HMIS) database. The New Mexico Coalition to End Homelessness (NMCEH) provides coordination and management of the local HMIS.

For the unsheltered count component of the PIT Count, in-person surveys were conducted at local service sites and through street outreach activities. Demographic information such as veteran status, numbers of children, and additional relevant details were ascertained to assist in identifying housing service programs for which individuals might qualify. Member agencies conducted surveys at Albuquerque Healthcare for the Homeless, First Nations Community Healthsource, The Rock at NoonDay, St. Martin's Hospitality Center, and the Transgender Resource Center of New Mexico. This information was combined with data gathered by Street Outreach staff from Albuquerque Healthcare for the Homeless, Goodwill Industries of NM, Molina Healthcare, the NM Veteran's Integration Center, the NM Veteran's Administration, and St. Martin's Hospitality Center, who canvassed the City to conduct the survey among those whom they encountered sleeping under highway underpasses, in encampments, and in parks and alleys on day of the PIT Count.

Once assessed, vulnerable individuals are assisted by the City's Housing First program, which has become a leading national program that concentrates on supportive services, crisis intervention and housing, as well as on prevention services. Any identified homeless veterans are referred to the HUD Veterans Affairs Supportive Housing (VASH) program, and the chronically homeless are referred to the City's Continuum of Care Rental Assistance Programs. The Rapid Rehousing program provides short term housing assistance to the homeless while they await permanent housing and self-sufficiency. For those facing immediate eviction from their homes, rental assistance is provided to prevent their becoming homeless. In addition, the City will continue its Better Way panhandling initiative that offers panhandlers employment opportunities and engages them into housing, behavioral health services and other supportive services.

The City will continue to coordinate its homeless prevention and intervention strategies with the Continuum of Care to ensure that all federal funds are used as effectively as possible.

Addressing the emergency shelter and transitional housing needs of homeless persons

Once assessed, vulnerable individuals are assisted by the Albuquerque Heading Home homeless initiative, which has become a national leader in the field concentrating on wraparound services, crisis intervention and permanent supportive housing.

Activities will provide emergency motel vouchers, emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities to populations experiencing homelessness. Activities further include rental and utility assistance for a period

up to 3 consecutive months in order to prevent homelessness as well as providing a range of health and dental services to low- and moderate-income homeless residents.

Tenant-Based Rental Assistance activities will serve 115 households including those who are homeless or at-risk of homelessness and residents with special needs.

The Winter Shelter operates from mid-November to mid-March and provides overnight shelter during the coldest time of the year. On the night of the most recent PIT Count, there were 374 people staying at the Steelbridge Winter Only Shelter.

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

In support of CoC efforts, the Strategic Plan provides for the use of CDBG, HOME, ESG and General funds to support activities implemented by local nonprofit organizations that provide services to help prevent and eliminate homelessness, including families at risk of homelessness, veterans, victims of domestic violence and emancipated foster youth. The City will also leverage CDBG, HOME and WFHTF funds to expand the supply of affordable housing in Albuquerque.

Additional efforts are underway to shorten the period of time during which individuals and families are experiencing homelessness and to prevent individuals and families who were recently homeless from becoming homeless again. The Rapid Rehousing program provides short-term housing subsidies and case management support to individuals and families who are staying at emergency shelters and are assigned to be ready to transition into housing at the end of their shelter stay. The Rapid Rehousing program strives to assist program participants to be self-sufficient by obtaining permanent housing and sustainable employment as quickly as possible. For those facing immediate eviction from their homes, motel vouchers are provided to prevent their becoming homeless. Motel vouchers are also available to the homeless while they await housing and services.

Albuquerque Heading Home and Barrett Foundation, which are two local homeless service providers that serve chronically homeless households, have partnered with the Albuquerque Housing Authority to refer households to the HOME TBRA program. Annual Action Plan Goal 5 is Homelessness Intervention and Rapid Rehousing. Under Goal 5, the City has included funding for Tenant-based rental assistance/Rapid Rehousing for 920 households. In addition, the Albuquerque CoC Permanent Supportive Housing Standards will continue to require CoC Permanent Supportive Housing providers to prioritize chronically homeless individuals or

families when there is an opening. The City currently funds over 200 PSH Housing First vouchers. These vouchers will continue to be targeted to chronically homeless individuals and families experiencing homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: 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); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

In Albuquerque, vacancy rates have remained steady since 2008 at approximately 7 percent. It is expected that rents will continue to increase over the five-year period of the Consolidated Plan. Therefore, TBRA assistance is necessary to address the needs of cost burdened renter households until these households are able to access other resources such as Section 8 Housing Choice Vouchers or placement in an affordable rental housing unit. The City plans to target its TBRA program to homeless and near homeless special needs populations. The TBRA Program will help ensure that near homeless and homeless populations are able to obtain and sustain safe affordable housing under these difficult economic conditions.

Members of the behavioral health community meet regularly with local law enforcement as part of the Mental Health Response Advisory Committee, a coordinated follow-up care management mechanism, established by a Settlement Agreement with the US Department of Justice in 2014.

Discussion

In Albuquerque, there are many low income people who are who are not homeless but require supportive housing, including the elderly, frail elderly, persons with disabilities, persons with alcohol or other drug addiction, persons with HIV/AIDS and their families and public housing residents. Many of these households are housing cost burdened and/or are living in housing that is substandard or overcrowded. These residents need safe, high quality housing that is affordable for extremely low income residents. Many of these residents are disconnected from services, and would benefit greatly from housing that comes with case management services that can help them connect to community resources, such as meal services, mental health and substance abuse services and benefits such as SNAP, SSI or Section 8 Housing Vouchers.

Albuquerque will continue to implement policies and programs aimed at ensuring homeless persons in the City are rapidly housed and offered an appropriate level of support services to meet their circumstances and keep them stably housed. Homeless service providers continue to gear their programs and maintain their focus upon moving people quickly into permanent

housing. The goal of these Housing First and Rapid Rehousing policies is to significantly reduce homelessness and improve the quality of life for City residents, especially those precariously housed.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The primary barriers to affordable housing in Albuquerque are housing affordability and the lack of monetary resources necessary to develop new housing stock and maintain existing affordable housing units. The two barriers are related in the sense that demand for affordable housing among households earning 0-50 percent of AMI exceeds the supply of affordable units, and resources to address this shortfall have historically been insufficient, as have resources for retrofit, repairs, and regular maintenance of existing units. To a more limited degree, there exist some zoning, regulatory, and political obstacles to affordable housing development.

Zoning requirements that were numerous, complex, and geographically inconsistent, have also historically created impediments to affordable housing development and rehabilitation within the City. To simplify these requirements and to encourage investment and redevelopment, the City's Planning Department spearheaded a new Integrated Development Ordinance (IDO). The IDO vastly simplifies the City's complex web of zoning ordinances, reducing the number of zoning classifications to twenty. Emphasis is placed on urban planning "Centers" as well as on "Corridors." Mixed use incentives, such as bonuses for development that includes workforce housing, are also contained in the legislation, as are variable height requirements for such projects. In response to anti-gentrification concerns of particular communities, the IDO incorporates language respecting the preservation of a "Sense of Place." Moving forward, beyond the May 2018 implementation date, possible issues of compliance with and enforcement of these new regulations will necessitate careful cooperation and coordination between the City's Planning Department and private and non-profit developers. It is anticipated that with proper coordination, the new Ordinance will remove barriers to development and preservation of affordable housing.

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

To address housing affordability and the lack of monetary resources for affordable housing, the 2018-2019 Action Plan invests \$5,440,390 of HOME and \$4,565,154 of WFHTF bond proceeds for the development of new affordable rental housing units. Further, \$2,988,484 of CDBG funds are allocated to rehabilitate rental housing units. In addition, the City will assist 500 homeowners with CDBG funds for the rehabilitation of owner-occupied housing units. It will also provide 36 prospective homeowner households with affordable homeownership assistance.

To ameliorate barriers further, the Assessment of Fair Housing makes a specific proposal to modify the City of Albuquerque Community Development Division's Policy Based Ranking Matrix to "prioritize housing investment near transit, proficient elementary schools, and employment opportunities and for residents at or below 30 percent AMI." The proposal includes particular recommendations to be implemented each of the successive five years of the Consolidated Plan. During 2018-2019, the City will create and hold a meeting with a focus group comprised of affordable housing developers, affordable housing residents and potential residents, neighborhood leaders, and school representatives to propose the above-stated changes to the City's Policy Based Ranking Matrix.

Discussion:

Through the investment of CDBG, HOME and WFHTF resources, implementation of the AFH goals focused on the Policy Based Ranking Matrix for affordable housing, and implementation of the Integrated Development Ordinance, the City will take significant steps toward addressing barriers to affordable housing.

AP-85 Other Actions – 91.220(k)

Introduction:

Focus group participants involved in affordable housing development emphasized the tying of community-based services to housing in order to produce best outcomes for long-term housing security and stability.

The same participants advocated the use of CDBG monies to fund necessary off-parcel improvements, including ADA compliant sidewalks and utility connections, as means of lowering development costs, especially in areas of high opportunity with higher building costs. Such utility connections should include broadband infrastructure improvements to improve access to online connectivity, increase internet capacity, and deliver faster internet speed to consumers.

Actions planned to address obstacles to meeting underserved needs

After Whites, the next largest group of unsheltered homeless residents in the City is American Indians, who make up 43 percent of the unsheltered population within the City. While they make up 18 percent of the entire homeless population in the City, American Indians comprise only 3.75 percent of the City's population overall. This group was mentioned by focus group participants as being particularly difficult to assess and to help with adherence to housing and treatment programs.

To combat the vast over-representation of this underserved group, the City formed a Native American Homeless Task Force, which hired a Native American liaison to help coordinate services between social service agencies and Albuquerque's homeless Native American population.

Other participants in focus groups mentioned challenges with respect to reintegration of at-risk individuals after their release from institutions. Metropolitan Detention Center (MDC) officials and Discharge Planners must be kept in the treatment loop, and medication for mental health and addiction issues should be conditions of parole. Members of the behavioral health community meet regularly with local law enforcement as part of the Mental Health Response Advisory Committee, a coordinated follow-up care management mechanism, established by a Settlement Agreement with the US Department of Justice in 2014. Executive leaders of service organizations report that law enforcement entities and county government entities are both amenable to participation in monitoring activities provided that proper consent is obtained. They also pointed out that the HIPAA Code allows communication among providers for purposes of case management. One service provider suggested the utilization of contact management software developed for the sales industry as a valuable tool to assist with

conducting case management services and monitoring adherence to care, especially for those suffering from chronic conditions.

Focus group participants involved in the delivery of behavioral health services emphasized that culturally specific, responsive solutions "must look like the people whom they serve." They stressed the need for services that are *linguistically appropriate*. In the Albuquerque service area, Spanish, Navajo, myriad other native dialects, a variety of Asian languages, and sign language are among the many idioms needed for service delivery. However, no funds are currently available for Limited English Proficiency outreach and services to ethnic communities. The City's Human Rights Officer recently underwent a 2-day training session on the subject of program delivery for LEP residents.

Actions planned to foster and maintain affordable housing

The Affordable Housing Committee continues to meet regularly and serves as an advocacy group for affordable housing. The Workforce Housing Trust Fund is presented to the City's voters every two years for renewal. To ensure the electorate is educated as to the importance of affordable housing to the City's quality of life, the Affordable Housing Committee serves as an ad hoc committee that advocates on behalf of ongoing support for the Fund.

As a sign of the efficacy of these voter outreach efforts, County taxpayers passed a gross receipts tax increase to help mentally ill residents to access services including services to provide safe and decent housing for the homeless mentally ill. In 2016 the City and County allocated money to a housing program that will increase supportive housing throughout the county specifically for persons with behavioral health conditions who are homeless.

In addition, the Assessment of Fair Housing makes a specific proposal to modify the City of Albuquerque Community Development Division's Policy Based Ranking Matrix to "prioritize housing investment near transit, proficient elementary schools, and employment opportunities, and for residents at or below 30 percent AMI." The proposal includes particular recommendations to be implemented each of the successive five years of the Consolidated Plan. During Year One, it is recommended that the City create and hold a meeting with a focus group comprised of affordable housing developers, affordable housing residents and potential residents, neighborhood leaders, and school representatives to propose the above-stated changes to the City's Policy Based Ranking Matrix.

With regard to addressing rehabilitation needs of aging housing stock, developers report many challenges, including a regulatory requirement that units be brought entirely up to code when repairs are made under HUD supported programs. Frequently, many repair issues are not apparent until rehab activities are well underway, and can cause costs to soar to \$50 to \$60K per unit. One contract recipient, Sawmill Community Land Trust, utilizes CDBG funds to carry

out repairs through an agreement with the City. Eligibility requirements for this Emergency Home Repair program are described as "way more forgiving" than other homeowner rehab programs in that they are able to target specific minor repairs. Over 200 homeowners have benefitted through the program and obtained necessary repairs without administrative delays and without major outlays on the part of the City. Another issue with respect to rehabilitation of affordable units is the need for set-aside of dislocation dollars as elderly tenants must be moved, housed, and fed for up to 4 months of rehabilitation work.

Vacancy rates within low-income neighborhoods are factors contributing to vandalism and other crime issues, and need to be addressed. Developers see an opportunity as well as a problem, in that acquisition and rehabilitation of foreclosed and abandoned units create cost effective means of increasing affordable housing inventory.

Actions planned to reduce lead-based paint hazards

A typical "full lead-based paint risk assessment and report" costs between \$400 and \$600. To reduce lead-based paint hazards, the City of Albuquerque takes the following actions:

- Include lead testing and abatement procedures if necessary for residential rehabilitation activities for units built prior to January 1, 1978.
- Educate residents on the health hazards of lead-based paint through the use of brochures and encourage screening children for elevated blood-lead levels.
- Disseminate brochures about lead hazards through the City's residential rehabilitation programs.

HUD requires the dissemination of brochures provided by the U.S. Environmental Protection Agency to all applicants as part of the transmittal of the program application. Units receiving CDBG or HOME assistance that were built prior to January 1, 1978 are addressed in accordance with the Lead-Safe Housing Rule. If testing is required and lead-based paint is present, appropriate abatement procedures are implemented as part of the rehabilitation contract consistent with the requirements of 24 CFR Part 35.

Actions planned to reduce the number of poverty-level families

According to the 2009-2013 American Community Survey 5-Year Estimates, there are 97,304 Albuquerque residents living in poverty. In an effort to meaningfully address this challenge, all 12 goals of the 2018-2022 Strategic Plan are aligned to support activities that promote the availability of affordable housing and that provide essential services directly benefitting low- and moderate-income residents. In the implementation of the Plan, the City will prioritize funding for activities that most effectively address the Plan goals over the next five years. This

strategy will emphasize using CDBG, HOME, and ESG funds to help individuals and families rise out of poverty to reach long-term self-sufficiency.

This Consolidated Plan seeks above all to address the most pressing need among low- and moderate-income Albuquerque residents, namely, housing instability. All other investments, including those directed toward public service programs, infrastructure improvements, and economic opportunity programs, are intended to engender the self-sufficiency and mobility that can only be the outgrowth of a safe, affordable, stable, and accessible living environment.

Actions planned to develop institutional structure

To overcome the identified gaps, the City of Albuquerque is committed to several endeavors. To expand and improve the institutional structure for affordable housing development that meets the needs of persons with behavioral health issues and/or those experiencing chronic homelessness, this Strategic Plan calls for efforts to increase partnerships to identify potential sources of funding for the development and operation of new permanent supportive housing with on-site wrap-around services. Currently, the City has plans to partner with Bernalillo County to provide resources to a developer and supportive services provider to develop a single site permanent supportive housing project targeting individuals with behavioral health issues. Next, the City will continue to fund an Emergency Minor Home Repair program utilizing CDBG funds in order to address the institutional gap of a lack of resources to rehabilitate the City's aging housing stock. Finally, to address vacancy rates in the City's low-income neighborhoods, the City will prioritize funding rehabilitation projects of older housing in the City's Reinvestment Areas.

During the upcoming year, the City will continue to collaborate with its affordable housing partners to provide permanent supportive housing with wraparound services to individuals who were exiting from correctional institutions and others challenged by behavioral health conditions or chronic homelessness.

The Affordable Housing Committee is anticipated to continue to meet regularly to advocate for affordable housing. The Workforce Housing Trust Fund is presented to the City's voters every two years for renewal.

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

Preventing and ending homelessness is a HUD priority addressed nationally through coordination of regional strategies carried out locally by government agencies and a wide variety of community-based organizations and faith-based groups. Consistent with this approach, the City of Albuquerque supports the efforts of the New Mexico Coalition to End

Homelessness, the State's lead agency for the Continuum of Care (CoC), and its member organizations that address homelessness throughout the City. In alignment with this strategy, the City will use CDBG, HOME, WFHTF, ESG, and General funds to support local service providers with programs to prevent homelessness and to expand the supply of affordable housing in Albuquerque for low- and moderate-income residents.

Members of the behavioral health community also meet regularly with local law enforcement as part of the Mental Health Response Advisory Committee, a coordinated follow-up care management mechanism, established by a Settlement Agreement with the US Department of Justice in 2014. The communication and coordination mandated under the Agreement between the Albuquerque Police Department and the behavioral health community attempt to ensure that law enforcement is sensitive to the specific needs of at-risk individuals. In addition to addressing dangerous escalations of force in stress situations involving such individuals, these efforts at coordination are intended to reduce other unwanted consequences, such as death from narcotic withdrawal or overdose immediately following incarceration or release.

To enhance coordination for economic development, the City of Albuquerque aims to stay involved with a number of groups, including Albuquerque Economic Development, the Greater Albuquerque Chamber of Commerce, the Hispano Chamber of Commerce, NAIOP Commercial Real Estate Development Association, the Affordable Housing Committee, the Affordable Housing Coalition and the New Mexico Coalition to End Homelessness. These groups represent the interests of private industry, businesses, developers and social services agencies, and the City hopes to encourage joint efforts to encourage economic development in the Albuquerque community.

Discussion:

According to focus group participants involved in the delivery of services to at-risk communities, the goal of all programs and services should always be *permanent supportive housing*. The Coordinated Entry System (CES) administered by the New Mexico Coalition to End Homelessness is an effective monitoring tool to comprehensively assess homeless individuals and place them into appropriate services across full spectrum of service offerings. According to executive leadership of one organization, Community Service Workers are the "aces in the hole" within the infrastructure of services and programs targeted to the vulnerably housed. Their daily contact with service program constituents is invaluable in terms of direct facilitation of successful transitions to permanent supportive housing.

Program Specific Requirements

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

Introduction:

In the implementation of programs and activities under the 2018-2019 Action Plan, the City of Albuquerque will follow all HUD regulations concerning the use of program income, forms of investment, overall low- and moderate-income benefit for the CDBG program, recapture requirements for the HOME program and ESG performance standards.

The City certifies that it will pursue all resources indicated in this Plan and will not willingly or knowingly hinder the implementation of any planned activities. The City will continue to abide by the definitions of eligible applicants for funding as described in the Department of Family and Community Services' Administrative Requirements, as amended. These Requirements are located on the Department's website at <http://www.cabq.gov/family/our-department/request-for-proposals>. The City will continue to use a Request for Proposal Process (RFP) to solicit projects from eligible applicants and abide by the RFP process outlined in the Department's Social Services Contracts Procurement Rules and Regulations. This document is also located on the Department's website.

Grant-specific CDBG, HOME and ESG requirements are addressed on the following pages.

**Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(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	0
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
3. The amount of surplus funds from urban renewal settlements	0
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
5. The amount of income from float-funded activities	0
Total Program Income:	0

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 Action Plan.	100.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

In accord with HOME regulations, the City of Albuquerque uses the following forms of investment and no others:

- a. Equity investments;
 - b. Interest bearing loans or advances;
 - c. Non-interest-bearing loans or advances;
 - d. Interest subsidies;
 - e. Deferred payment loans;
 - f. Grants; and
 - g. Loan guarantees.
2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

The City will not fund homebuyer assistance under recapture guidelines using HOME funds for the 2018-2019 program year.

Resale Guidelines

These resale guidelines shall apply to all resale activities by Community Land Trusts, including homeownership and development assistance.

The resale affordability period is based on the amount of HOME funds invested in the unit to the buyer, as follows:

Amount of HOME Funds per unit (<i>resale</i>)	Period of affordability
Under \$15,000	5 years
\$15,000 to \$40,000	10 years
Over \$40,000	15 years

The initial buyer must reside in the home as his/her principal residence for the duration of the period of affordability.

