



**OUR COMMUNITY**



**OUR FUTURE**



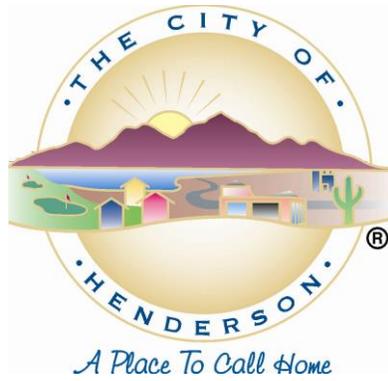
AMENDED MAY 2020



**COMPREHENSIVE PLAN**  
Appendices

Appendix G – U.S. Department of Housing and Urban  
Development, City of Henderson Consolidated Plan

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# City of Henderson



## 2015-2019 Consolidated Plan and Annual Action Plan 2015-2016



# Executive Summary

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

### 1. Introduction

The City of Henderson's 2015-2019 Consolidated Plan describes our strategy for undertaking activities promoting suitable living environments, providing decent housing, and creating economic opportunity within our community. Development of the Plan has been a collaborative process and the City will promote ongoing community participation in the implementation and assessment of the activities described in this Plan.

The Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) programs are the core funding programs for the projects described in this Plan; however, these sources are expected to leverage \$2 million per year in funding from other sources toward community development activities.

The City of Henderson was able to serve as the lead agency in a region wide analysis of impediments to fair housing conducted by Southern Nevada Strong. Southern Nevada Strong is a collaborative regional planning effort, funded by a \$3.5 million dollar Sustainable Communities grant from the U.S. Department of Housing and Urban Development (HUD). It provides the resources to conduct in-depth research and community engagement efforts to look at issues facing our community and propose collaborative solutions. The City of Henderson continues to actively work with the other local jurisdictions to address housing concerns as well as other issues that may affect low- to moderate-income individuals and families.

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

The City of Henderson will be focusing on decent housing, suitable living environment and economic opportunity. Our objectives and outcomes will be closely tied to these three strategies.

Our strategy for decent housing includes:

- Increasing new affordable senior housing.
- Increasing the supply of affordable housing units.
- Supporting first-time homebuyers with a homeownership program.
- Supporting regional efforts of transitional services for the homeless.
- Assisting owner-occupied homeowners to maintain affordable housing.

- Surveying homes for historical significance.
- Establishing a tenant-based rental assistance program to provide affordable and decent housing.

Our strategy for sustainable living environment includes:

- Promoting the health and well-being of our residents.
- Providing funding opportunities to assist seniors in maintaining self-sufficiency.
- Improving community facilities to benefit the residents.
- Maintaining current services or expanding the services provided to persons with disabilities at our community facilities.
- Continuing to work on a regional level to address homeless issues as well as provide homeless prevention assistance.
- Evaluating and removing lead-based hazards.
- Improving the accessibility and safety of neighborhoods.

Our strategy for economic development includes:

- Promoting projects that assist new businesses and the improvement of micro-enterprise and job creation and/or retention.
- Applying for a Section 108 Loan to stimulate economic growth and opportunities for businesses and residents.
- Providing funding for child care services to support working parents.
- Researching and /or developing a job training program to promote employment accessibility.

Our strategy for economic educational enrichment:

- Assist schools programs in low to moderate income areas to increase educational success
- Provide funding to programs that provide job training and readiness
- Provide funding to programs that provide mentoring opportunities for children and young adults
- Provide funding to programs that provide educational enrichment opportunities students

### **3. Evaluation of past performance**

Although the current program year has not yet concluded, an evaluation of accomplishments over the past several years reflects very successful performance.

Each of the programs described in the 2015-2019 Consolidated Plan will meet one of three major objectives (Decent Housing, Suitable Living Environment, or Economic Opportunity) and will contribute accomplishments under one or more of three categories of outcomes (increase affordability, increase availability/accessibility, increase sustainability)

### **4. Summary of citizen participation process and consultation process**

The City of Henderson implemented targeted strategies to both encourage and effectively include citizen participation in the development of the Consolidated Plan. Citizen input from low- and moderate-income residents, minorities and non-English speaking persons, local and regional organizations, and public housing residents played a primary role in identifying and prioritizing the community development needs identified in this plan. City of Henderson staff maintains ongoing communications with local jurisdictions and consulted on drafting jurisdictional Consolidated Plans. All jurisdictions and local HUD CPD representatives participate in bimonthly Consortium meetings to discuss activities and issues of common interest. Regional homeless coordination insures coordinated planning.

The City of Henderson also utilized the in-depth community outreach information that Southern Nevada Strong completed. Southern Nevada Strong implemented three phases of community outreach. Phase 1 took place in May 2013, Phase 2 took place in October 2013, and Phase 3 took place in July 2014. The outreach strategy included stakeholder interviews, telephone surveys, outreach events, iPad surveys, online surveys, open houses, outreach events specifically geared towards our Latino population, telephone town hall meetings, focus groups, and electronic kiosks strategically placed throughout the region. The information that was received from Southern Nevada Strong allows the City of Henderson to compare and contrast the needs of residents living in Henderson.

## **5. Summary of public comments**

No public comments were received during the 30 day public comment period (March 6, 2015 -April 5, 2015).

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

There were no comments that were not accepted.

## **7. Summary**

The City of Henderson conducted census surveys that specifically targeted our residents that benefit from CDBG-funded services and over 200 surveys were received. The City of Henderson also incorporated the information that was gathered by Southern Nevada Strong. Much of the outreach for the Plan was from eight focus groups, held in the summer of 2014. This particular method was recommended by HUD to help gather more qualitative information from the protected classes.

Telephone town hall surveys were conducted from March 2nd through the 12th of 2013. Broad community public output was the goal and 943 telephone interviews were