Triggering Resale - If, during the period of affordability, an owner voluntarily or involuntarily transfers his/her property (e.g., through a sale or foreclosure), these RESALE provisions go into effect.

The resale provision requires units to be resold to an income eligible homebuyer if the sale or transfer occurs within the applicable affordability period. The Community Land Trust overseeing the project must monitor sales, foreclosures, and transfer titles to assure affordability requirements. The Community Land Trust must ensure that resale requirements are imposed if the housing does not continue to be the principal residence of the occupant or family for the duration of the period of affordability, and must also ensure that the housing is only made available for subsequent purchase to a buyer whose family household qualifies as a low-income family and will use the property as its principal residence. The resale requirement must also ensure that the price at resale provides the original HOME-assisted owner a fair return on investment and ensure that the housing will remain affordable to a reasonable range of qualified low-income homebuyers. The period of affordability is based on the total amount of HOME funds invested in the housing.

A “*fair return on investment*” is determined by the resale price that takes into account a return on the homebuyer’s initial investment (i.e., any out-of-pocket down payment plus any additional homebuyer assistance accessed by the homeowner). This fair return is determined by adding to the original affordable purchase price paid by the homebuyer an agreed-upon percentage of any increase in the value of the home during the homeowner’s tenure, as determined by market appraisal.

The process for determining fair return must include an appraisal at initial purchase and an appraisal at sale, each completed by an independent, third party appraiser. The cost of the appraisal cannot be charged to the homeowner. The difference between the initial and time-of-sale appraisals represents the increase in market appreciation of the home, including the value of any capital improvements made by the homeowner during the time they owned their home. In turn, the homeowner’s share of appreciation is determined by multiplying the increase in market value appreciation by a reasonable standard appreciation factor to determine the fair return to the homeowner. The standard appreciation factor is based upon the number of years the seller has owned the home. For years 1 through 15, the standard appreciation factor is 25 percent; it is then increased by 1 percent each year from 25 percent for years 16 to 20, up to a maximum of 30 percent. The subsequent sales price of the home must be based on the original purchase price plus the share of appreciation determined via the appraisals and the market appreciation factor.

It is important to note that in certain circumstances, such as a declining housing market where home values are depreciating, the original homebuyer may not receive a return on

his or her investment because the home sold for less or the same price as the original purchase price. The City 's intent is to set a resale price that provides a fair return to the original homebuyer while ensuring that the property is affordable to the targeting population, thus reducing the need for additional subsidies to eligible buyers.

A *capital improvement* is the construction or addition of new structures or alteration that increase the footprint, square-footage, or height of the house to real property that meets the following conditions:

- That require issuance of a building permit by the City of Albuquerque
- That substantially adds to the value of the real property, or appreciably prolongs the useful life of the real property; and
- That become part of the real property or is permanently affixed to the real property so that removal would cause material damage to the property or article itself.

A “*reasonable range of low-income buyers*” is defined in the City’s Program as a household or family at or below 80 percent of Area Median Income paying no more than 30 percent of income for principal, interest, property taxes, and insurance. Please note that the resale price is based on a fair return on investment outlined above. If the resale price does not assure affordability to the reasonable range of low-income buyers as defined above, downpayment assistance and/or second mortgage assistance may be provided by the City and/or sub-recipients in order to assure affordability of a specific homebuyer.

The City will use deed restrictions, covenants running with the land, or other similar mechanisms, such as a community land trust land lease instruments, as the mechanisms to impose the resale **and continued affordability** requirements as outlined in §92.254(a)(5)(i)(A) of the HOME Rule. The Community Land Trust may use purchase options, rights of first refusal or other preemptive rights to purchase the housing before any conveyance to preserve affordability. The affordability restrictions shall be revived according to the original terms if, during the original affordability period, the owner of record before the termination event, obtains an ownership interest in the housing.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows: See above.
4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

During the 2018-2019 program year, the City will not use HOME fund to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds.

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

1. Include written standards for providing ESG assistance (may include as attachment)

The City and NMCEH have developed administrative standards for ESG. The standards were approved by the Albuquerque Strategic Collaborative in October 2015 and submitted to HUD thereafter. Refer to Appendix C for the specific performance standards.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Albuquerque Continuum of Care and the Balance of State Continuum of Care (the rest of New Mexico) have developed a centralized or coordinated assessment system. The City will collaborate with both Continuums of Care and the MFA in the implementation of the system. The VI-SPDAT (Vulnerability Index Service Prioritization Decision Assistance Tool) has been used for all City homeless programs since 2017.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

In addition to the City's "Standards for Providing Emergency Solutions Grant Assistance" that was approved by the Albuquerque Strategic Collaborative on October 15, 2015, the City's Department of Family and Community Services, under the Purchasing Ordinances, is allowed to procure their own social services. The City's ESG projects are considered social services. The procurement process is governed by the Social Services Contracts Procurement Rules and Regulations promulgated by the Department. According to the Department Procurement Guidelines, "An RFP is required for the procurement of Social Services unless exempted or an alternate competitive process applies." Department staff review submitted offers to ensure technical compliance prior to review by the Ad Hoc Committee. An Ad Hoc Committee reviews the proposal. The Ad Hoc Committee consists of a minimum of three persons and is approved by the Department Director. Offers submitted in response to an RFP are reviewed, and scored by the committee, for areas stated in the RFP. The Ad Hoc Committee provides the Director with a recommendation of award. If the Director concurs with the Ad hoc Committee recommendation, the Director notifies the Offeror in writing and instructs staff to begin contract negotiations. If the Director does not concur with the Ad Hoc Committee recommendations he/she may request reconsideration by the Ad hoc Committee.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR

576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The City meets the homeless participation requirement in 24 CFR 576.405(a). The Continuum of Care Steering Committee and the Albuquerque Strategic Collaborative both have formerly homeless individual members who participate in policies and funding decisions regarding City programs and services funded under ESG.

5. Describe performance standards for evaluating ESG.

The City and NMCEH completed the ESG Performance Standards for evaluating ESG projects in January 2015. These standards were updated once again in October 2015 and are attached as part of Appendix C.

During the 2018 program year, the City of Albuquerque will continue to work closely with the Albuquerque Strategic Collaborative which houses the Continuum of Care Steering Committee.



APPENDIX A

Alternate / Local Data Sources

1.	<p>Data Source Name: 2018-2022 Housing and Community Development Survey</p>
	<p>List the name of the organization or individual who originated the data set. The data was originated by the City of Albuquerque in partnership with the 2018-2022 Consolidated Plan Consultant Team.</p>
	<p>Provide a brief summary of the data set. The Housing and Community Development Survey gathered community input on the housing, community and economic development needs of low-to-moderate income residents.</p>
	<p>What was the purpose for developing this data set? The purpose of the survey was to allow all residents the opportunity to provide their assessment of the level of need in Albuquerque for a variety of housing, community and economic development activities. The survey was developed from a review and analysis of the key topics raised in the course of the five Focus Group discussions conducted by the City in October 2017 and the types of projects and programs that are eligible for funding under the Consolidated Plan and other City resources managed by the Department of Family and Community Services.</p>
	<p>Provide the year (and optionally month, or month and day) for when the data was collected. The survey was available from October 20, 2017 to December 29, 2017.</p>
	<p>Briefly describe the methodology for the data collection. The City advised residents of the availability of the survey via email to stakeholders, posts on the City's website and Twitter account, announcements at City meetings, and during the Community Meetings. Copies of the survey were made available online, in the Department of Family and Community Services, distributed to the Public Housing Authority and other service providers in English and Spanish. Hardcopy surveys were also available at each of the five community meetings hosted in October 2017.</p>
	<p>Describe the total population from which the sample was taken. 436 surveys were submitted and tabulated.</p>
	<p>Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed. 436 completed surveys were received and tabulated to rank housing, community and economic development needs in terms of high need, moderate-high need, moderate-low need, low need and N/A.</p>

2.	<p>Data Source Name: Point In Time Count</p>
	<p>List the name of the organization or individual who originated the data set. New Mexico Coalition to End Homelessness and the Continuum of Care.</p>
	<p>Provide a brief summary of the data set. The Point-In-Time Homeless Count (PIT Count) was held on January 23, 2017, providing the only population data on people who are literally homeless (i.e., living unsheltered on the streets, in a vehicle or other place not fit for human habitation, or in and emergency shelter or transitional housing program).</p>
	<p>What was the purpose for developing this data set? Every two years, HUD requires communities across the country to conduct a count of the homeless population in order to better understand the nature and extent of homelessness.</p>
	<p>Provide the year (and optionally month, or month and day) for when the data was collected. The Point-In-Time Homeless Count (PIT Count) was held on January 23, 2017.</p>
	<p>Briefly describe the methodology for the data collection. The PIT Count held on January 23, 2017 was conducted in accordance with HUD standards.</p>
	<p>Describe the total population from which the sample was taken. According to 2017 New Mexico Point-In-Time results, during the period between 2015 to 2017, the total number of homeless individuals increased nearly 14 percent, from 1,041 to 1,186, for the Balance of State, that is, all regions of the State of New Mexico with the exception of the City of Albuquerque. The same period saw only a 2.4 percent increase, from 1,287 to 1,318, within the City of Albuquerque itself. Increases or decreases in homelessness reported in PIT Counts may be partially attributable to methodological differences, shifts in HUD requirements and data quality improvements in the Homeless Management Information System (HMIS). These factors may affect the accuracy and meaning of the PIT Count compared to previous counts. The PIT Count revealed that on any given night in the City of Albuquerque, approximately 1,318 people are homeless, while 379 people describe themselves as chronically homeless. Over a course of a year, approximately 11,059 individuals are estimated to experience homelessness in the City. This estimate is based on HMIS data, which includes Coordinated Entry System data, from all emergency shelter, transitional housing, rapid rehousing and permanent supportive housing programs in the City that use HMIS. Since a majority, but not all, of such program providers in the City use the HMIS, these numbers should be considered a floor estimate.</p>
	<p>Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed. White: 517 sheltered, 160 unsheltered Black or African American: 63 sheltered, 21 unsheltered Asian: 3 sheltered, 1 unsheltered American Indian or Alaska Native: 76 sheltered, 164 unsheltered Pacific Islander: 4 sheltered, 0 unsheltered Hispanic: 244 sheltered, 147 unsheltered Not Hispanic: 442 sheltered, 220 unsheltered</p>



APPENDIX B

Citizen Participation and Consultation

- Newspaper Ad: Notice of Public Meetings for the 2018-2022 Consolidated Plan (English x2)
- Newspaper Ad: Notice of Public Meetings for the 2018-2022 Consolidated Plan (Spanish x2)
- KRQE News 13 feature aired and published to announce five Community Meetings to receive public input on the preparation of the 2018-2022 Consolidated Plan
- Internet Outreach: Notice of Public Meetings for the 2018-2022 Consolidated Plan on the City website
- Internet Outreach: Notice of Public Meetings sent via the City's Twitter Account
- Internet Outreach: Notice of Public Meetings sent to 608 email addresses belonging to area Neighborhood Associations
- Internet Outreach: Notice of Availability of the 2018-2022 Housing and Community Development Survey via Twitter
- 2018-2022 Housing and Community Development Survey Instrument (English)
- 2018-2022 Housing and Community Development Survey Instrument (Spanish)
- Newspaper Ad: Notice of Public Hearing on February 20, 2018 and availability of the draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan for public review and comment from February 21, 2018 to March 23, 2018 (English)
- Newspaper Ad: Notice of Public Hearing on February 20, 2018 and availability of the draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan for public review and comment from February 21, 2018 to March 23, 2018 (Spanish)
- Summary of Comments received during the five Public Meetings, Public Hearing and the 30-day public review and comment period

**Albuquerque Journal****Newspaper Ad: Notice of Public Meetings
for the 2018-2022 Consolidated Plan
(English)**

Published in the Albuquerque Journal on Saturday October 14, 2017

CITY OF ALBUQUERQUE NOTICE OF PUBLIC MEETINGS FOR THE 2018-2022 CONSOLIDATED PLAN FUNDING FROM THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD) The City of Albuquerque Family & Community Services Department is preparing its Consolidated Plan for 2018-2022. The Department invites you to attend any of five (5) meetings to discuss the short- and long-term needs of the community and how federal Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) funds, and Emergency Solutions Grant (ESG) funds in addition to other local funds may be used to meet those needs. DATE: Tuesday, October 24, 2017 TIME: 4:00 p.m. to 6:00 p.m. LOCATION: Alamosa Health and Social Services Center Room A 6900 Gonzales Rd. SW Albuquerque, NM 87121 DATE: Wednesday, October 25, 2017 TIME: 2:30 p.m. to 4:30 p.m. LOCATION: John Marshall Health and Social Services Center Room 148 1500 Walter SE Albuquerque, NM 87102 DATE: Thursday, October 26, 2017 TIME: 1:30 p.m. to 3:00 p.m. LOCATION: Cesar Chavez Community Center Multi-Purpose Room 7505 Kathryn Ave. SE Albuquerque, NM 87108 DATE: Thursday, October 26, 2017 TIME: 5:00 p.m. to 7:00 p.m. LOCATION: Los Griegos Health and Social Services Center Classroom 1 (English/Spanish Bilingual Meeting) 1231 Candelaria Rd. NW Albuquerque, NM 87107 DATE: Saturday, October 28, 2017 TIME: 9:30 a.m. to 11:30 a.m. LOCATION: Holiday Park Community Center Room 5 7521 Carmel Ave. NE Albuquerque, NM 87113 It is the intention of the City to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact Tammy Jo Sisneros, Planner Community Development Division, at (505) 768-2837 or (TTY) 1-800-659-8331, at least 72 hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. With respect to individuals with limited English proficiency, the City of Albuquerque will provide interpretation services at any public meeting if requested. Please contact Ms. Sisneros to request interpretation services. Additionally, the City of Albuquerque will be offering a bilingual meeting in English and Spanish on Thursday, October 26, 2017 as outlined above. For more information, please email tjsisneros@cabq.gov. Journal: October 14, 2017



Albuquerque Journal

Newspaper Ad: Notice of Public Meetings for the 2018-2022 Consolidated Plan (Spanish)

Published in the Albuquerque Journal on Saturday October 14, 2017

AYUNTAMIENTO DE LA CIUDAD DE ALBUQUERQUE AVISO DE REUNIONES PUBLICAS PARA LA FINANCIACION DEL PLAN CONSOLIDADO 2018-2022 POR PARTE DEL DEPARTAMENTO DE VIVIENDA Y DESARROLLO URBANO DE ESTADOS UNIDOS (HUD) El Departamento de Servicios Familiares y Comunitarios del Ayuntamiento de la Ciudad de Albuquerque est preparando su plan consolidado para el periodo 2018-2022. El Departamento le invita a asistir a cualquiera de las cinco (5) reuniones para discutir las necesidades de la comunidad a corto y a largo plazo, y como los fondos de Subsidios Globales para el Desarrollo Comunitario (CDBG, por sus siglas en ingles), fondos de Asociacion para Inversiones en Vivienda HOME (HOME, por sus siglas en ingles), y fondos de Subsidios para Alojamiento de Emergencia (ESG, por sus siglas en ingles) adems de otros fondos locales pudieran ser utilizados para satisfacer esas necesidades. FECHA: Martes, Octubre 24, 2017 HORA: 4:00 p.m. a 6:00 p.m. LUGAR: Centro de Salud y Servicios Sociales Alamosa Saln A (Alamosa Health and Social Services Center Room A) 6900 Gonzales Rd. SW Albuquerque, NM 87121 FECHA: Mircoles, Octubre 25, 2017 HORA: 2:30 p.m. a 4:30 p.m. LUGAR: Centro de Salud y Servicios Sociales John Marshall Saln 148 (John Marshall Health and Social Services Center Room 148) 1500 Walter SE Albuquerque, NM 87102 DATE: Jueves, Octubre 26, 2017 TIME: 1:30 p.m. a 3:00 p.m. LUGAR: Centro Comunitario Cesar Chavez Saln Multiuso (Cesar Chavez Community Center Multi-Purpose Room) 7505 Kathryn Ave. SE Albuquerque, NM 87107 FECHA: Jueves, Octubre 26, 2017 HORA: 5:00 p.m. a 7:00 p.m. LUGAR: Centro de Salud y Servicios Sociales Los Griegos Aula 1 Los Griegos Health and Social Services Center Classroom 1) (Reunion Bilingue - Ingls/Espol) 1231 Candelaria Rd. NW Albuquerque, NM 87107 FECHA: Sabado, Octubre 28, 2017 HORA: 9:30 a.m. a 11:30 a.m. LUGAR: Centro Comunitario Holiday Park Saln 5 (Holiday Park Community Center Room 5) 7521 Carmel Ave. NE Albuquerque, NM 87113 El Ayuntamiento tiene como objetivo cumplir en todo con respecto a la Ley de Americanos con Discapacidades (ADA, por sus siglas en ingles). Si, como asistente o participante en esta reunion, necesitar asistencia especial ms all de lo que normalmente se proporciona, el Ayuntamiento intentar proporcionarle acomodo especial en todas las maneras dentro de lo razonable. Por favor comunquese con Tammy Jo Sisneros, Planificadora de Desarrollo Comunitario, al (505) 768-2837 o (TTY) 1-800-659-8331, por lo menos 72 horas antes de la reunion para informarnos de sus necesidades particulares y determinar si el acomodo es factible. Con respecto a individuos con dominio limitado de ingles, el Ayuntamiento de la Ciudad de Albuquerque proporcionar servicios de interpretacion en cualquier reunion publica si se solicita. Por favor comunquese con la Sra. Sisneros para solicitar servicios de interpretacion. Adems, la ciudad de Albuquerque ofrecer una reunion bilingue en ingles y espol el jueves, 26 de octubre de 2017 tal y como se indica anteriormente. Para mayor informacion, por favor comunquese va correo electronico al tjsisneros@cabq.gov. Journal: October 14, 2017



Albuquerque Journal

Newspaper Ad: Notice of Public Meetings for the 2018-2022 Consolidated Plan (English)

Published in the Albuquerque Journal on Wednesday October 18, 2017

NOTICE OF PUBLIC/COMMUNITY MEETING Five-Year Consolidated Plan (CDBG-HOME-ESG) For the City of Albuquerque Notice is hereby given that a community meeting will be held to solicit public comment from interested citizens, local public service organizations and other stakeholders as to the needs of the community. The information received will be used by the City in the development of the City's Five Year Consolidated Plan (2018-2022) for the City's CDBG, HOME, and ESG Programs. All interested persons are invited to attend any of the following meetings: Tuesday, October 24, 2017 @ 4:00 p.m.-6:00p.m. Alamosa Health and Social Services Center, Room A 6900 Gonzales Rd. SW, Albuquerque, NM 87121 Wednesday, October 25, 2017 @ 2:30 p.m.-4:30 p.m. John Marshall Health & Social Services Center, Room 148 1500 Walter SE, Albuquerque, NM 87102 Thursday, October 26, 2017 @ 1:30 p.m. 3:00 p.m. Cesar Chavez Community Center, Multi-Purpose Room 7505 Kathryn Ave. SE, Albuquerque, NM 87108 Thursday, October 26, 2017 @ 5:00 p.m.7:00 p.m. (English/Spanish Bilingual Mtg) Los Griegos Health & Social Services Center Classroom 1 1231 Candelaria Rd. NW, Albuquerque, NM 87107 Saturday, October 28, 2017 @ 9:30 a.m.-11:30 a.m. Holiday Park Community Center Room 5 11710 Comanche Rd. NE, Albuquerque, NM 87111 If you have any questions regarding this community meeting, please contact Tammy Jo Sisneros, Planner at (505) 768-2837. **ACCESSIBILITY TO MEETINGS** It is the objective of the City to comply with Section 504 of the Rehabilitation Act of 1973, as amended, the Americans with Disabilities Act (ADA) of 1990 and the ADA Amendment Act of 2008, the Fair Housing Act, and the Architectural Barriers Act in all respects. If you require a disability-related accommodation to attend or participate in a meeting, including auxiliary aids or services, please contact Tammy Jo Sisneros, Planner at (505) 768-2837 or (TTY) 1-800-659-8331. With respect to individuals with limited English proficiency, the City of Albuquerque will provide interpretation services at any public meeting if requested. Please contact Ms. Sisneros to request interpretation services. Additionally, the City of Albuquerque will be offering a bilingual meeting in English and Spanish on Thursday, October 26, 2017 as outlined above. **AGENDA PUBLIC/COMMUNITY MEETING ON THE 2018 - 2022 CONSOLIDATED PLAN AGENDA** Welcome and Introductions PowerPoint Presentation Audience comments and discussion Adjournment All residents, property owners, persons with disabilities, immigrants, seniors, low-income, children and youth, homeless persons, and other stakeholders in Albuquerque are invited to this public meeting. For individuals with disabilities who need assistance to benefit from the meeting, such as a language interpreter or a special accommodation, please contact Tammy Jo Sisneros at 505-768-2837 or (TTY) 1-800-659-8331. Journal: October 18, 2017



Albuquerque Journal

Newspaper Ad: Notice of Public Meetings for the 2018-2022 Consolidated Plan (Spanish)

Published in the Albuquerque Journal on Wednesday October 18, 2017

AVISO DE REUNIN PBLICA/COMUNITARIA Cinco Aos de Plan Consolidado (CDBG-HOME-ESG) Para el Ayuntamiento de la Ciudad de Albuquerque Por medio de la presente se les notifica que se celebrar una reunin comunitaria para solicitar comentarios pblicos de los ciudadanos interesados, organizaciones de servicios pblicos locales, accionistas y otras partes interesadas en cuanto a las necesidades de la comunidad. La informacin recibida ser utilizada por el Ayuntamiento para el desarrollo de Cinco Aos de Plan Consolidado (2018-2022) de los programas de CDBG, HOME y ESG de la ciudad. Todas las personas interesadas estn cordialmente invitadas a asistir a cualquiera de las reuniones que se indican enseguida: Martes, Octubre 24, 2017 @ 4:00 p.m.-6:00p.m. Alamosa Health and Social Services Center, Room A 6900 Gonzales Rd. SW, Albuquerque, NM 87121 Mircoles, Octubre 25, 2017 @ 2:30 p.m.-4:30 p.m. John Marshall Health & Social Services Center, Room 148 1500 Walter SE, Albuquerque, NM 87102 Jueves, Octubre 26, 2017 @ 1:30 p.m. 3:00 p.m. Cesar Chavez Community Center, Multi-Purpose Room 7505 Kathryn Ave. SE, Albuquerque, NM 87108 Jueves, Octubre 26, 2017 @ 5:00 p.m.7:00 p.m. (Reunin Bilinge Ingls/Espaol) Los Griegos Health & Social Services Center Classroom 1 1231 Candelaria Rd. NW, Albuquerque, NM 87107 Sbado, Octubre 28, 2017 @ 9:30 a.m.-11:30 a.m. Holiday Park Community Center Room 5 11710 Comanche Rd. NE, Albuquerque, NM 87111 Si usted tiene alguna pregunta referente a las reuniones comunitarias, por favor comunquese con Tammy Jo Sisneros, Planificadora al (505) 768-2837. ACCESIBILIDAD A LAS JUNTAS El Ayuntamiento de la ciudad tiene como objetivo cumplir en todo con respecto a la Seccin 504 de la Ley de Rehabilitacin de 1973, tal y como se enmend, la Ley de Americanos con Discapacidades (ADA) de 1990 y la Ley de Enmienda a ADA del 2008, la Ley de Vivienda Justa, y la Ley de Barreras Arquitectnicas. Si usted requiere acomodo especial relacionado a alguna discapacidad para asistir o participar en una reunin, incluyendo aparatos auxiliares o servicios, por favor comunquese con Tammy Jo Sisneros, Planificadora al 505-768-2837 o (TTY) 1-800-659-8331. Con respecto a las personas con dominio limitado de ingls, el Ayuntamiento de la ciudad de Albuquerque proporcionar servicios de interpretacin en cualquier reunin pblica si se solicita. Por favor comunquese con la Sra. Sisneros para solicitar servicios de interpretacin. Adems, la ciudad de Albuquerque ofrecer una reunin bilinge en ingls y espaol el jueves, 26 de octubre de 2017 tal y como se indica anteriormente. AGENDA REUNIN PBLICA/COMUNITARIA SOBRE EL PLAN CONSOLIDADO 2018 - 2022 AGENDA Bienvenida e Introducciones Presentacin de Diapositivas en PowerPoint Comentarios y discusiones del pblico Clausura Todos los residentes, dueos de propiedades, personas con discapacidades, inmigrantes, personas de la tercera edad, personas de bajos ingresos, nios y jvenes, accionistas y otras partes interesadas en Albuquerque, estn cordialmente invitados a esta reunin pblica. Para individuos con discapacidades quienes necesitan asistencia para beneficiarse de la reunin, tales como intrprete de idiomas o acomodo especial, por favor comunquese con Tammy Jo Sisneros al 505-768-2837 o (TTY) 1-800-659-8331. Journal: October 18, 2017



KRQE NEWS 13

City asks for public input on federal funding for housing & development

By [Lillian Case \(http://krqe.com/author/krqelilliancase/\)](http://krqe.com/author/krqelilliancase/)

Published: October 23, 2017, 10:58 am | Updated: October 23, 2017, 2:31 pm



ALBUQUERQUE, N.M. (KRQE) – The City of Albuquerque is giving citizens the chance to help plan \$34 million in federal funds for housing and community development.

Community meetings will be held throughout the week to allow for public comment from individuals, local public service organizations and other stakeholders interested in the needs of the community.

This input will be used to plan the City's Five Year Consolidation Plan.

The consolidated planning process is a way for the community to identify housing and community development priorities and decide where to focus federal funding.

All interested persons are invited to attend any of the following meetings:

Tuesday, October 24, 2017 @ 4:00 p.m.-6:00p.m.

Alamosa Health and Social Services Center, Room A

6900 Gonzales Rd. SW, Albuquerque, NM 87121

Wednesday, October 25, 2017 @ 2:30 p.m.-4:30 p.m.

John Marshall Health & Social Services Center, Room 148

1500 Walter SE, Albuquerque, NM 87102

Thursday, October 26, 2017 @ 1:30 p.m. – 3:00 p.m.

Cesar Chavez Community Center, Multi-Purpose Room

7505 Kathryn Ave. SE, Albuquerque, NM 87108

Thursday, October 26, 2017 @ 5:00 p.m.-7:00 p.m. (English/Spanish Bilingual Mtg)

Los Griegos Health & Social Services Center – Classroom 1

1231 Candelaria Rd. NW, Albuquerque, NM 87107

Saturday, October 28, 2017 @ 9:30 a.m.-11:30 a.m.

Holiday Park Community Center – Room 5

11710 Comanche Rd. NE, Albuquerque, NM 87111

[For more information, click here. \(http://www.cabq.gov/family/news/notice-of-public-community-meeting\)](http://www.cabq.gov/family/news/notice-of-public-community-meeting)

[Send a Breaking News Tip \(http://krqe.com/reportit/submit/\)](http://krqe.com/reportit/submit/)

[Report an error or typo \(https://linforms.wufoo.com/forms/report-a-typo-ku8z6bx05fgyhy/\)](https://linforms.wufoo.com/forms/report-a-typo-ku8z6bx05fgyhy/)

[Learn about the KRQE apps \(http://krqe.com/krqe-apps/\)](http://krqe.com/krqe-apps/)

Top News



Video shows arrest of man who escaped from Santa Fe police...

A man who escaped from a Santa Fe police station is still behind bars.



/i/1.gif?

<http://www.krqe.com/2017/10/23/city-asks-for-public-input-in-federal-funding-for-housing-development/>

Related Posts



[Future southeast Albuquerque Police hub nets \\$3M in recent bond election \(http://krqe.com/2017/10/12/future-southeast-albuquerque-police-hub-nets-3m-in-recent-bond-election/\)](http://krqe.com/2017/10/12/future-southeast-albuquerque-police-hub-nets-3m-in-recent-bond-election/)

<http://krqe.com/2017/10/12/future-southeast-albuquerque-police-hub-nets-3m-in-recent-bond-election/>

Internet Outreach: Notice of Public Meetings for the 2018-2022 Consolidated Plan on the City website

You are here: Home (<http://www.cabq.gov>) / Family & Community Services (<http://www.cabq.gov/family>) / News (<http://www.cabq.gov/family/news>) / Notice of Public/Community Meeting

Notice of Public/Community Meeting

Five-Year Consolidated Plan (CDBG-HOME-ESG) for the City of Albuquerque

Notice of Public/Community Meeting — City of Albuquerque

Notice is hereby given that a community meeting will be held to solicit public comment from interested citizens, local public service organizations and other stakeholders as to the needs of the community. The information received will be used by the City in the development of the City's Five Year Consolidated Plan (2018-2022) for the City's CDBG, HOME, and ESG Programs.

All interested persons are invited to attend any of the following meetings:

Tuesday, October 24, 2017 @ 4:00 p.m.-6:00p.m.

Alamosa Health and Social Services Center, Room A

6900 Gonzales Rd. SW, Albuquerque, NM 87121

Wednesday, October 25, 2017 @ 2:30 p.m.-4:30 p.m.

John Marshall Health & Social Services Center, Room 148

1500 Walter SE, Albuquerque, NM 87102

Thursday, October 26, 2017 @ 1:30 p.m. – 3:00 p.m.

Cesar Chavez Community Center, Multi-Purpose Room

7505 Kathryn Ave. SE, Albuquerque, NM 87108

Thursday, October 26, 2017 @ 5:00 p.m.-7:00 p.m. (English/Spanish Bilingual Mtg)

Los Griegos Health & Social Services Center – Classroom 1

1231 Candelaria Rd. NW, Albuquerque, NM 87107

Saturday, October 28, 2017 @ 9:30 a.m.-11:30 a.m.

Holiday Park Community Center – Room 5

11710 Comanche Rd. NE, Albuquerque, NM 87111

If you have any questions regarding this community meeting, please contact Tammy Jo Sisneros, Planner at (505) 768-2837.

ACCESSIBILITY TO MEETINGS

It is the objective of the City to comply with Section 504 of the Rehabilitation Act of 1973, as amended, the Americans with Disabilities Act (ADA) of 1990 and the ADA Amendment Act of 2008, the Fair Housing Act, and the Architectural Barriers Act in all respects. If you require a disability-related accommodation to attend or participate in a meeting, including auxiliary aids or services, please contact Tammy Jo Sisneros, Planner at (505) 768-2837 or (TTY) 1-800-659-8331.

With respect to individuals with limited English proficiency, the City of Albuquerque will provide interpretation services at any public meeting if requested. Please contact Ms. Sisneros to request interpretation services. Additionally, the City of Albuquerque will be offering a bilingual meeting in English and Spanish on Thursday, October 26, 2017 as outlined above.

AGENDA

PUBLIC/COMMUNITY MEETING

ON THE 2018 - 2022 CONSOLIDATED PLAN

AGENDA

Welcome and Introductions

PowerPoint Presentation

Audience comments and discussion

Adjournment

All residents, property owners, persons with disabilities, immigrants, seniors, low-income, children and youth, homeless persons, and other stakeholders in Albuquerque are invited to this public meeting. For individuals with disabilities who need assistance to benefit from the meeting, such as a language interpreter or a special accommodation, please call Tammy Jo Sisneros at (505) 768-2837 or (TTY) 1-800-659-8331.

AVISO DE

REUNIÓN PÚBLICA/COMUNITARIA

Cinco Años de Plan Consolidado (CDBG-HOME-ESG)

Para el Ayuntamiento de la Ciudad de Albuquerque

Por medio de la presente se les notifica que se celebrará una reunión comunitaria para solicitar comentarios públicos de los ciudadanos interesados, organizaciones de servicios públicos locales, accionistas y otras partes interesadas en cuanto a las necesidades de la comunidad. La información recibida será utilizada por el Ayuntamiento para el desarrollo de Cinco Años de Plan Consolidado (2018-2022) de los programas de CDBG, HOME y ESG de la ciudad.

Todas las personas interesadas están cordialmente invitadas a asistir a cualquiera de las reuniones que se indican enseguida:

Martes, Octubre 24, 2017 @ 4:00 p.m.-6:00p.m.

Alamosa Health and Social Services Center, Room A

6900 Gonzales Rd. SW, Albuquerque, NM 87121

Miércoles, Octubre 25, 2017 @ 2:30 p.m.-4:30 p.m.

John Marshall Health & Social Services Center, Room 148

1500 Walter SE, Albuquerque, NM 87102

Jueves, Octubre 26, 2017 @ 1:30 p.m. - 3:00 p.m.

Cesar Chavez Community Center, Multi-Purpose Room

7505 Kathryn Ave. SE, Albuquerque, NM 87108

Jueves, Octubre 26, 2017 @ 5:00 p.m.-7:00 p.m. (Reunión Bilingüe Inglés/Español)

Los Griegos Health & Social Services Center - Classroom 1

1231 Candelaria Rd. NW, Albuquerque, NM 87107

Sábado, Octubre 28, 2017 @ 9:30 a.m.-11:30 a.m.

Holiday Park Community Center - Room 5

11710 Comanche Rd. NE, Albuquerque, NM 87111

Si usted tiene alguna pregunta referente a las reuniones comunitarias, por favor comuníquese con Tammy Jo Sisneros, Planificadora al (505) 768-2837.

ACCESIBILIDAD A LAS JUNTAS

El Ayuntamiento de la ciudad tiene como objetivo cumplir en todo con respecto a la Sección 504 de la Ley de Rehabilitación de 1973, tal y como se enmendó, la Ley de Americanas con Discapacidades (ADA) de 1990 y la Ley de Enmienda a ADA del 2008, la Ley de Vivienda Justa, y la Ley de Barreras Arquitectónicas. Si usted requiere acomodo especial relacionado a alguna discapacidad para asistir o participar en una reunión, incluyendo aparatos auxiliares o servicios, por favor comuníquese con Tammy Jo Sisneros, Planificadora al 505-768-2837 o (TTY) 1-800-659-8331. Con respecto a las personas con dominio limitado de inglés, el Ayuntamiento de la ciudad de Albuquerque proporcionará servicios de interpretación en cualquier reunión pública si se solicita. Por favor comuníquese con la Sra. Sisneros para solicitar servicios de interpretación. Además, la ciudad de Albuquerque ofrecerá una reunión bilingüe en inglés y español el jueves, 26 de octubre de 2017 tal y como se indica anteriormente.

AGENDA**REUNIÓN PÚBLICA/COMUNITARIA****SOBRE EL PLAN CONSOLIDADO 2018 - 2022****AGENDA**

Bienvenida e Introducciones

Presentación de Diapositivas en PowerPoint

Comentarios y discusiones del público

Clausura

Todos los residentes, dueños de propiedades, personas con discapacidades, inmigrantes, personas de la tercera edad, personas de bajos ingresos, niños y jóvenes, accionistas y otras partes interesadas en Albuquerque, están cordialmente invitados a esta reunión pública. Para individuos con discapacidades quienes necesitan asistencia para beneficiarse de la reunión, tales como intérprete de idiomas o acomodo especial, por favor comuníquese con Tammy Jo Sisneros al 505-768-2837 o (TTY) 1-800-659-8331.

Family Upcoming Events (<http://www.cabq.gov/family/events>)

Online Services (<http://www.cabq.gov/family/online-services>)

Facilities & Centers (<http://www.cabq.gov/family/facilities-centers>)

Childcare & Development Programs (<http://www.cabq.gov/family/childcare-development-programs>)

Income Eligible Services (<http://www.cabq.gov/family/income-eligible-services>)

Public Classes, Education & Recreation (<http://www.cabq.gov/family/public-classes-education-recreation>)

What We're Doing (<http://www.cabq.gov/family/what-were-doing>)

Our Department (<http://www.cabq.gov/family/our-department>)

Live Well Albuquerque (<http://www.cabq.gov/family/live-well-albuquerque>)

Indian Affairs (<http://www.cabq.gov/family/indian-affairs>)

News (<http://www.cabq.gov/family/news>)

Notice of Public/Community Meeting (<http://www.cabq.gov/family/news/notice-of-public-community-meeting>)

Latest from Twitter (<http://twitter.com/@fcsABQ>)

Internet Outreach: Notice of Public Meetings for the 2018-2022 Consolidated Plan on Twitter

The screenshot shows a Twitter page on a Google Chrome browser. The browser's address bar displays the URL: https://twitter.com/cabq?ref_src=twsrc%5Etfw&ref_url=http%3A%2F%2Fwww.cabq.gov%2Ffami.... The Twitter interface includes a search bar, navigation links for 'Home' and 'Moments', and a 'Log in' button. The main content area features three tweets from the City of Albuquerque (@cabq):

- The top tweet is a map showing a location in Albuquerque, NM, with 2 replies, 17 retweets, and 15 likes.
- The middle tweet, dated 23 Oct 2017, reads: "Help plan \$34m in federal funds for housing & community development needs. Attend a public meeting this week cabq.gov/family/news/no... @fcsABQ". It includes a photograph of a large audience seated in a conference room.
- The bottom tweet, dated 22 Oct 2017, reads: "Thank you, McGrath family, for assisting a woman in need and ultimately helping".

Internet Outreach: Notice of Public Meetings for the 2018-2022

Consolidated Plan to Neighborhood Associations

Sent to 608 e-mail addresses - blind copy for privacy

City of Albuquerque

From: Velarde, Rebecca <rvelarde@cabq.gov>
Sent: Monday, October 16, 2017 10:16 AM
To: Velarde, Rebecca
Subject: Community Outreach Week for the City of Albuquerque 2018-2022 Consolidated Plan
Attachments: Posting of Public Mtgs Con Plan 10-13-2017.pdf; Posting of Public Mtgs Con Plan SPANISH FINAL 10-13-2017.pdf

Hello,

The City of Albuquerque's Family and Community Services Department is starting to develop its 2018-2022 Consolidated Plan. The Consolidated Plan is a five-year plan required by the U.S. Department of Housing and Urban Development (HUD). It is designed to help states and local jurisdictions to assess their affordable housing and community development needs and market conditions, and to make data-driven, place-based investment decisions. The consolidated planning process serves as the framework for a community-wide dialogue to identify housing and community development priorities that align and focus the following funding sources: [Community Development Block Grant \(CDBG\) Program](#), [HOME Investment Partnerships \(HOME\) Program](#), and [Emergency Solutions Grant \(ESG\) Program](#). This process will result in a plan for approximately \$34 million in HUD funds over five years. Examples of previous projects and programs within the city supported by these funds include: 1) Public facility improvements; 2) Down payment assistance for first time home buyers; 3) Home owner rehabilitation programs; 4) Affordable housing development; 5) Small business development; 6) Health services; 7) Eviction prevention; 9) Senior meals; and 10) Emergency shelter services.

We are starting the consolidated planning process with a Community Outreach Week to obtain input from the public as to their priorities. Attached are notices with information on the upcoming community meetings for the 2018-2022 Consolidated Plan. We would like as much public input as possible, and we hope you can distribute this information to your neighborhood association and encourage participation.

Thank you so much in advance for your assistance.

Rebecca Velarde | Community Development Division Manager
Department of Family and Community Services | City of Albuquerque
400 Marquette Ave. NW, Albuquerque, NM 87103
Office: 505.768.3068 | Cell: 505.221.4926 | E-Mail: rvelarde@cabq.gov | www.cabq.gov/family





**NOTICE OF
PUBLIC/COMMUNITY MEETING**

**Five-Year Consolidated Plan (CDBG-HOME-ESG)
For the City of Albuquerque**

Notice is hereby given that a community meeting will be held to solicit public comment from interested citizens, local public service organizations and other stakeholders as to the needs of the community. The information received will be used by the City in the development of the City's Five Year Consolidated Plan (2018-2022) for the City's CDBG, HOME, and ESG Programs.

All interested persons are invited to attend any of the following meetings:

Tuesday, October 24, 2017 @ 4:00 p.m.-6:00p.m.
Alamosa Health and Social Services Center, Room A
6900 Gonzales Rd. SW, Albuquerque, NM 87121

Wednesday, October 25, 2017 @ 2:30 p.m.-4:30 p.m.
John Marshall Health & Social Services Center, Room 148
1500 Walter SE, Albuquerque, NM 87102

Thursday, October 26, 2017 @ 1:30 p.m. – 3:00 p.m.
Cesar Chavez Community Center, Multi-Purpose Room
7505 Kathryn Ave. SE, Albuquerque, NM 87108

Thursday, October 26, 2017 @ 5:00 p.m.-7:00 p.m. (English/Spanish Bilingual Mtg)
Los Griegos Health & Social Services Center – Classroom 1
1231 Candelaria Rd. NW, Albuquerque, NM 87107

Saturday, October 28, 2017 @ 9:30 a.m.-11:30 a.m.
Holiday Park Community Center – Room 5
11710 Comanche Rd. NE, Albuquerque, NM 87111

If you have any questions regarding this community meeting, please contact Tammy Jo Sisneros, Planner at (505) 768-2837.

ACCESSIBILITY TO MEETINGS

It is the objective of the City to comply with Section 504 of the Rehabilitation Act of 1973, as amended, the Americans with Disabilities Act (ADA) of 1990 and the ADA Amendment Act of 2008, the Fair Housing Act, and the Architectural Barriers Act in all respects. If you require a disability-related accommodation to attend or participate in a meeting, including auxiliary aids or services, please contact Tammy Jo Sisneros, Planner at (505) 768-2837 or (TTY) 1-800-659-8331. With respect to individuals with limited English proficiency, the City of Albuquerque will provide interpretation services at any public meeting if requested. Please contact Ms. Sisneros to request interpretation services. Additionally, the City of Albuquerque will be offering a bilingual meeting in English and Spanish on Thursday, October 26, 2017 as outlined above.

**AGENDA
PUBLIC/COMMUNITY MEETING
ON THE 2018 - 2022 CONSOLIDATED PLAN**

AGENDA

Welcome and Introductions

PowerPoint Presentation

Audience comments and discussion

Adjournment

All residents, property owners, persons with disabilities, immigrants, seniors, low-income, children and youth, homeless persons, and other stakeholders in Albuquerque are invited to this public meeting. For individuals with disabilities who need assistance to benefit from the meeting, such as a language interpreter or a special accommodation, please call Tammy Jo Sisneros at (505) 768-2837 or (TTY) 1-800-659-8331.



AVISO DE REUNIÓN PÚBLICA/COMUNITARIA

Cinco Años de Plan Consolidado (CDBG-HOME-ESG) Para el Ayuntamiento de la Ciudad de Albuquerque

Por medio de la presente se les notifica que se celebrará una reunión comunitaria para solicitar comentarios públicos de los ciudadanos interesados, organizaciones de servicios públicos locales, accionistas y otras partes interesadas en cuanto a las necesidades de la comunidad. La información recibida será utilizada por el Ayuntamiento para el desarrollo de Cinco Años de Plan Consolidado (2018-2022) de los programas de CDBG, HOME y ESG de la ciudad.

Todas las personas interesadas están cordialmente invitadas a asistir a cualquiera de las reuniones que se indican enseguida:

Martes, Octubre 24, 2017 @ 4:00 p.m.-6:00p.m.
Alamosa Health and Social Services Center, Room A
6900 Gonzales Rd. SW, Albuquerque, NM 87121

Miércoles, Octubre 25, 2017 @ 2:30 p.m.-4:30 p.m.
John Marshall Health & Social Services Center, Room 148
1500 Walter SE, Albuquerque, NM 87102

Jueves, Octubre 26, 2017 @ 1:30 p.m. – 3:00 p.m.
Cesar Chavez Community Center, Multi-Purpose Room
7505 Kathryn Ave. SE, Albuquerque, NM 87108

Jueves, Octubre 26, 2017 @ 5:00 p.m.-7:00 p.m. (Reunión Bilingüe Inglés/Español)
Los Griegos Health & Social Services Center – Classroom 1
1231 Candelaria Rd. NW, Albuquerque, NM 87107

Sábado, Octubre 28, 2017 @ 9:30 a.m.-11:30 a.m.
Holiday Park Community Center – Room 5
11710 Comanche Rd. NE, Albuquerque, NM 87111

Si usted tiene alguna pregunta referente a las reuniones comunitarias, por favor comuníquese con Tammy Jo Sisneros, Planificadora al (505) 768-2837.

ACCESIBILIDAD A LAS JUNTAS

El Ayuntamiento de la ciudad tiene como objetivo cumplir en todo con respecto a la Sección 504 de la Ley de Rehabilitación de 1973, tal y como se enmendó, la Ley de Americanos con Discapacidades (ADA) de 1990 y la Ley de Enmienda a ADA del 2008, la Ley de Vivienda Justa, y la Ley de Barreras Arquitectónicas. Si usted requiere acomodo especial relacionado a alguna discapacidad para asistir o participar en una reunión, incluyendo aparatos auxiliares o servicios, por favor comuníquese con Tammy Jo Sisneros, Planificadora al 505-768-2837 o (TTY) 1-800-659-8331. Con respecto a las personas con dominio limitado de inglés, el Ayuntamiento de la ciudad de Albuquerque proporcionará servicios de interpretación en cualquier reunión pública si se solicita. Por favor comuníquese con la Sra. Sisneros para solicitar servicios de interpretación. Además, la ciudad de Albuquerque ofrecerá una reunión bilingüe en inglés y español el jueves, 26 de octubre de 2017 tal y como se indica anteriormente.

AGENDA REUNIÓN PÚBLICA/COMUNITARIA SOBRE EL PLAN CONSOLIDADO 2018 - 2022

AGENDA

Bienvenida e Introducciones

Presentación de Diapositivas en PowerPoint

Comentarios y discusiones del público

Clausura

Todos los residentes, dueños de propiedades, personas con discapacidades, inmigrantes, personas de la tercera edad, personas de bajos ingresos, niños y jóvenes, accionistas y otras partes interesadas en Albuquerque, están cordialmente invitados a esta reunión pública. Para individuos con discapacidades quienes necesitan asistencia para beneficiarse de la reunión, tales como intérprete de idiomas o acomodo especial, por favor comuníquese con Tammy Jo Sisneros al 505-768-2837 o (TTY) 1-800-659-8331.

Internet Outreach: Notice of Availability of the 2018-2022 Housing and Community Development Survey via Twitter

The screenshot shows a Twitter profile page for the City of Albuquerque (@cabq) in a Google Chrome browser. The browser's address bar shows the URL: https://twitter.com/cabq?ref_src=twsrc%5Etfw&ref_url=http%3A%2F%2Fwww.cabq.gov%2Ffami.... The page features three tweets:

- Top Tweet:** A tweet with a missing text line above the City of Albuquerque seal. The seal is a circular emblem with the text "CITY OF ALBUQUERQUE" and "1706". To the right of the seal, the text reads: "the Winter Shelter, open daily now until March. Pickup time and location info at **Winter Shelter for 2017-18 Season** Information about Winter Shelter services. cabq.gov". Below the tweet are icons for replies, retweets (19), and likes (21).
- Middle Tweet:** A tweet from @cabq dated 18 Nov 2017. The text says: "Help @fcsABQ prepare for the next five years by taking the Consolidated Plan Survey, available in Spanish and English. Take the survey at". Below the text is the City of Albuquerque seal and the text: "**Consolidated Plan Survey** cabq.gov". Below the tweet are icons for replies, retweets (1), and likes (4).
- Bottom Tweet:** A tweet from @cabq dated 18 Nov 2017. The text says: "Thank you, Roger Newall, for your service to the country, as well as playing a key role in hiring, honoring and serving the veterans of Albuquerque. cabq.gov/mayor/news/vet... #EOTW". Below the text is a partial image of a seal with the word "ALBU" visible.



2018-2022 Housing and Community Development Survey Instrument (English)

City of Albuquerque Housing and Community Development Survey (English)

Section 1: Background Information

The City of Albuquerque is preparing the 2018-2022 Consolidated Plan as required by the U.S. Department of Housing and Urban Development. This Needs Assessment Survey is used to obtain input from community residents regarding affordable housing, community development, economic development, and other needs of City residents. The Consolidated Plan allows Albuquerque to utilize Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) and Emergency Solutions Grant (ESG) funds to enhance the quality of life for residents.

Your responses to these survey questions are an essential component of Albuquerque's planning process. Should you need assistance or have questions regarding the survey, please contact Tammy Jo Sisneros, Planner in the Family and Community Services Department at (505) 768-2837.

If you are completing a paper copy of this survey, please return it no later than December 15 to:

City of Albuquerque
Family and Community Services Department
400 Marquette Ave NW, Room 504
Albuquerque, NM 87102



City of Albuquerque Housing and Community Development Survey (English)

Section 2: Community Needs

For each of the categories below, please indicate the level of need in the community for each type of facility, service, infrastructure or housing program. 1 = low need. 4 = high need. If you are unsure, indicate n/a.

* 1. Community Facilities

Please indicate the need for improved/additional community facilities in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Senior / Multigenerational Centers	<input type="radio"/>				
Youth Centers	<input type="radio"/>				
Childcare Centers	<input type="radio"/>				
Parks and Recreation Facilities	<input type="radio"/>				
Community Centers	<input type="radio"/>				
Health Care Facilities	<input type="radio"/>				
Fire Stations and Equipment	<input type="radio"/>				
Libraries	<input type="radio"/>				

*** 2. Community Services**

Please indicate the need for improved/additional community services in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Senior Activities	<input type="radio"/>				
Youth Activities	<input type="radio"/>				
Childcare Activities	<input type="radio"/>				
Transportation Services	<input type="radio"/>				
Anti-Crime Programs	<input type="radio"/>				
Health Services	<input type="radio"/>				
Mental Health Services	<input type="radio"/>				
Legal Services	<input type="radio"/>				

*** 3. Infrastructure**

Please indicate the need for improved/additional infrastructure improvements in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Drainage Improvement	<input type="radio"/>				
Water/Sewer Improvement	<input type="radio"/>				
Street/Alley Improvement	<input type="radio"/>				
Street Lighting	<input type="radio"/>				
Sidewalk Improvements	<input type="radio"/>				

*** 4. Special Needs Services**

Please indicate the need for improved/additional special needs services in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Centers/Services for Disabled	<input type="radio"/>				
Accessibility Improvements	<input type="radio"/>				
Domestic Violence Services	<input type="radio"/>				
Substance Abuse Services	<input type="radio"/>				
Homeless Shelters/Services	<input type="radio"/>				
HIV/AIDS Centers and Services	<input type="radio"/>				
Neglected/Abused Children Centers and Services	<input type="radio"/>				

*** 5. Businesses and Jobs**

Please indicate the need for improved/additional business and job creation services in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Start Up Business Assistance	<input type="radio"/>				
Small Business Loans/Grants	<input type="radio"/>				
Job Creation/Retention	<input type="radio"/>				
Employment Training	<input type="radio"/>				
Commercial/Industrial Rehabilitation	<input type="radio"/>				
Facade Improvements	<input type="radio"/>				
Business Mentoring/Capacity Building	<input type="radio"/>				

*** 6. Housing Services**

Please indicate the need for improved/additional housing services in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Home Owner Rehabilitation	<input type="radio"/>				
Assistance to Purchase a Home	<input type="radio"/>				
Fair Housing Discrimination	<input type="radio"/>				
Lead-based Paint Removal	<input type="radio"/>				
Residential Historic Preservation	<input type="radio"/>				
Non-Residential Historic Preservation	<input type="radio"/>				
Energy Efficient Improvements	<input type="radio"/>				

*** 7. Housing Facilities**

Please indicate the need for improved/additional housing facilities in Albuquerque (1=low need; 4=high need)

	1	2	3	4	n/a
Housing for Disabled	<input type="radio"/>				
Senior Housing	<input type="radio"/>				
Single Family Housing	<input type="radio"/>				
Large Family Housing	<input type="radio"/>				
Affordable Rental Housing	<input type="radio"/>				



City of Albuquerque Housing and Community Development Survey (English)

Thank you!

Thank you for completing this survey. If you have any additional comments or questions, please contact Tammy Jo Sisneros, Planner with the Family and Community Services Department at (505) 768-2837.



2018-2022 Housing and Community Development Survey Instrument (Spanish)

Encuesta de la Ciudad de Albuquerque Departamento de Vivienda y Desarrollo Comunitario (Español)

Sección 1: Antecedentes

El Ayuntamiento de la Ciudad de Albuquerque está preparando el Plan Consolidado 2018-2022 tal y como tal y como lo requiere el Departamento de Vivienda y Desarrollo Urbano de los Estados Unidos. Esta Encuesta de Evaluación de Necesidades se utiliza para obtener aportaciones por parte de los residentes de la comunidad con respecto a la vivienda asequible, desarrollo comunitario, desarrollo económico y otras necesidades de los residentes de la ciudad. El Plan Consolidado le permite al Ayuntamiento de la Ciudad de Albuquerque utilizar los fondos de Subsidios Globales para el Desarrollo Comunitario (CDBG), Asociación para Inversiones en Vivienda HOME (HOME) y Subsidios para Soluciones de Emergencia (ESG) con la finalidad de mejorar la calidad de vida de los residentes.

Sus respuestas a las siguientes preguntas de la encuesta son un componente esencial del proceso de planificación de Albuquerque. Si necesita asistencia o tiene preguntas con respecto a la encuesta, por favor comuníquese Tammy Jo Sisneros, Planificadora del Departamento de Servicios Familiares y Comunitarios al (505) 768-2837.

Si usted va a completar una copia de esta encuesta impresa, por favor envíela no más tarde del 15 de diciembre, a la dirección que se le indica enseguida:

City of Albuquerque
Family and Community Services Department
400 Marquette Ave NW, Room 504
Albuquerque, NM 87102



Encuesta de la Ciudad de Albuquerque Departamento de Vivienda y Desarrollo Comunitario (Español)

Sección 2: Necesidades de la Comunidad

Para cada una de las categorías que se muestran a continuación, indique el nivel de necesidad de la comunidad para cada tipo de instalación, servicio, infraestructura o programa de vivienda. 1 = baja necesidad. 4 = alta necesidad. Si no está seguro, indique n/a.

* 1.

Instalaciones Comunitarias

Por favor indique la necesidad de instalaciones comunitarias mejoradas/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Centros para Personas de la 3ra. Edad / Multi-Generaciones	<input type="radio"/>				
Centros para Jóvenes	<input type="radio"/>				
Guarderías Infantiles	<input type="radio"/>				
Parques e Instalaciones de Recreación	<input type="radio"/>				
Centros Comunitarios	<input type="radio"/>				
Instalaciones para el Cuidado de la Salud	<input type="radio"/>				
Estaciones de Bomberos y Equipo	<input type="radio"/>				
Bibliotecas	<input type="radio"/>				

*** 2. Servicios Comunitarios**

Por favor indique la necesidad de servicios comunitarios mejorados/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Actividades para Personas de la 3ra. Edad	<input type="radio"/>				
Actividades para Jóvenes	<input type="radio"/>				
Actividades para Guarderías Infantiles	<input type="radio"/>				
Servicios de Transportación	<input type="radio"/>				
Programas Contra el Crimen	<input type="radio"/>				
Servicios para la Salud	<input type="radio"/>				
Servicios para la Salud Mental	<input type="radio"/>				
Servicios de Asesoría Legal	<input type="radio"/>				

*** 3. Infraestructura**

Por favor indique la necesidad de mejoras a la infraestructura mejorada/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Mejoras de Drenaje	<input type="radio"/>				
Mejoras de Agua/Alcantarillados	<input type="radio"/>				
Mejoras de Calles/Callejones	<input type="radio"/>				
Alumbrado Público	<input type="radio"/>				
Mejoras de Banquetas	<input type="radio"/>				

*** 4. Servicios Para Necesidades Especiales**

Por favor indique la necesidad de servicios para necesidades especiales mejoradas/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Centros/Servicios para discapacitados	<input type="radio"/>				
Mejoras de Accesibilidad	<input type="radio"/>				
Servicios para la Violencia Doméstica	<input type="radio"/>				
Servicios para el Abuso de Drogas	<input type="radio"/>				
Albergues para Personas Sin Hogar/Servicios	<input type="radio"/>				
Centros para HIV/AIDS y Servicios	<input type="radio"/>				
Centros para Niños Desamparados/Abusados y Servicios	<input type="radio"/>				

*** 5. Negocios y Empleos**

Por favor indique la necesidad de negocios mejorados/adicionales y servicios de creación de empleos en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Asistencia para Ayudar el Inicio de un Negocio	<input type="radio"/>				
Préstamos/Subsidios para Empresas Pequeñas	<input type="radio"/>				
Creación/Retención de Empleo	<input type="radio"/>				
Capacitación de empleo	<input type="radio"/>				
Rehabilitación Comercial/Industrial	<input type="radio"/>				
Mejoras de Fachadas	<input type="radio"/>				
Asesoramiento Empresarial/Fortalecimiento de Capacidad	<input type="radio"/>				

*** 6. Servicios de Vivienda**

Por favor indique la necesidad de servicios de vivienda mejorados/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Rehabilitación de Viviendas Habitadas por sus Propietarios	<input type="radio"/>				
Asistencia para Comprar Casa	<input type="radio"/>				
Discriminación de Vivienda Justa	<input type="radio"/>				
Eliminación de Pintura a Base de Plomo	<input type="radio"/>				
Conservación de Residencias Históricas	<input type="radio"/>				
Conservación de Sitios y Lugares Históricos	<input type="radio"/>				
Mejoras de Eficiencia Energética	<input type="radio"/>				

*** 7. Facilidades de Vivienda**

Por favor indique la necesidad de facilidades de vivienda mejoradas/adicionales en Albuquerque (1 = baja necesidad; 4 = alta necesidad)

	1	2	3	4	n/a
Viviendas para Discapacitados	<input type="radio"/>				
Viviendas para las Personas de la 3ra. Edad	<input type="radio"/>				
Viviendas Unifamiliares	<input type="radio"/>				
Viviendas para Familias Numerosas	<input type="radio"/>				
Viviendas para Alquiler Asequible	<input type="radio"/>				



**Encuesta de la Ciudad de Albuquerque
Departamento de Vivienda y Desarrollo Comunitario (Español)**

¡Gracias!

Gracias por completar esta encuesta. Si tiene comentarios adicionales o preguntas, por favor comuníquese con Tammy Jo Sisneros, Planificadora del Departamento de Servicios Familiares y Comunitarios al (505) 768-2837.



Newspaper Ad: Notice of Public Hearing and Comment Period - Draft Consolidated Plan and Draft Action Plan (English)

Published in the Albuquerque Journal on Monday February 05, 2018

CITY OF ALBUQUERQUE NOTICE OF PUBLIC HEARING AND 30-DAY PUBLIC REVIEW FOR THE DRAFT 2018-2022 CONSOLIDATED PLAN AND 2018-2019 ACTION PLAN FUNDING FROM THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD) Notice is hereby given that the City of Albuquerque, New Mexico, Department of Family & Community Services has prepared its draft Consolidated Plan for 2018-2022 and draft Action Plan for 2018-2019. The City of Albuquerque Department of Family & Community Services invites you to attend a public hearing and presentation of the draft 2018-2022 Consolidated Plan and draft 2018-2019 Action Plan at a public hearing to be held on Tuesday, February 20, 2018 at 5:30 p.m. The public hearing will be held at Barelax Community Center, 801 Barelax Rd., SW, 87102, Classroom B. For individuals with disabilities who need assistance to benefit from the public hearing, please call Rick Giron at (505) 768-2968 or (TTY) 1-800-659-8331. The Consolidated Plan analyzes data and information supplied by residents and stakeholders to determine the short- and long-term needs of the community and provides a strategy for the investment of federal Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) funds, and Emergency Solutions Grant (ESG) funds from HUD in addition to other local funds to address community development, affordable housing, homelessness and other needs in Albuquerque. The City estimates receiving a total of \$19,875,000 of CDBG funds, \$7,625,000 of HOME funds and \$1,750,000 of ESG funds during the five-year period of the Consolidated Plan beginning July 1, 2018 and ending June 30, 2023. These funds may be used for activities including but not limited to public facilities and infrastructure improvements, affordable housing development and preservation, public social services, economic development, homelessness prevention and rapid rehousing, program administration and other activities necessary to affirmatively further fair housing choice. The Action Plan serves as the City's grant application to HUD. This document includes specific activities to be undertaken with CDBG, HOME, ESG funds and other local funds in furtherance of the Consolidated Plan strategies during the program year beginning July 1, 2018 and ending June 30, 2019. Notice is hereby given that the Department of Family & Community Services proposes its 2018-2019 Action Plan budget for the first year of funding under the City's 2018-2022 Consolidated Plan. Estimated funding from HUD includes \$3,973,569 of CDBG funding; \$115,000 of CDBG program income; \$8,184,171 of prior year(s) CDBG funding; \$1,524,705 of HOME funding; \$1,128,908 of HOME program income; \$4,599,588 of prior year(s) HOME funding; and \$350,052 of ESG funding. The Action Plan will also include \$2,988,885 of Albuquerque General funds and \$4,565,154 of Workforce Housing Trust Funds. Copies of the combined draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan document will be available for public review and inspection from February 21, 2018 through March 23, 2018. Copies of the document will be available on the City of Albuquerque Department of Family and Community Service's website under the "Publications" heading at <http://www.cabq.gov/family/documents/publications>. A reasonable number of printed copies are also available at no charge at the Department of Family and Community Services, Old City Hall Building, 400 Marquette NW, 5th Floor, Room 504, Albuquerque, NM 87103. Additionally, the draft 2018-2022 Consolidated Plan and 2018-2019 Action Plan document can be provided in alternative formats (i.e., Braille/large print, audio tape) for the disabled and may also be translated into Spanish for Limited English Proficient (LEP) Spanish speaking persons, upon request. A statutory 30-day public comment period will begin on Wednesday, February 21, 2018 and end on Friday, March 23, 2018 at 5:00 PM. All residents, property owners, persons with disabilities, immigrants, seniors, low-income persons, children and youth, homeless persons, and other stakeholders of the City of Albuquerque are encouraged to submit written comments or questions regarding the draft 2018-2022 Consolidated Plan or the draft 2018-2019 Action Plan to Rick Giron, Department of Family & Community Services, located at Old City Hall Building, 400 Marquette NW, 5th Floor, Room 504, Albuquerque, NM 87103 or by email to rickgiron@cabq.gov. The draft 2018-2019 Action Plan includes proposed funding for the following projects: COA Administration Administration Funding: CDBG: \$817,713.80; HOME: \$306,470.50; ESG: \$26,239.82. This includes funding to support the implementation of the City's 2018 Action Plan, such as salaries and wages. Affordable Housing Development Rental CDBG: \$3,258,236.20; HOME: \$5,835,795.90; Workforce Housing Trust Fund: \$4,565,154. Projects funded under this category will provide assistance to develop affordable housing units for low- and moderate-income households, either through development or acquisition and rehabilitation. Affordable Housing Preservation Rental CDBG: \$3,622,510. Projects funded under this category will provide for repair and rehabilitation of rental housing units. Assisted properties shall be occupied by low- and moderate-income residents and shall charge affordable rents. Community Housing Development Organizations (CHDOs) Operating Operating Funding: HOME: \$76,234.60. This includes funds for eligible CHDO(s) to assist with operating costs incurred implementing housing activities. Affordable Housing Preservation Ownership CDBG: \$1,000,000. Projects funded under this category will provide emergency minor home repairs to low-income owner-occupied dwellings to increase sustainable housing opportunities. Additionally, projects funded under this category will provide disability retrofit modifications. Affordable Homeownership Assistance CDBG: \$480,000. Projects funded under this category will provide deferred loans as homebuyer assistance to low- and moderate-income households in order to make purchasing a home in Albuquerque affordable. Tenant Based Rental Assistance HOME: \$1,034,700. Projects funded under this category will serve specific high priority populations including those who are homeless or at-risk of homelessness and residents with special needs. Homelessness Intervention and Rapid Rehousing CDBG: \$426,280; ESG: \$323,812.18; General Fund: \$2,903,885.73. Projects under this category work to increase affordable housing opportunities and increase services for "at-risk" populations by providing emergency motel vouchers, emergency shelter services, transitional housing opportunities and permanent supportive housing opportunities to populations experiencing homelessness. Programs funded under this category will also provide rental and utility assistance for a period up to 3 consecutive months in order to prevent homelessness, provide a range of health and dental services to low- and moderate-income homeless residents. Public Facilities and Improvements CDBG: \$2,500,000. Projects to receive funding include Dennis Chavez Community Center (\$250,000), John Marshall Health and Social Service Center (\$250,000), public infrastructure improvements that could include Americans with Disabilities Act improvements to public infrastructure and street lighting (\$1,000,000), and the purchase of two Fire Engines to serve low- and moderate-income neighborhoods (\$1,000,000). The public facilities projects will improve and/or expand existing facilities serving low- and moderate-income residents. The public infrastructure improvements project will provide accessibility for severely disabled adults at locations throughout the City. The Fire Engines project is contingent upon determination of eligibility and need by the Department of Family and Community Services. In the event that the Department determines not to recommend the inclusion of the Fire Engines project in the final Action Plan that is submitted to HUD, the \$1,000,000 of CDBG funds shall be used to assist the Affordable Housing Development Rental project. Public Services for Children and Youth CDBG: \$68,000. Programs funded under this category will provide services for children and youth including but not limited to child development services, case management for homeless children and their families, childcare and services concerned with health, education and recreation. Public Services for Senior Citizens CDBG: \$100,000. Programs funded under this category will provide services for senior citizens including but not limited to nutrition, health and recreation. Fair Housing Services General Fund: \$85,000. Programs funded under this category will provide landlord-tenant education and mediation and fair housing education and training. All residents, property owners, persons with disabilities, immigrants, seniors, low-income persons, children and youth, homeless persons, and other stakeholders in Albuquerque are invited to review this spending plan and comment on it in writing until 5:00 PM on Friday, March 23, 2018. After receipt of public comments from the 30-day public comment period, the City of Albuquerque will address each comment in writing and will submit all comments and responses in its formal application for funding to HUD on May 17, 2018 or at a later date as directed by HUD. Final funding levels for projects included in the Action Plan that is submitted to HUD may differ from the proposed funding listed above, which are based on estimates of the 2018 grant amounts to be awarded by HUD. Funding levels will be adjusted proportionally among projects to account for any increase or decrease in funding availability. The public will be notified of the availability of the final Action Plan that includes final project funding amounts. The final Consolidated Plan and Action Plan submission to HUD will be posted to the City of Albuquerque Department of Family and Community Service's website under the "Publications" heading at: <http://www.cabq.gov/family/documents/publications>. For more information, please email rickgiron@cabq.gov. Albuquerque Journal: February 5, 2018

Published in the Albuquerque Journal on Monday February 05, 2018

AYUNTAMIENTO DE LA CIUDAD DE ALBUQUERQUE AVISO DE AUDIENCIA PÚBLICA Y PERIODO DE 30 DÍAS PARA LA REVISIÓN PÚBLICA DEL BORRADOR DEL PLAN CONSOLIDADO 2018-2022 Y DEL PLAN DE DESEMPEÑO 2018-2019 FINANCIADO POR EL DEPARTAMENTO DE VIVIENDA Y DESARROLLO URBANO DE LOS ESTADOS UNIDOS (HUD) Por medio de la presente, se notifica que el Departamento de Servicios Familiares y Comunitarios del Ayuntamiento de la Ciudad de Albuquerque, New Mexico, ha preparado su borrador del Plan Consolidado 2018-2022 y el borrador del Plan de Desempeño 2018-2019. El Departamento de Servicios Familiares y Comunitarios del Ayuntamiento de la Ciudad de Albuquerque le invita a asistir a una audiencia pública y a la presentación del borrador del Plan Consolidado 2018-2022 y el borrador del Plan de Desempeño 2018-2019 en una audiencia pública que se celebrará el martes, 20 de febrero de 2018 a las 5:30 p.m. La audiencia pública se llevará a cabo en el Centro Comunitario Barelás, 801 Barelás Rd., SW, 87102, Saln B (Community Center Barelás). Para individuos con discapacidades quienes necesitan asistencia para beneficiarse de la audiencia pública, por favor llame a Rick Giron al (505) 768-2968 o (TTY) 1-800-659-8331. El Plan consolidado analiza datos e información suministrados por residentes y partes interesadas para determinar las necesidades a corto y largo plazo de la comunidad y proporciona una estrategia para la inversión de fondos federales del Programa de Subsidios Globales para el Desarrollo Comunitario (CDBG, por sus siglas en inglés), del Programa de Asociación para Inversiones en Vivienda HOME (HOME, por sus siglas en inglés) y del Programa de Subsidios para Soluciones de Emergencia (ESG, por sus siglas en inglés), dichos fondos provenientes de HUD y junto con la incorporación de otros fondos locales con la finalidad de abordar las necesidades en el desarrollo comunitario, vivienda asequible, la carencia de vivienda y otras necesidades en Albuquerque. El Ayuntamiento estima recibir un total de \$19,875,000 de fondos de CDBG, \$7,625,000 de fondos de HOME y \$1,750,000 de fondos de ESG durante el periodo de cinco años del Plan Consolidado comenzando el 1 de julio de 2018 y terminando el 30 de junio de 2023. Estos fondos pueden ser utilizados para actividades incluyendo, pero no limitadas, a instalaciones públicas y mejoras de infraestructura, desarrollo de vivienda asequible y preservación, servicios sociales públicos, desarrollo económico, prevención de personas con carencia de vivienda y rápido realojamiento, administración de programas y otras actividades necesarias para fomentar afirmativamente la elección de vivienda justa. El Plan de Desempeño sirve como la solicitud de subsidios por parte del Ayuntamiento de la Ciudad a HUD. Dicho documento incluye actividades específicas que se llevarán a cabo con fondos de CDBG, HOME, ESG y otros fondos locales para el cumplimiento de las estrategias del Plan Consolidado durante el programa anual comenzando el 1 de julio de 2018 y terminando el 30 de junio de 2019. Por medio de la presente, se notifica que el Departamento de Servicios Familiares y Comunitarios propone su presupuesto al Plan de Desempeño 2018-2019 para el primer año de financiamiento bajo el Plan Consolidado 2018-2022 del Ayuntamiento de la Ciudad. El financiamiento estimado de HUD incluye \$3,975,000 de fondos de CDBG; \$115,000 de fondos de ingresos de programas; \$8,184,181 de fondos de CDBG de años anteriores; \$1,524,705 de fondos de HOME; \$1,128,908 de fondos de ingresos de programas; \$4,599,588 de fondos de HOME de años anteriores; y \$350,000 de fondos de ESG. El Plan de Desempeño también incluirá \$2,988,885 de Fondos Generales del Ayuntamiento de Albuquerque y \$4,561,154 de Fondos Fiduciarios para Producción de Vivienda. Las copias del borrador del Plan Consolidado 2018-2022 y del Plan de Desempeño 2018-2019 combinados estarán disponibles para revisión pública e inspección a partir del 21 de febrero de 2018 hasta el 23 de marzo de 2018. Copias de dicho documento estarán disponibles en el sitio web del Departamento de Servicios Familiares y Comunitarios del Ayuntamiento de la Ciudad de Albuquerque bajo el encabezado de "Publicaciones" en el siguiente sitio web: <http://www.cabq.gov/family/documents/publications>. Un número razonable de copias impresas también están disponibles sin cargo alguno en el Departamento de Servicios Familiares y Comunitarios, Antiguo Edificio de la Alcaldía, 400 Marquette NW, 5th Floor, Room 504, Albuquerque, NM 87103. Además, el Plan Consolidado 2018-2022 y el Plan de Desempeño 2018-2019 pueden ser proporcionados en formatos alternativos (por ejemplo, Braille/impresión ampliada, casete de audio) para discapacitados, y también, pueden traducirse al español para personas que hablan español con Dominio Limitado de Inglés (LEP, por sus siglas en inglés), si es solicitado. Un periodo estatutario de 30 días para comentarios públicos comenzar el miércoles, 21 de febrero de 2018 y terminar el viernes, 23 de marzo de 2018 a las 5:00 pm. Se les fomenta a todos los residentes, propietarios, personas con discapacidades, inmigrantes, personas de la tercera edad, personas de bajos ingresos, niños y jóvenes, personas con carencia de vivienda y otras partes interesadas de la ciudad de Albuquerque, a que presenten comentarios o preguntas por escrito sobre el borrador del Plan Consolidado 2018-2022 o del borrador del Plan de Desempeño 2018-2019, a Rick Giron, Departamento de Servicios Familiares y Comunitarios, ubicado en el Antiguo Edificio de la Alcaldía, 400 Marquette NW, 5th Floor, Room 504, Albuquerque, NM 87103 o por correo electrónico a rickgiron@cabq.gov. El borrador del Plan de Desempeño 2018-2019 incluye el financiamiento propuesto para los siguientes proyectos: COA Administración Financiamiento para la Administración: CDBG \$817,713.80; HOME \$306,470.50; ESG \$26,239.82. Esto incluye financiamiento para respaldar la implementación del Plan de Desempeño 2018-2019 del Ayuntamiento, tales como salarios y sueldos. Desarrollo de Vivienda Asequible Alquiler CDBG: \$3,258,236.20; HOME: \$5,835,795.90; Fondo Fiduciario para Producción de Vivienda: \$4,565,154. Los proyectos financiados bajo esta categoría proporcionarán asistencia para desarrollar unidades de vivienda asequibles para hogares de bajos y moderados ingresos, ya sea a través del desarrollo o adquisición y rehabilitación. Preservación de Vivienda Asequible Alquiler CDBG: \$3,622,510. Los proyectos financiados bajo esta categoría proporcionarán para la reparación y rehabilitación de unidades de vivienda de alquiler. Las propiedades asistidas deben ser ocupadas por residentes de bajos y moderados ingresos y se debe cobrar rentas asequibles. Administración de las Organizaciones Comunitarias de Desarrollo de Vivienda (CHDOs, por sus siglas en inglés) Financiamiento para Costos Administrativos: HOME: \$76,234.60. Esto incluye fondos para los CHDOs admisibles para asistirlos con los costos administrativos incurridos en la implementación de actividades de vivienda. Preservación de Vivienda Asequible Propietario CDBG: \$1,000,000. Los proyectos financiados bajo esta categoría proporcionarán reparaciones domésticas menores de emergencia a unidades ocupadas por sus propietarios quienes son de bajos ingresos para incrementar las oportunidades de vivienda sustentable. Además, los proyectos financiados bajo esta categoría proporcionarán modificaciones para renovar adaptaciones de discapacidad. Asistencia para Ser Propietario de Vivienda Asequible CDBG: \$480,000. Los proyectos financiados bajo esta categoría proporcionarán préstamos diferidos como asistencia a compradores de vivienda a hogares de bajos y moderados ingresos con el fin de hacer la compra de una casa en Albuquerque asequible. Asistencia para Alquiler Basado en Arrendatarios HOME: \$1,034,700. Los proyectos financiados bajo esta categoría servirán a poblaciones específicas de alta prioridad, incluyendo a aquellos que carecen de vivienda o corren el riesgo de carecer de vivienda y residentes con necesidades especiales. Intervención en la Carencia de Vivienda y Realojamiento Rápido CDBG: \$426,280; ESG: \$323,812.18; Fondo General: \$2,903,885.73. Los proyectos bajo esta categoría trabajan para incrementar las oportunidades de vivienda asequible e incrementar los servicios para las poblaciones "en riesgo", proporcionando cupones para hospedaje en moteles de emergencia, servicios de albergues de emergencia, oportunidades de vivienda transitoria y oportunidades de vivienda con respaldo permanente a poblaciones que sufren la carencia de vivienda. Los programas financiados bajo esta categoría también proporcionarán asistencia para el alquiler y los gastos de servicios públicos de la vivienda por un periodo de hasta 3 meses consecutivos para prevenir la carencia de vivienda, proporcionar una gama de servicios de salud y dentales a los residentes de bajos y moderados ingresos. Instalaciones Públicas y Mejoras CDBG: \$2,500,000. Los proyectos para recibir financiamiento incluyen el Centro Comunitario Dennis Chávez (Dennis Chavez Community Center) (\$250,000), el Centro de Salud y Servicio Social John Marshall (John Marshall Health and Social Service Center) (\$250,000), mejoras a infraestructura pública que pudiera incluir mejoras según la Ley de Americanos con Discapacidades a infraestructuras públicas y alumbrado público (\$1,000,000), y la compra de dos camiones de bomberos para asistir colonias de bajos y moderados ingresos. Los proyectos de instalaciones públicas mejorarán y/o expandirán las instalaciones existentes sirviendo a residentes de bajos y moderados ingresos. El proyecto de mejoras a infraestructura pública proporcionará accesibilidad para adultos gravemente discapacitados en varios lugares a través de toda la ciudad. El proyecto de camiones de bomberos está supeditado a la determinación de admisibilidad y necesidad por el Departamento de servicios familiares y comunitarios. En el caso de que el Departamento determine no recomendar la inclusión del proyecto de camiones de bomberos en el Plan de Desempeño final que se somete a HUD, los fondos de \$1,000,000 de CDBG deben ser utilizados para asistir al proyecto de Desarrollo de Vivienda Asequible Alquiler. Servicios Públicos para Niños y Jóvenes CDBG: \$68,000. Los programas financiados bajo esta categoría

proporcionarn servicios para nios y jvenes incluyendo, pero no limitados, a servicios de desarrollo infantil, manejo de casos para nios carecientes de vivienda y sus familias, cuidado infantil y servicios relacionados con la salud, educacin y recreacin. Servicios Pblicos para Ciudadanos de la Tercera Edad CDBG: \$100,000. Los programas financiados bajo esta categoria proporcionarn servicios para ciudadanos de la tercera edad incluyendo, pero no limitados, a nutricin, salud y recreacin. Servicios para Vivienda Justa Fondo General: \$85,000. Los programas financiados bajo esta categoria proporcionarn educacin de arrendador-arrendatario y mediacin, y educacin de vivienda justa y capacitacin. Todos los residentes, propietarios, personas con discapacidades, inmigrantes, personas de la tercera edad, personas de bajos ingresos, nios y jvenes, personas con carencia de vivienda y otras partes interesadas de la ciudad de Albuquerque estn invitados a revisar este plan de gastos y comentarlo por escrito hasta las 5:00 PM el viernes, 23 de marzo de 2018. Despus de recibir comentarios del periodo de 30 das para comentarios pblicos, el Ayuntamiento de la Ciudad de Albuquerque se ocupar de cada comentario por escrito y presentar todos los comentarios y respuestas en su solicitud formal de financiamiento a HUD en o antes del 17 de mayo de 2018 o en una fecha posterior segn como lo indique HUD. Los niveles de financiamiento finales para los proyectos incluidos en el Plan de Desempeo que se someter a HUD pueden diferir de los fondos propuestos mencionados anteriormente, los cuales estn basados en las estimaciones de las cantidades de los subsidios para el 2018 que sern asignados por HUD. Los niveles de fondos sern ajustados proporcionalmente entre los proyectos ya sean incrementos o disminuciones tomando en cuenta la disponibilidad de fondos. Se le notificar al pblico de la disponibilidad del Plan de Desempeo que incluye los fondos definitivos asignados. El Plan Consolidado y el Plan de Desempeo final sometido a HUD ser publicado en el sitio web del Departamento de Servicios Familiares y Comunitarios del Ayuntamiento de la Ciudad de Albuquerque bajo el encabezado de "Publicaciones" en: <http://www.cabq.gov/family/documents/publications>. Para mayor informacin, por favor envi correo electrnico a rickgiron@cabq.gov. Journal: February 5, 2018

City of Albuquerque

2018-2022 Consolidated Plan 2018-2019 Action Plan

Summary of Public Comments

Elena Gonzales

Homewise

Comments:

1. The amount allocated to the 60 affordable rental units is really too HIGH and amounts to over \$217,000 per unit.
2. I would recommend more money be allocated to the emergency minor home repair program and make the limit up to \$10,000 so it can include rehabilitation that may not be a dire emergency, but will extend the life of the home (roof, plumbing, HVAC).
3. I would recommend a higher amount for homebuyer assistance for more homebuyers (current proposal is to help 24 families per year and it should be double that), as the prices are going up and many more lower income families need DPA to fill that gap; in most cases, the monthly payment on an affordable mortgage is still cheaper than monthly rent in Albuquerque.
4. I would recommend allocating some of the funding to acquire and rehab vacant abandoned homes to sell to lower/moderate income homebuyers.

Response: *The amount of CDBG, HOME and Workforce Housing Trust Fund resources allocated to affordable housing in the Consolidated Plan and in the Action Plans does not necessarily reflect the amount that will be used to construct the units. That will be determined on a project-specific basis through underwriting. Additionally, funds may be used in support of the development of affordable housing for things such as site acquisition and public infrastructure upgrades necessary to support the proposed development.*

The Emergency Minor Home Repair program limit of \$5,000 ensures the program maintains its original intent to serve emergency and minor rehabilitation situations. If the limit was increased, fewer households would be served, and the City has concerns the program would not meet its original intent.

Based on this comment and the needs analysis in the Consolidated Plan, the City has increased the amount of CDBG funds allocated to homeownership assistance in the draft 2018-2019 Action Plan to \$720,000.

The Affordable Housing goals of the Consolidated Plan include funding for the rehabilitation of rental and owner-occupied housing units.

Dennis Plummer

Heading Home

1. On page 134 of the Plan, focus group sessions with service providers identified five underserved populations. The section then goes on to address those underserved groups. But, the section instruction says to list and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals...I am surprised that no mention is made of two of our city's largest shelter service facilities, the winter shelter and Albuquerque Opportunity Center. (The winter shelter is mentioned on page 221 in reference to a different topic.) The Plan seems only to address here the "underserved" populations, not populations of greatest number or the services available to them. Since "underserved" does not necessarily equal "greatest number in need," I would suggest some writing that corrects this oversight and better fleshes out this section of the Consolidated Plan.

2. The one independent, local and longitudinal study that proves a multi-agency approach to reduce homelessness is on the Albuquerque Heading Home collaboration. This proven method unites providers and serves the most medically vulnerable and chronically homeless individuals and their families and has proven, solid outcomes. It is mentioned in passing on page 220 of the Plan as a "national leader." As such, why would our Plan not focus on increasing this methodology? Shouldn't we increase investment in proven best practices where there is already significant traction underway and increase our outcomes?

Response: These comments were considered in the final Consolidated Plan document to the extent feasible.

Language was inserted into Section MA-30, on p. 135, to reflect the importance of the Winter Shelter to the City's institutional structure for the delivery of services to the chronically homeless, as well as on p. 137 regarding the institutional role of the Albuquerque Opportunity Center (AOC).

Heading Home is credited as a key component of the City's response to chronic homelessness, and is referenced throughout the Consolidated Plan, to wit:

on p.89, NA-40 "Homeless Needs Assessment," Heading Home receives prominent mention in the Introduction to the Section; on p. 125, Heading Home is mentioned in the context of affordable housing stock within the City; on p.137, additional language was inserted regarding Heading Home and AOC; on p. 203, Heading Home is listed as part of the institutional structure through which the Plan will be implemented; on pp. 222 and 261, Heading Home is mentioned as a "leader in the field," and as part of that institutional structure.

Lisa Huval

New Mexico Coalition to End Homelessness

On behalf of the NM Coalition to End Homelessness, I have reviewed the 2018-2022 Consolidated Plan and the 2018-2019 Action Plan. Overall, I agree with the analysis and funding recommendations in the Plan. I did identify a few things that were inaccurate or out of date. I have addressed these in my comments below.

PR-10 Consultation - 91.100, 91.200(b), 91.215(l)

The Albuquerque Strategic Collaborative to End Homelessness is not the steering committee for the Albuquerque Continuum of Care. The steering committee is an older concept/requirement that no longer exists under the updated CoC regulations that were published in 2012. The monthly Collaborative meetings function as our regular Albuquerque Continuum of Care members meetings. We use these meetings to develop and vote on CoC related issues, such as the CoC Governance Charter and Common Standards. Leadership to the CoC is also provided through the CoC Board.

The Albuquerque Metropolitan Outreach Collaborative has not existed for many years. I believe St. Martin's coordinates a monthly meeting of outreach providers, but I do not have a lot of details about this.

The description how the Point in Time count was conducted on page 12 is not accurate description of the most recent PIT count that was conducted in January 2017. For that PIT count, we did not conduct the VISPDAT as part of the count. For a description of how the 2017 PIT count was conducted please see this report on our website:

<http://www.nmceh.org/pages/reports/2017%20ABQ/2017%20PIT%20Count%20Report.pdf>

NA-40 Homeless Needs Assessment – 91.205(c)

The Albuquerque Strategic Collaborative to End Homelessness is not the steering committee for the Albuquerque Continuum of Care. The steering committee is an older concept/requirement that no longer exists under the updated CoC regulations that were published in 2012. The monthly Collaborative meetings function as our regular Albuquerque Continuum of Care members meetings. We use these meetings to develop and vote on CoC related issues, such as the CoC Governance Charter and Common Standards. Leadership to the CoC is also provided through the CoC Board.

The Albuquerque Metropolitan Outreach Collaborative has not existed for many years. I believe St. Martin's coordinates a monthly meeting of outreach providers, but I do not have a lot of details about this.

The Albuquerque Strategic Collaborative no longer serves as the advisory board to the Albuquerque Heading Home initiative.

SP-60 Homelessness Strategy – 91.215(d)

The description how the Point in Time count was conducted on page 12 is not accurate description of the most recent PIT count that was conducted in January 2017. For that PIT count, we did not conduct the VI-SPDAT as part of the count. For a description of how the 2017 PIT count was conducted please see this report on our website:

<http://www.nmceh.org/pages/reports/2017%20ABQ/2017%20PIT%20Count%20Report.pdf>

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

The description how the Point in Time count was conducted on page 12 is not accurate description of the most recent PIT count that was conducted in January 2017. For that PIT count, we did not conduct the VI-SPDAT as part of the count. For a description of how the 2017 PIT count was conducted please see this report on our website:

<http://www.nmceh.org/pages/reports/2017%20ABQ/2017%20PIT%20Count%20Report.pdf>

The City refers to the “Coordinated Intake and Assessment System” throughout the document. The correct name for this system is “Coordinated Entry System.”

Response: These comments were considered in the final Consolidated Plan document to the extent feasible.

Sections PR-10, NA-40, SP-60 and AP-65 were all updated within the Consolidated Plan to reflect the comments submitted by NMCEH, including amending the description of the 2017 PIT Count process; deleting references to the now defunct Albuquerque Metropolitan Outreach Collaborative; clarifying the relationship between the Albuquerque Strategic Collaborative to End Homelessness and the Albuquerque Continuum of Care as well as to the Albuquerque Heading Home Initiative; and changing references to “Coordinated Intake and Assessment System” to “Coordinated Entry System.”

Andrew Lipman

Government Affairs Director, Four Hills Village Association Board

There has been some discussion and concern regarding the upcoming Public Hearing. Can you tell me if these plans could have any effect on Four Hills Village? Please call if this needs discussion. Thank you.

Response: There are no projects currently listed in the draft Consolidated Plan or the draft Action Plan that are specifically contemplated to be located in the Four Hills Village. While many of the projects or programs are related to providing social services, there is a considerable amount of funding that is designated for the development and rehabilitation of existing affordable housing. However, any proposed project must go through a formal procurement process, which would ultimately be brought before the City Council as individual pieces of legislation.

Santos Garcia

Battalion 2 Commander C-Shift, Albuquerque Fire Department

Letter of Support for the Consolidated Plan

I write in support of the grant that was submitted by City of Albuquerque Department of Family and Community Services that may fund the acquisition of new apparatus for the Albuquerque Fire Department.

I am currently assigned to Battalion Two, which oversees five different fire stations that run along the central corridor, from Central & Tramway to Central & I-25 area. These fire stations are 3, 5, 8, 11, and 12. This diverse and beautiful area also serves families whose income falls into the low to moderate-income range.

Part of my many responsibilities that I have as a Battalion Chief is to oversee the daily operations in terms of EMS responses, structure fires, hazmat incidents, heavy technical responses, mountain rescues, wild land responses, etc.. It is my responsibility to make sure that these families get the proper services that they so deserve.

I could personally attest to the countless times that I've had to put an AFD apparatus out of service due to mechanical failures or things of this nature. From smaller issues like not being able to roll up/down a window during the winter/summer times to failed engines. Some of the apparatus' have gone months and sometimes; up to a year without any A/C during the hot summer months.

As an organization, which is to serve the community by providing all hazards planning, prevention, and response that promotes public safety and trust while ensuring the safety and wellbeing of its firefighters, it is imperative that we possess reliable and dependable apparatus to respond to our customers. I humbly thank you for your time and support. If you have any questions please feel free to call me directly.

Response: Thank you for this letter of support for the needs, strategy, goals and projects included in the Consolidated Plan relative to public safety.

Mona Angel

Sawmill Community Land Trust

a) From the Consolidated Plan (P.272)

A "reasonable range of low-income buyers" is defined in the City's Program as a household or family at or below 80 percent of Area Median Income paying no more than 30 percent of income for principal, interest, property taxes, and insurance. Place note that the resale price is based on a fair return on investment outlined above. The resale price does not necessary assure affordability to the reasonable range of low-income buyers, down payment assistance and/or

second mortgage assistance may be provided by the City and/or sub-recipients in order to assure affordability of a specific homebuyer.

My Question for (a):

What about resale as it pertains to a Community Land Trust Model (CLT)? HUD “HOME Investment Partnership Program” is the single most important source of both project subsidies and operating support. The HUD Program’s regulations make certain special provisions for CLTs. Does the city utilize these provisions in its HOME program guidelines as they pertain to CLTs? A CLT retains an option to repurchase a residential structure on its land if the owners choose to sell. The resale price is set by a formula contained in the group lease and this is designed to give present homeowners a fair return on their investment while, at the same time giving future homebuyers fair access to housing at an affordable price. By design and by intent, a CLT is committed to preserving the affordability of housing one owner after another, one generation after another, in perpetuity.

The Housing and Community Development Act of 1992 was incorporated in early versions of the HOME program regulations. Unfortunately, although these specific provisions for CLTs remain a part of federal law, they are included in HUD’s streamlined “Final Rule” only by reference. Buried within earlier federal regulations, these CLT provisions are harder to find, resulting in an increase in the number of federal, state, and municipal officials who are not even aware that these CLT provisions exist. Relevant portions of the 1992 legislation are included in Appendix B. 2 HOME Fires: Policy Newsletter of the HOME Investment Partnership Program, Office of Affordable Housing Programs, Vol. 3, No. 10, October, 2001.

Does the city include any provisions in their Consolidated plan or HOME regulations?

b) From the Consolidated Plan (P.273)

A “fair return on investment” is determined by the resale price that takes into account a return of the initial homebuyer’s initial investment. (i.e. down payment or closing cost assistance, subordinate financing, etc.) plus any capital improvements made to the housing unit, which are typically set or limited based on changes in Area Median Sales Price. These factors typically establish the fair market value for the city the property is located. The intent is to provide a fair return to the seller while limiting price based solely based on the Median Sales Price to a potential buyer. To determine a “a fair return on investment”, the City will measure the percentage change in median sales prices over the period of ownership as a reasonable index that is directly related to real estate prices in the area which will simplify the resale approach by taking both market appreciation and depreciation into account. It is important to note that in

certain circumstances, such as a declining housing market where home values are depreciating, the original homebuyer may not receive a return on his or her investment because the home sold for less or the same price as the original purchase price. The City's intent is to set a resale price that provides a fair return to the original homebuyer while ensuring that the property is affordable to the targeting population, thus reducing the need for additional subsidies to eligible buyers. (p.273).

My Question for (b):

How does the city determine this when it comes to a Community Land Trust PJ that utilizes HOME funds? The resale formula that Sawmill as a community land trust uses ensures a fair return on investment while at the same time ensuring that the home will remain affordable to a reasonable range of low to moderate income buyers. Thus, the primary mechanism for permanent affordability IS the community land trust the basis for calculating a fair return includes a HOME-assisted homebuyer's original investment plus improvements made by the original homebuyer that may add

value to the property as determined by an independent appraisal. In addition to this the appraised value of the leasehold interest in the property must be well supported and correctly developed by the appraiser because the resale restrictions, as well as other restrictions that may be included in the ground lease, can also affect the value of the property. The Community Land Trust resale formula will return the outgoing homeowner the LESSER of the unrestricted market value of the home at the time of sale OR their original purchase price plus up to 30% of the increase in their homes unrestricted market value. During the first 15 years of ownership, the percentage of unrestricted market appreciation which the homeowner may realize will be 25%, with one addition percentage added for each of the next 5 years up to a maximum of 30% of the unrestricted market appreciation in years 20 or higher.

c) From the Consolidated Plan (P. 272)

The City will use deed restrictions, covenants running with the land, or other similar mechanisms as the mechanism to impose the resale **and continued affordability** requirements as outlined in §92.254 (a)(5)(i)(A) of the HOME Rule. The developer may use purchase options, rights of first refusal or other preemptive rights to purchase the housing before any conveyance to preserve affordability. The affordability restrictions shall be revived according to the original terms if, during the original affordability period, the owner of record before the termination event, obtains an ownership interest in the housing.

My Question for (c):

Can one of the mechanisms to impose the resale and continued affordability requirements be the community land Trust ground lease? Sawmill CLT provides 99-year ground lease. The community land trust ground lease contains clear certain restrictions limiting the maximum price at which the home may be resold and restricting the affordable purchase of the HOME-assisted units (at resale), to low-income and moderate-income families. The ground lease states that the median household income will be based on the standard Metropolitan Statistical Area as determined by the Department of Housing and Urban Development (HUD). The current ground lease does allow a lien against the improvements. The first lien is the mortgage and the second lien is the City of Albuquerque HOME Subsidy loan. In addition to this the HOME regulation 92.252 (e)(1)(i) states that participating jurisdiction may use agreements with restrictions, purchase options, or rights of first refusal to preserve affordability. We use right of first refusal at Sawmill CLT. In addition to this, we utilize the following restrictive documents: Community Land Trust Ground Lease Rider (with Fannie Mae guidelines) which includes additional covenants, Memorandum of Ground Lease (Recorded in the office of the County Clerk of Bernalillo County), Special Warranty Deed for Improvements (Recorded in the office of the County Clerk of Bernalillo County), Covenants, Conditions, Restrictions and Easements for Arbolera de Vida. Document No. 2000064389. Will this be applicable the mechanisms to impose the resale and continued affordability requirements?

d) From the Consolidated Plan (P. 273)

The resale provision requires units to be resold to an income eligible homebuyer if the sale or transfer occurs within the applicable affordability period. The developer must monitor sales, foreclosures, and transfers titles to assure affordability requirements. The developer must ensure that resale requirements are imposed if the housing does not continue to be the principal residence of the occupant or family for the duration of the period of affordability, and must also ensure that the housing is only made available for subsequent purchase to a buyer whose family household qualifies as a low-income family and will use the property as its principal residence. (p. 273)

My Question for (d):

My question is how long must a developer/PJ be held monitor sales, foreclosures, and transfers titles to assure affordability? What is the duration of period of affordability for Sawmill Community Land Trust as the developer/PJ using HOME Funding? What happens if some of this funding is paid back to the city? Does this change the timeframe? For Sawmill the original HOME-assisted units were sold in full compliance by Sawmill CLT, as the developer. For us the issues happened after the original homeowner resale. As far as compliance what documents take precedence? There are Developer Covenants – found in our Arbolera de Vida Development

Agreement with the City of Albuquerque and there are criteria as defined in HOME 24 CFR 92.203. Which one of these documents should a developer/PJ like Sawmill follow for compliance? Which one takes precedence? IN addition to this what is the period of affordability for the Sawmill HOME-assisted homeowners? Sawmill's development agreement states that the term is not less than twenty (20) years in the project phase I? However, We have individual HOME Units and the homeowners that have fulfilled the affordability period depending on the activity level of HOME Subsidy funding in each unit. How does this affect the HOME regulations both for Sawmill CLT and the Homeowner?

A HOME-assisted rental housing must remain affordable for from 5 to 20 years, depending on the type of housing and the amount of HOME funds invested in it [92.252 (e)], and the resale prices of HOME-assisted homeownership units must be kept affordable by means of either "resale or recapture requirements" for periods of from 5 to 15 years, depending on the amount of HOME funds invested in the units [92.254 (a)(4)]. Perpetually affordable CLT housing of course exceeds these minimum requirements. The requirement is that affordability must be preserved for "not less than the applicable period." Participating Jurisdictions are given the discretion and authority to impose an affordability period lasting much longer than the minimum required by HOME. Resale Price Requirements. The regulations state that when "resale requirements" are imposed on HOME-assisted homeownership units, they "must ensure that the price at resale provides the original HOME-assisted owner a fair return on investment (including the homeowner's investment and any capital improvements) and ensure that the housing will remain affordable to a reasonable range of low-income homebuyers." [92.254 (a)(5)(i)]. HUD has not attempted to interpret this very general statement of principle into more specific, quantitative terms (as was done in a parallel situation by FHA: see below), and, to our knowledge, no CLT resale formula (of any of the various types) has ever been found to violate HOME's general requirement.

e) From the Consolidated Plan (P.272)

If, during the period of affordability, an owner voluntarily or involuntarily transfers his/her property (e.g., through a sale or foreclosure), these RECAPTURE provisions go into effect. The amount of the direct HOME subsidy that is subject to recapture is limited to the available net proceeds.

My Question for (e):

Often in a foreclosure the HOME subsidy is lost in the lawsuit, and there is no recapture. How does the city handle this when it happens?

f) From the Consolidated Plan (P.274)

A “reasonable range of low-income buyers” is defined in the City’s Program as a household or family at or below 80 percent of Area Median Income paying no more than 30 percent of Income for principal, interest, property taxes, and insurance. Please note that the resale price is based on a fair return on investment outlined above. The resale price does not necessary assure affordability to the reasonable range of low-income buyers, down payment assistance and/or second mortgage assistance may be provided by the City and/or sub-recipients in order to assure affordability of a specific homebuyer.

My Question for (f):

Some developments have mixed-income housing or inclusionary housing with a certain percentage of the housing for low to moderate income mixed with market rate units. Proponents of mixed income housing suggest that building mixed income housing can improve the neighborhood and also support lower income residents. What is the city’s definition of reasonable range of low-income buyers” and how does the city handle a mixed income development? In addition to this if the requirements of a record a deed restriction, deed covenant, ground lease, or similar document against the title of the property act as a lien on the real estate, making it difficult for property owners to sell or refinance the HOME-assisted unit. Does the city have any mechanism in place to handle this when this situation comes up? Currently for Sawmill CLT the burden of affordability for a HOME-assisted unit is on the Homeowner. This is a pretty big burden if the homeowner cannot sell the home and cannot afford the payment they can sometimes end in a worse situation with a foreclosure and many added legal fees and fines.

Response: The resale provisions in the Proposed Consolidated Plan directly pertain to the Sawmill Community Land Trust and any community land trust model contemplated to use funds covered by the Consolidated Plan. The proposed provisions are in line with federal regulatory requirements for land trusts.

Notes from Affordable Housing Committee Presentation

March 15, 2018

The Department of Family and Community Services presented the 2018-2022 Consolidated Plan, which includes the City Workforce Housing Plan, to the Affordable Housing Committee. Rebecca Velarde presented a PowerPoint presentation to the AHC.

Rebecca mentioned staff was worried that the geographic priorities did not include the Downtown/Central Corridor area, however anything within ¼ mile from Central Avenue is fair game. FCS used HUD’s guidance when mapping the geographic priorities.

Linda Bridge commented that under goals it states WFHTF is being used for retrofit and does that mean it cannot be used for preservation? Rebecca stated she appreciates the comment. Linda advocates that more funds go towards housing rather than public facilities because housing has more limited resources whereas public facilities can be funded by bonds.

Doug Chaplin stated some of the public facilities that are funded are not City buildings such as the kitchen renovation at St. Martin's and the Roof replacement at Roadrunner Food Bank.

Felipe Rael commented that something the City of Albuquerque should consider the costs infrastructure costs such as sewer lines; sidewalks etc. for funding because it lands up costing the project cost but benefits the general public. Doug Chaplin stated Public Facility money could have possibly been used for that.

Notes from Geographic Priorities Focus Group

March 12, 2018

Rebecca Velarde convened the focus group meeting at 1:30 p.m.

Introduction presentation provided by Clint Whited, Consolidated Plan Consultant regarding the process, data considered, considerations for geographic priorities, how to objectively quantify an "Area of Opportunity," review of data used to quantify "Areas of Opportunity," discussion of resultant maps and the types of possible investments. Discussion of the caveat that the development of new affordable housing is permissible within a ¼ mile walk from Central Avenue to take advantage of transit opportunities.

Mona Angel – Sawmill – Asked to see the map and how it affected Census Tracts 25 and 27, identified during the meeting as Sawmill's development area. It was revealed that these areas are considered Investment & Reinvestment Areas, meaning that all types of Consolidated Plan investments are eligible in these areas.

Shawn Colbert - Voiced possible concern that identifying geographic priorities in the Consolidated Plan may lead to increased pricing of land. Discussion of the effects of the Phoenix light rail driving up property values and potential gentrification in those areas around the line.

Shawn Colbert - Addressed the affect this will have on Tax Credits – Inconclusive. QAP provides points for projects located in the Metropolitan Redevelopment Areas. It is not possible during this session to know if points could be allocated based on Consolidated Plan / WFHTF Plan geographic priorities intended to comply with the Fair Housing Act.

Linda Bridge, AHA – Asked the City to consider allowing the preservation of existing affordable housing units through rehabilitation / modernization if those units currently exist in an Investment Area. This would require editing Section SP-10 to include this specific exemption.

Linda Bridge, AHA - Discussion of Tax Increment Development and the effect of the

Consolidated Plan Geographic Priorities on existing development agreements or planned development.

Linda Bridge, AHA – Would selling “x” units located in a Reinvestment Area under Rental Assistance Demonstration and developing “x” new units elsewhere (also in a Reinvestment Area) be considered new construction subject to the Geographic Priorities of the Consolidated Plan?

Discussion: Yes, new construction on a different site would be considered new affordable housing construction for the purposes of the Consolidated Plan. However, demolition of existing units and rebuilding those units on the same site could be considered rehabilitation, consistent with the HOME program definition of reconstruction.

Deanna Cook - Discussed the potential loss of support service provision for a family taking advantage of mobility strategies in the Consolidated Plan and choosing to move to a higher opportunity area where the neighborhood school lacks Title I services.

Discussion: In this scenario, it would be incumbent upon the Developer and City to seek out partners including the neighborhood school, the school district and other public and nonprofit partners to address any service gaps created by siting affordable housing in an area that lacks vital public / human / social services to support families in affordable housing.

Deanna Cook - Schools measure disruption – viewing mobility of children during the school year moving to different schools as a negative thing. Some of this is caused by evictions. Is there any data available on the total number of evictions that take place in the community?

Discussion: Some data possibly available from Metro Court for lawful evictions. It is difficult to quantify unlawful evictions—particularly for those who do not come forward and avail themselves of fair housing / landlord-tenant mediation services.

Johnny Pena

Southwest Alliance of Neighbors

Letter of Support Addressed to Paul Dow, Fire Chief

Dear Chief Dow:

This letter is to express our support for the grant submitted to the U.S. Department of Housing and Urban Development by the City of Albuquerque Department of Family and Community Services which may fund the acquisition of new fire apparatus for the Albuquerque Fire Department as it will be a huge benefit to our community.

Response: Thank you for this letter of support for the needs, strategy, goals and projects included in the Consolidated Plan relative to public safety.

Kristine Suozzi

I am writing to comment on the 2018 – 2022 Consolidated Plan and 2018-2019 Action Plan and to request that CABQ direct funds to developing or renovating facilities that can provide temporary and transitional housing for people who are homeless or recently released from being incarcerated. Without transitional housing, these people have nowhere to live but on the streets. To break the cycle of frequent incarceration and to get behavioral health treatment to the people who need it most, Albuquerque needs to prioritize the use of CDBG funds to provide transitional housing. Albuquerque lacks adequate facilities that can provide housing and treatment for substance use disorder or other behavioral health issues. In addition, more affordable housing units are needed for this population to provide stable, long-term place to live, as they get treatment and job training services.

Response: Thank you for your comment. The finalized Consolidated Plan includes options to fund projects to address affordable housing in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Ann Marie

The draft Consolidated Plan seems to be very thorough and overall a well-written document. My comments are as follows:

Priority Need 10 and SPD 80-Monitoring are very important and somewhat related. The City of Albuquerque’s Department of Family and Community Services (hereafter referred to as “City”) needs to improve in regard to both.

- The City needs to do a better job of monitoring its subrecipients (hereafter referred to as “subrecipients”, “nonprofits”, or “organizations”) to ensure compliance with both program requirements/achievements and contractual terms and conditions. Contractual terms and conditions include complying with federal, state, and local laws and regulations. Similar poor practices that resulted in HUD monitoring findings against the City also result in lack of Zoning and Housing codes enforcement, especially in less affluent neighborhoods. Subrecipients use excuses for noncompliance such as “we are just a small nonprofit and don’t have the resources to read all the contractual terms, much less comply with everything” and/or “we are one of the largest nonprofits in the City, no one else can do this job and the City needs us no matter what”.

City monitors often have relationships with subrecipient executives that are too close due to years of working together and do not engage in proper professional skepticism or verification (“trust but verify”). Employees of subrecipient organizations usually have no safe way to bring up concerns directly to boards of their organizations. And when employees bring up concerns to executives, they are often fired, or bullied and ostracized to the point where they resign. It is no wonder that some of these organizations have such high employee turnover, while the higher paid executives stay on. And subrecipients’ long-term, multi-year contracts with outside audit firms often result in audits that are not adequate.

Examples of issues that are not addressed and need to be:

- Subrecipients often subsidize rents for clients whose rental agreements are not in compliance with the New Mexico Uniform Owner-Resident Relations Act, and properties being rented are often not in compliance with Zoning and Housing Codes. This means that the City is in effect subsidizing properties that are negatively impacting less affluent neighborhoods. Clients/residents, who pay very little of the monthly rents, don’t have a financial incentive to complain to the landlord and often don’t have the education or other resources to know how to get any action from Albuquerque Code Enforcement. The City should consider reviewing these rental agreements and consider having Albuquerque Code Enforcement look at these properties for compliance, even if it’s just a sample selection on a regular basis. (Note: There is also a problem with motels for which the City provides vouchers.)
 - Many nonprofits are not complying with the “Open Meetings” requirement.
 - Many nonprofits are not complying with: labor laws (exempt versus non-exempt), environmental laws (employees smoking outside building entrances in violation of the Dee Johnson Clean Air Act), HIPPA requirements to safeguard both paper and electronic client and employee records (many employees don’t even know who on their organizations are responsible for HIPPA). In addition, many nonprofits write personnel and financial policies simply to meet the City requirements but then disregard those policies.
 - The City enters into contracts with subrecipients that provide for indirect costs even though the subrecipients do not have cost allocation plans.
 - The City extends contracts without going out to bid, even to subrecipients with many monitoring findings.
- SP-80 Monitoring also states that the City will provide technical assistance to all subrecipients.

Too many subrecipients take this to mean that they have no responsibility to read the City and HUD/CDBG terms and use the excuse “the City didn’t tell us”. Subrecipients need to look at more than dollars and take responsibility for reading the terms.

- As an example: Many subrecipients were, and may still be, charging time (labor) in accordance with budget rather than in accordance with actual time worked. The City knows this, and held a meeting to educate subrecipients to not do this in the future, but did they recoup funds reimbursed inappropriately and repay the funds to HUD? Or did federal and local taxpayers end up eating these invalid costs?

Other comments are as follows:

- Lighting and /or glare is referenced in several places. The City needs to keep in mind that we need appropriate lighting that enhances quality of life. Too much of the lighting in this City is improper and while it may help reduce the fear of crime, it doesn’t actually reduce actual crime. Lighting needs to be directed downward so as to enhance the enjoyment of the night skies, not too tall as to shine in people’s windows and interfere with sleep, not blind people when walking, and gradually go from dark to light as people move.
- Page 9 has Rebecca Velarde’s name. Should that be replaced with Rick Giron?
- Makes names of organizations consistent throughout and use the legal name rather than using abbreviated names or names that have only been informally adopted. For example: St. Martin’s Hope Works, St. Martin’s Hospitality Center, and St. Martin’s are all used in different places.
- In several places, the South Los Altos neighborhood is listed as part of the International District. Although it shares many of the same problems of the International District, it is not in that district according to the International District Boundary Map that is on the City website.
- Appendix B is missing. There is not even a placeholder. Shouldn’t public comments already received at meetings would be here?
- Why does Appendix C, Inventory of Affordable Housing Units have lines with zero units?

Response: Thank you for your comments. The City of Albuquerque monitors its subrecipients frequently, in addition to providing technical assistance on an ongoing basis. The City continuously strives to ensure federal, state and local compliance in all its activities.

Klarissa J. Pena

Albuquerque City Councilor, District 3

As the District 3 City Councilor, I am pleased to offer my support of your request for the acquisition of new fire apparatus for the Albuquerque Fire Department to serve the areas deemed as low-to-moderate income districts.

Response: Thank you for this letter of support for the needs, strategy, goals and projects included in the Consolidated Plan relative to public safety.

Philip M. Rodriguez

Thank you for taking the time to talk to me regarding rehab housing matters as outlined in your e-mail and attachment.

Regretfully, from what you informed me, CABQ really won't activate a rehab program that could affect me until July 2019. This is especially disappointing to me since I was approved for repairs in the past followed by a cancellation of housing repairs due to city shortfalls.

I strongly urge you to continue developing a true housing rehabilitation program for low income senior citizens such as myself. I may not live long enough to see this happen due to my health however if someone else benefits who qualifies, then we are successful.

Thank you again for your assistance now and in the past.

Response: The 2018 Annual Action Plan does not contemplate funding for a homeowner rehabilitation program. However, it does contemplate funding for an emergency minor home repair program and a disability retrofit program. The City of Albuquerque will revisit the concept of implementing a homeowner rehabilitation program in subsequent years.

Nancy Koenigsberg

Senior Attorney – Disability Rights New Mexico

I write to submit public comments regarding the above referenced Consolidated Plan on behalf of Disability Rights New Mexico (DRNM). DRNM is a private, non-profit organization whose mission is to protect, promote and expand the rights of persons with disabilities. As such, we monitor proposed programs and regulations to advocate for the rights of our constituents who will be affected by regulatory changes. DRNM offers the following comments on the proposed 2018-2022 Consolidated Plan and 2018-2019 Action Plan Funding from the US Department of Housing and Urban Development (HUD) which recommends expenditures pursuant the federal Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) funds, and Emergency Solutions Grant (ESG) funds from HUD.

DRNM generally applauds the choices proposed in the Consolidated Plan as addressing the needs of individuals and families who are precariously housed and individuals living with marginal incomes, as these households often include individuals with disabilities. Housing stability is essential to maintaining the ability to work, securing better health outcomes and providing a foundation for children in these households to succeed in school.

However, we disagree with a funding proposal within the Public Facilities and Improvements Section. If funds are used to improve public infrastructure, it should be mandatory rather than discretionary that funds be expended to make improvements to assure buildings comply with the Americans with Disabilities Act. DRNM would oppose using these federal funds for improvement projects that did not require building upgrades to meet the requirements of a 28 year old federal law. In addition, DRNM disagrees with the proposal to use these federal funds to purchase fire engines and street lighting because we do not believe expenditures for those purposes meet the intent of the federal grant requirements. It is imperative that the City do all it can to assure affordable, stable housing to its citizens in need.

Further, the federal funds should be used to address “conditions [which] pose a serious and immediate threat to the health or welfare of the community for which other funding is not available.” As the City well knows, Albuquerque needs to address the well being of its citizens living with serious mental illness and substance abuse disorders. Many in our community have advocated for a crisis triage center to help people struggling with mental illness or addiction in order to keep individuals out of the criminal justice system and help them recover. The Governor has signed SB 220, which makes it easier for localities to establish these centers. The citizens of Albuquerque would be well served to use the funds designated for street lighting and fire trucks to help establish a Crisis Triage Center. If the City chooses not to invest funds in such a center, then it is appropriate to use the funds for homeless intervention and rapid re-housing to help those in immediate need.

Thank you for taking our comments into consideration when evaluating the City’s plan.

Response: Thank you for your comment. The finalized Consolidated Plan includes options to fund projects to address affordable housing in the 2019-2022 timeframe and public right of way improvements to ensure compliance with ADA are also included in the 2018 Annual Action Plan. Please stay involved and provide comments on upcoming Annual Action Plans.

Judi Townsend

I am hoping we can use funds that need to be spent on shovel ready renovation and building upgrades at schools, community centers and other facilities that provide services to low income or special need community members. It would be great to get more early childhood and after school classroom space at community centers and schools that serve low income families.

- 1) Immediate renovation needs at community centers - such as replacing HVAC or Roofing, installing security measures, etc.
- 2) Collaborate with County and community-based projects to serve homeless or recently incarcerated with short-term behavioral health treatment, transitional housing or affordable permanent housing.
- 3) APS facilities to see what immediate renovation might be needed at Title I schools or if Pre-K/after school manufactured modular classrooms might be needed to expand services.
- 4) Facilities for after school activities
- 5) City park improvements - playgrounds, etc.

Response: Thank you for your comment. The finalized Consolidated Plan includes options to fund projects for design and improvements to community centers and to address affordable housing in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Mary Anne Giangola

I hope you will consider including ADA compliant improvements to curbs, gutters, ramps, and sidewalks in Albuquerque as part of the 2018-2018 Action Plan funding from the U. S. Department of Housing and Urban Development.

As was noted in the evening news report on KRQE television on March 21, there are several locations needing to be brought into compliance with the Americans with Disabilities Act. I understand there are unexpended funds available at the moment. Using some of these funds for ADA improvements creates a great opportunity to serve disabled members of our community with upgrades that would enhance mobility.

Although I am sure you are aware of the news report, here is a hyperlink to the news story. <http://www.krqe.com/news/albuquerque-metro/new-city-administration-faces-pressure-to-fix-ada-compliance-issues/1066662312>

Thank you for your consideration.

Response: Thank you for your comment. The finalized Consolidated Plan includes options to fund public right-of-way improvements to ensure compliance with the Americans with Disabilities Act (ADA) in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Theresa M. Dunn

I am writing to express my support to aggressively pursue the HUD funds available through the draft 2018-2022 Consolidated Plan and the 2018-19 Action Plan. The City of Albuquerque cannot let this opportunity slip away. These funds serve low income people and the City has a great need with an expansive low income population.

I request the City prioritize improvements to neighborhood and community facilities, focusing on public schools, community centers, and public playgrounds. While there are many needs for this money, priority should be given to early childhood and after school education programs and facilities and homelessness intervention and rapid rehousing programs.

I appreciate the opportunity to comment on these draft plans. I appreciate the City's thoughtful consideration of my comments.

Response: The finalized Consolidated Plan includes options to fund design and improvements to community centers as well as for affordable housing in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Wendy Vu

I am providing a comment on the HUD 5-year Consolidated Plan and Action Plan.

As a local pediatrician, I see the tremendous value that early learning and after school programs provide for the children and families in our community. I urge you to prioritize projects that develop and/or renovate age-appropriate learning and activity spaces for children under five, as well as for after school programs for school-aged children and youth. This would be an effective investment to prepare children to succeed in school and to eventually become productive citizens of Albuquerque. These projects can likely fall into two of the program categories in your request for public comment, including: 1) Public Services for Children and Youth, and 2) Public Facilities Improvement.

Response: Thank you for your comment. The finalized Consolidated Plan includes options to fund design and improvements to community centers, which offer programming for children and youth. Additionally, it includes funding for public services for children in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Kelsey Fath

My name is Dr. Kelsey Fath, I am one of the Pediatric Resident Physicians who works at the

UNM Children's Hospital. I am writing you because I would like to provide a few comments on the HUD 5-year consolidated plan and action plan funding.

I think the HUD funding is a great opportunity to develop more classroom facilities for early learning as well as after school programs for school age children. I have seen several young patients in clinic whose families were forced to leave them under less than ideal supervision with friends/extended family members due to homeless or low-income situations. The child's development ultimately suffers, which requires extensive evaluation for alternate causes of these delays and coordination of services for physical, speech, or cognitive therapies that the child is entitled to. Renovation of age-appropriate early learning spaces for children under 5 could offer these children the opportunities they need to possibly avoid fall behind at such a young age and subsequently help them succeed in school later. Similarly, I have also provided care for many youths and teens due to unsafe sexual practices and sexually transmitted disease treatment, most often due to lack of these patient's understanding and knowledge on these topics. Renovation of activity spaces for after school programs could hopefully provide an alternate environment where these children could engage in positive recreation and receive informal health education.

For these reasons, I believe that our city needs additional facilities to offer high quality programs to children. These projects could fit under either the Public Services for Children and Youth or the Public Facilities and Improvements portions of the available funds. I very much appreciate your attention to this matter. As a pediatrician in the community, I think it is of the utmost importance.

Response: Thank you for your comment. The finalized Consolidated Plan includes funding options to fund design and improvements to community centers, which offer programming for children and youth. Additionally, it includes funding for public services for children in the 2018-2022 timeframe. Please stay involved and provide comments on upcoming Annual Action Plans.

Linda Bridge
Albuquerque Housing Authority

On behalf of the Albuquerque Housing Authority, I am respectfully submitting the below comments for your consideration regarding the proposed 2018-2022 Consolidated Plan for the City of Albuquerque.

I want to acknowledge the time you and your staff took during this planning process to listen to our needs and the needs of our residents. We appreciate and support that the need for funding to preserve public housing is reflected as a priority in the Consolidated Plan. We look forward to a continued partnership with the City to invest in this most needed housing.

We also support the weighting of resources towards affordable rental housing. As clearly

demonstrated in your housing analysis there is a shortage of affordable rental housing in the City. The Consolidated Plan allocates these limited dollars well among many needs, with maintaining the emphasis on affordable rental housing. Below are a few areas we recommend some changes in the allocation of resources and priorities.

Preservation

“However, the combined numbers of households in the <30 percent AMI group and the <50 percent AMI group total 48,640. Given the available supply of only 20,400 affordable units for these particular income groups, a shortfall of 28,240 units becomes apparent.” Housing Market Analysis, page 112

“Based on this data, there is an apparent need for 21,525 additional housing units affordable to households earning 0-30 percent of AMI.” Housing Market Analysis, page 120

As demonstrated in the market analysis, there is a dire shortage in the City of affordable housing options for extremely low income and very low-income households. As important as it is to add more units, it is critical that existing units that serve this population be preserved. Much of this housing is aging. If it falls into disrepair and the project based subsidy lost, no other options exist for these households. For instance, the average income of a household living in public housing is \$10,215. A household at this income level is not able to afford a tax credit apartment unit absent additional assistance. Very few new properties are able to offer residents any rental assistance. Without an emphasis on preservation, units will be lost at a greater rate than the limited resources are able to add units, increasing the City’s deficit of units that are affordable for extremely low income and very low-income households.

Recommendation: The discussion regarding conversion risk on page 115 appears to only address properties monitored by the City of Albuquerque, and may not demonstrate the full risk to the City presented by existing properties with expiring use restrictions. A cursory look at data provided in the National Housing Preservation Database (<http://nlihc.org/library/preservation>) seems to indicate that there are over 1,000 existing affordable rental units with expiring use restrictions over the next 5 years. As mentioned previously, as important as it is to add new units we cannot risk losing existing affordable housing. We recommend a closer look at this data to evaluate conversion risk.

Recommendation: We advocate for a priority to be placed on development efforts to preserve, rehabilitate, demo/rebuild, and/or transfer assistance and replace existing affordable rental housing that has a project based subsidy to serve extremely low and very low-income households, regardless of location. Further, these redevelopment efforts that also result in an increase of units should be given priority, regardless of location. AHA has 14 public housing sites in reinvestment areas, many of which, through redevelopment efforts, could increase density while adding value to the neighborhood and improving livability. Additionally, we have two sites in investment areas. The preservation of these sites would be essential in furthering mobility options. Our recommendation is that the preservation and

addition of units with project based subsidy be an activity allowed in all areas; Investment Areas under preservation (charts on pages 209, 235, and 243), and development of additional project based units included in Reinvestment Areas if part of a preservation activity (charts on pages 208, 235, and 242). Alternatively, the preservation and addition of units with project based subsidy could be made a Citywide Investment.

Recommendation: The narrative regarding the Workforce Housing Trust Fund states that these funds are for the preservation and production of affordable housing, but the charts allocating funds and stating goals for both the Consolidated Plan and Action Plan do not allocate any of this resource to rehabilitation and preservation (charts on pages 3, 5, 197, 198, 209, 232, 235, and 243). We recommend including Workforce Housing Trust Fund dollars to fund rehabilitation and preservation and/or allowing flexibility to move funds between development and preservation as needed based on demand.

Public Facilities and Improvements

The study demonstrates the need for public facilities and infrastructure improvements to support the needs of low income residents. Given the competing demands for limited CDBG dollars and that other resources are available for public facilities and infrastructure, we recommend a lower allocation of CDBG to this purpose and moving those dollars to housing. For funds that do remain allocated for public facilities and improvements, we recommend that these funds be used for facilities for non-profits who are providing supportive services and infrastructure funding that is needed to support the development and rehabilitation of affordable housing.

We appreciate the opportunity to comment on the proposed 2018-2022 Consolidated Plan and the hard work staff put into the planning process. Please feel free to contact me if you have any questions regarding any of the above comments.

Response: Thank you for your comment. The finalized Consolidated Plan includes funding for affordable rental preservation for Albuquerque Housing Authority. Further, the finalized Consolidated Plan now includes Workforce Housing Trust Funds for affordable rental preservation.



APPENDIX C

Grantee Unique Appendices

- Inventory of Affordable Housing Units
- Standards for Evaluating Emergency Solutions Grant Projects
- Standards for Providing Emergency Solutions Grant Assistance

Inventory of Affordable Housing Units

Agency	Project Name	Affordability Period Expiration Date(s)	Number of Affordable Units	Total Units
City Funded Affordable Housing Portfolio	Santa Barbara		6	8
City Funded Affordable Housing Portfolio	Tuscon Apartments		8	8
City Funded Affordable Housing Portfolio	The Beach Apartments		26	74
City Funded Affordable Housing Portfolio	Candelaria Gardens		6	16
City Funded Affordable Housing Portfolio	Manzano Vista		44	178
AHEPA 501-III Apts.	AHEPA 501-III Apartments	4/30/2047	51	52
Edward Romero Terrace	Edward Romero Terrace	12/31/2050	40	40
New Life Homes	New Life Homes 4	1/31/2029	48	48
New Life Homes	New Life Homes 2	7/1/2023	17	18
New Life Homes	New Life Homes 3	7/1/2025	15	16
New Life Homes	Luna Lodge	11/30/2191	30	30
New Life Homes	Sundowner	12/31/2193	60	71
ABQ Properties LTD Partnership	Sandia Valley Apartments	7/31/2036	8	108
Sawmill Community Land Trust	Villa Nueva/ Senior	6/30/2101 + 90 yrs	44	46
Sawmill Community Land Trust	Artisan @ Sawmill Village	12/31/2101 + 90 yrs.	60	62
Sawmill Community Land Trust	Madera Crossing		56	56
Agua Azul Inc.	Agua Azul	10/30/2023	24	25
City Funded Affordable Housing Portfolio	Glorieta Apartments		16	20
City Funded Affordable Housing Portfolio	Bluewater Village		16	200
T&C/ NSP	428 Rhode Island	10/28/2025	3	3
T&C/ NSP	409 Dorado Place SE	4/30/2025	4	4
T&C/ NSP	3500 Lafayette Dr. NE	4/20/2025	4	4
T&C/ NSP	400 Rainbow Ct. SE	5/31/2025	4	4
T&C/ NSP	635 Chama St. SE	7/31/2025	3	3
T&C/ NSP	432 Pennsylvania St. NE	8/31/2025	4	4
T&C/ NSP	Atrisco Dr. NW (Atrisco)	10/31/2025	32	32
T&C/ NSP	218-226 Dallas and 217-225 Pennsylvania NE (Caspian)	9/30/2025	20	20
T&C/ NSP	126 Charleston St. SE	9/30/2025	4	4
T&C/ NSP	130 Charlestown St. SE	12/31/2025	4	4
T&C/ NSP	631 Chama St. SE	12/31/2025	3	3
T&C/ NSP	3504 Lafayette Dr. NE	12/31/2025	4	4
T&C/ NSP	7901 Trumbull St. SE	2/28/2025	4	4
Yes Housing/ Romero Rose	Casitas de Colores	1/31/2104	49	71
YES HOUSING/ Imperial	205 Silver SW		60	74
Children's Cancer Fund	Children's Cancer Fund	12/31/2026	0	0
GAHP	Plaza Feliz	3/31/2102	55	66
GAHP	Plaza Cuidana	6/30/2104	55	68
GAHP	Cuatro Senior Housing		55	56
GSL	Villa de San Felipe	1/30/2031	4	160
Catholic Charities	Hibernian House	2043	20	20
MHP/Heading Home	AOC-Shelter Renovation	6/29/2042	0	0

Inventory of Affordable Housing Units

Agency	Project Name	Affordability Period Expiration Date(s)	Number of Affordable Units	Total Units
New Day	Transitional Housing	7/2/2042	6	6
New Mexico Aids Services	1023 Central/ Sleepy Hallow	10/31/2103	10	10
Safe House	Kitchen Renovation	3/31/2021	0	0
St. Martin's	ADA Upgrades	4/30/2023	0	0
AMHHC (SHC)	Redlands	7/1/2022	18	18
Supportive Housing Coalition	Suport Plaza Phase II	3/31/2102 +90 yrs.	21	21
Supportive Housing Coalition/ Romero Rose	Silver Gardens Phase I	6/30/2100 +90	56	66
Supportive Housing Coalition/ Romero Rose	Silver Gardens Phase 2	6/30/2102 + 90 yrs	45	55
Supportive Housing Coalition	Downtown @ 700 2nd	11/30/2100 +90	59	72
Transitional Living Services Inc.	Mesa House	7/12/1905	17	17
		Totals:	1198	1949

**City of Albuquerque Emergency Solutions Grant (ESG)
Standards for Evaluating ESG Projects**

At minimum, the City will use the following performance standards to evaluate ESG projects. The timeframe for all performance standards will be a recent 12 month period.

Performance Measures:

1. Total Unduplicated Number of Persons Served (per reporting quarter and annual cumulative) OR Average Utilization Rate (per reporting quarter and annual cumulative)
2. Total Unduplicated Number of Chronically Homeless Persons Served (per reporting quarter and annual cumulative)
3. Housing Stability (per reporting quarter and annual cumulative)
 - The percentage of participants who left the ESG project who exited to permanent housing, transitional housing or to family/friends
 - The percentage of participants who left the ESG project who exited to permanent housing
 - The percentage who exited to permanent housing but returned to homelessness within 6 months
4. Total and Earned Income (per reporting quarter and annual cumulative)
 - The percentage of adults served who increased their income
5. Number of self-identified chronic homeless referrals to Coordinated Assessment (per reporting quarter and annual cumulative)

All data counts reported to the City must be substantiated by HMIS documentation.

Reporting Requirements:

All funded projects will submit Quarterly Performance Reports reflecting quarterly counts and cumulative subtotals by measure, including substantiation by the appropriate HMIS and/or APR reports for each month of the reporting quarter. As required for HUD ESG funding, all funded projects will cooperate with NM HMIS for submission of the system-wide annual AHAR, HIC/PIT, and CAPER reports.

City of Albuquerque

Standards for Providing Emergency Solutions Grant Assistance

This is approved by the Albuquerque Strategic Collaborative and updated on October 2015

1. Evaluating Eligibility

All ESG funded service providers must establish eligibility during the intake process for their program. In order to be eligible for ESG funded services an individual or family will first have to meet the HUD requirements for eligibility which are specific to each type of ESG program. For outreach beneficiaries must meet the criteria in paragraph (1)(i) of 24 cfr 576.2. For emergency shelter and services related to emergency shelter beneficiaries must meet the criteria in the definition of homelessness in 24 cfr 576.2. For homeless prevention beneficiaries must meet the criteria in 24 cfr 576.103. For Rapid Re-Housing beneficiaries must meet the criteria in 24 cfr 576.104. Intake forms must document the information needed to determine whether the individual or family meets HUD's criteria for the program for which they are applying.

Each individual program may have additional eligibility criteria related to the population it is serving provided that such criteria are necessary for the safety and comfort of the population being served and that such additional criteria do not serve to screen out the people who are most in need of shelter as determined by the City.

2. Street Outreach

Street outreach activities are targeted toward engaging unsheltered people experiencing homelessness and assessing their need for housing and services. Whenever possible, outreach workers will administer the common assessment tool for the NM Coordinated Assessment System (CAS) to the unsheltered people experiencing homelessness they encounter so that they can be prioritized for openings in supportive housing programs. The CAS uses the VI-SPDAT as its common assessment tool.

3. Admission, diversion, referral and discharge

Emergency shelters funded under ESG must set clear standards for admission that do not include un-necessary barriers to admission. Emergency shelters may serve particular populations provided that all populations are served within the shelter system including unaccompanied individuals, families with children, victims of domestic violence, transgender people, and people with active substance abuse problems. Shelters that serve families must all serve children under age 18 regardless of their gender. No shelter may deny shelter to anyone because of a disability. Victims of domestic violence that are actively fleeing a domestic violence situation should be referred to a specialized domestic violence shelter regardless of where they first access the shelter system.

Emergency shelters funded under ESG must offer everyone who enters the shelter an opportunity to complete the common assessment tool for the NM Coordinated Assessment System (CAS) within the first seven days of their stay. The CAS uses the VI-SPDAT as its common assessment tool. This will allow shelters to connect families and individuals experiencing homelessness to the most appropriate long-term housing option available through the Coordinated Assessment System.

Emergency shelters must develop policies on length of stay that take into account the varying needs of people who are homeless. When possible, people with long term serious disabilities should be allowed to stay until they are able to access permanent supportive housing. Emergency shelters funded under ESG must set clear discharge policies and procedures.

4. Assessing and prioritizing essential service needs

Each ESG funded program that provides essential services must develop an internal process for assessing essential service needs and prioritizing clients according to their level of need. ESG funded programs that provide essential services should do an initial assessment of service needs for each client that they admit to their program. Essential services should then be offered with those who demonstrate the greatest need getting priority.

5. Coordination among providers

Coordination among providers is achieved through regular Albuquerque Continuum of Care meetings, which are sponsored by the City of Albuquerque and the New Mexico Coalition to End Homelessness. ESG providers are expected to participate in these regular meetings.

More formal coordination occurs through the New Mexico Coordinated Assessment System (CAS). Programs funded under ESG must offer everyone who enters the program an opportunity to complete the common assessment tool for the NM Coordinated Assessment System (CAS) within the first seven days of their stay. The CAS uses the VI-SPDAT as its common assessment tool. This will allow ESG funded programs to connect families and individuals experiencing homelessness to the most appropriate long-term housing option available through the Coordinated Assessment System.

6. Prioritization for Rapid Re-Housing

ESG Rapid ReHousing programs must use the statewide Coordinated Assessment System (CAS) to identify which individual or family they will house when they have an opening. The CAS uses the VI-SPDAT (Vulnerability Index – Service Prioritization Decision Assistance Tool) as its common assessment tool. The VI-SPDAT helps determine the vulnerability of a household experiencing homelessness and which type of supportive housing would best meet their needs. Based on a household's answers to the VI-SPDAT, the household receives a vulnerability score between 0-20 for individuals and 0-22 for families. The score includes duration of homelessness, physical health, behavioral health, and other factors to come up with an overall assessment of

vulnerability. Each household's VI-SPDAT is entered in the Homeless Management Information System (HMIS), which calculates the score. All agencies that participate in the CAS are able to view in HMIS the households experiencing homelessness that have completed the VI-SPDAT and are part of the CAS.

ESG Rapid ReHousing programs should prioritize households with a VI-SPDAT score above 5. Rapid ReHousing is usually the most appropriate intervention for households that score between a 5 and 9. If a household receives a score of 10 or greater, they may be more appropriately assisted with permanent supportive housing and it is acceptable to direct a household to permanent supportive housing instead of providing rapid rehousing when it is deemed that this will better meet the needs of that household. However, Rapid ReHousing programs may also serve a household with a score above 9 if they feel that household could benefit from Rapid ReHousing.

The CAS will rank households experiencing homelessness in priority order according to their VI-SPDAT score. The higher the VI-SPDAT score, the higher the priority for the person or family to be placed into housing. In general, Rapid ReHousing programs should identify households who scored a 9 and work down the list from there. However, as stated above Rapid ReHousing Programs may also choose to house someone who scores a 10 or higher.

ESG Rapid ReHousing programs will prioritize households with children under age 18 and to unaccompanied youth age 17-23 for openings in their Rapid ReHousing Programs..

At least 70% of clients should be accepted from the high priority clients on the waiting list in HMIS. Projects are allowed to accept 30% of their clients from those with lower VI/SPDAT scores where other factors justify placing these clients into housing and still be considered to be in full compliance with Coordinated Assessment.

7. Rent and utilities paid by participants

Program participants that receive Rapid Re-Housing or Prevention assistance are expected to pay 30% of their adjusted gross income toward rent and utilities. Subrecipients may waive this requirement to pay rent for individuals and families whose incomes are so low as to make even that modest payment a hardship; for example, an individual whose only source of income is State General Assistance. Program participants may be asked to pay more than 30%, but no more than 50%, of their adjusted gross income toward rent and utilities, as they prepare to exit the Rapid Re-Housing program. Rapid Re-Housing subrecipients should have policies and procedures in place to determine how this will be determined based on each participant's individual budget plan for housing. Beneficiaries of rental assistance should have their need re-evaluated and their income recomputed every 3 months and the rent payments adjusted accordingly.

8. Length of time receiving rental assistance

A family or individual may receive rental assistance for up to two years depending on their need. Each household receiving rental assistance will be re-evaluated every three months to determine their need for continued rental assistance for the following three months and the portion of rent to be paid by the household for those upcoming three months. When the household income reaches a point that the household no longer needs the assistance then the assistance is discontinued.

9. Duration of housing stabilization services

The duration of all housing stabilization services should be determined on a case by case basis with re-evaluation of each case every three months. Services can be provided for up to two years.

10. Involuntary Family Separation

Any group of people that present together for assistance and identify themselves as a family, regardless of age or relationship or other factors, are considered to be a family and must be served together as such. Further, a recipient or sub-recipient receiving funds under the ESG or CoC Programs should not discriminate against a group of people presenting as a family based on the composition of the family (except as noted below), the age of any family members, the disability status of any members of the family, marital status, actual or perceived sexual orientation, or gender identity.

Exceptions: It is allowable for shelters or housing programs to exclusively serve families with children, but they must serve all types of families with children including both male and female headed households. The housing or shelter may also be limited to one sex where such housing consists of a single structure with shared bedrooms or bathing facilities such that the considerations of personal privacy and the physical limitations of the configuration of the housing make it appropriate for the housing to be limited to one sex.

11. Educational Rights & Services for Children and Youth

Any agencies that receives ESG funding must:

- Ensure that all school-aged children in our program(s) are enrolled in school and, to the maximum extent practicable, place families with children as close to possible to their schools of origin so as not to disrupt the children's education.
- Inform all homeless families and youth of their eligibility for McKinney-Vento education services.
- Make a best faith effort to ensure that all children in our program(s) are connected to appropriate services in the community, including early childhood education programs such as

Head Start, Part C of the Individuals with Disabilities Education Act, and McKinney-Vento education services.

- Are consistent with, and do not restrict the exercise of rights provided by the education subtitle of the McKinney-Vento Act, and other laws relating to the provision of education and related services to individuals and families experiencing homelessness.
- Designate a staff person to all children in our program(s) are connected to appropriate services in the community, including early childhood education programs such as Head Start, Part C of the Individuals with Disabilities Education Act, and McKinney-Vento education services.
- Work in the best interest of all children, including those with disabilities, to help them access all McKinney-Vento services for which they are eligible



APPENDIX D
SF-424s and Action Plan Certifications

Community Development Block
Grant (CDBG) Application

Application for Federal Assistance SF-424

* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
--	--	--

* 3. Date Received: <input type="text"/>	4. Applicant Identifier: B-1-MC-35-0001
---	--

5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text"/>
--	---

State Use Only:

6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>
---	---

8. APPLICANT INFORMATION:

* a. Legal Name: City of Albuquerque	
* b. Employer/Taxpayer Identification Number (EIN/TIN): 85-6000102	* c. Organizational DUNS: 0000615720401

d. Address:

* Street1:	P.O. Box 1293
Street2:	Room 504
* City:	Albuquerque
County/Parish:	<input type="text"/>
* State:	NM: New Mexico
Province:	<input type="text"/>
* Country:	USA: UNITED STATES
* Zip / Postal Code:	87103-1293

e. Organizational Unit:

Department Name: Family & Community Services	Division Name: Community Development Division
---	--

f. Name and contact information of person to be contacted on matters involving this application:

Prefix: Ms.	* First Name: Carol
Middle Name: M.	
* Last Name: Pierce	
Suffix: <input type="text"/>	

Title: Family and Community Services Director

Organizational Affiliation: <input type="text"/>

* Telephone Number: (505) 768-2076	Fax Number: <input type="text"/>
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* Email: cpierce@cabq.gov

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

Community Development Block Grant

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

City of Albuquerque Community Development Block Grant program for Program Year 2018

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="4,460,081.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value="228,580.00"/>
* e. Other	<input type="text" value="8,406,591.84"/>
* f. Program Income	<input type="text" value="115,000.00"/>
* g. TOTAL	<input type="text" value="13,210,252.84"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on .
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

Yes No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 01/31/2019

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor
APPLICANT ORGANIZATION City of Albuquerque	DATE SUBMITTED 6/13/18

HOME Investment Partnerships (HOME) Application

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: <input type="text"/>	4. Applicant Identifier: B-1-MC-35-0001	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text"/>	
State Use Only:		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
8. APPLICANT INFORMATION:		
* a. Legal Name: City of Albuquerque		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 85-6000102	* c. Organizational DUNS: 0000615720401	
d. Address:		
* Street1: P.O. Box 1293	<input type="text"/>	
Street2: Room 504	<input type="text"/>	
* City: Albuquerque	<input type="text"/>	
County/Parish: <input type="text"/>		
* State: NM: New Mexico	<input type="text"/>	
Province: <input type="text"/>		
* Country: USA: UNITED STATES	<input type="text"/>	
* Zip / Postal Code: 87103-1293	<input type="text"/>	
e. Organizational Unit:		
Department Name: Family & Community Services	Division Name: Community Development Division	
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: Ms.	* First Name: Carol	
Middle Name: M.	<input type="text"/>	
* Last Name: Pierce	<input type="text"/>	
Suffix: <input type="text"/>		
Title: Family and Community Services Director		
Organizational Affiliation: <input type="text"/>		
* Telephone Number: (505) 768-2076	Fax Number: <input type="text"/>	
* Email: cpierce@cabq.gov		

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

City of Albuquerque HOME Investment Partnerships Program for Program Year 2018

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="2,147,996.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value="4,565,154.00"/>
* e. Other	<input type="text" value="6,478,088.00"/>
* f. Program Income	<input type="text" value="1,128,908.00"/>
* g. TOTAL	<input type="text" value="14,320,146.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

- Yes No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:
Middle Name:
* Last Name:
Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 01/31/2019

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor
APPLICANT ORGANIZATION City of Albuquerque	DATE SUBMITTED 2/13/18

Emergency Solutions Grants (ESG) Application

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: <input type="text"/>	4. Applicant Identifier: <input type="text" value="B-1-MC-35-0001"/>	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: <input type="text"/>	
State Use Only:		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
8. APPLICANT INFORMATION:		
* a. Legal Name: <input type="text" value="City of Albuquerque"/>		
* b. Employer/Taxpayer Identification Number (EIN/TIN): <input type="text" value="85-6000102"/>	* c. Organizational DUNS: <input type="text" value="0000615720401"/>	
d. Address:		
* Street1: <input type="text" value="P.O. Box 1293"/>	Street2: <input type="text" value="Room 504"/>	
* City: <input type="text" value="Albuquerque"/>	County/Parish: <input type="text"/>	
* State: <input type="text" value="NM: New Mexico"/>	Province: <input type="text"/>	
* Country: <input type="text" value="USA: UNITED STATES"/>	* Zip / Postal Code: <input type="text" value="87103-1293"/>	
e. Organizational Unit:		
Department Name: <input type="text" value="Family & Community Services"/>	Division Name: <input type="text" value="Community Development Division"/>	
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: <input type="text" value="Ms."/>	* First Name: <input type="text" value="Carol"/>	
Middle Name: <input type="text" value="M."/>	* Last Name: <input type="text" value="Pierce"/>	
Suffix: <input type="text"/>	Title: <input type="text" value="Family and Community Services Director"/>	
Organizational Affiliation: <input type="text"/>		
* Telephone Number: <input type="text" value="(505) 768-2076"/>	Fax Number: <input type="text"/>	
* Email: <input type="text" value="cpierce@cabq.gov"/>		

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.231

CFDA Title:

Emergency Solutions Grants Program

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

City of Albuquerque Emergency Solutions Grants Program for Program Year 2018

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="357,711.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value="2,831,281.73"/>
* e. Other	<input type="text" value="357,711.00"/>
* f. Program Income	<input type="text" value=""/>
* g. TOTAL	<input type="text" value="3,546,703.73"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

Yes No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 01/31/2019

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

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NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor
APPLICANT ORGANIZATION City of Albuquerque	DATE SUBMITTED 9/13/18

General Certifications for Grants

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;

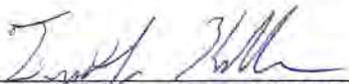
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and

3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.



Signature of Authorized Official

6/13/18

Date

Mayor, City of Albuquerque

Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2018, 2019 & 2020 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official

6/13/18

Date

Mayor, City of Albuquerque

Title

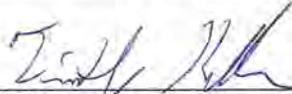
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;



Signature of Authorized Official

6/13/18
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Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter’s rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

Essential Services and Operating Costs – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

Renovation – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

Confidentiality – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

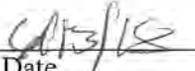
Homeless Persons Involvement – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.



Signature of Authorized Official



Date

Mayor, City of Albuquerque

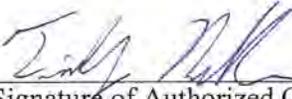
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APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.



Signature of Authorized Official

8/13/18

Date

Mayor, City of Albuquerque

Title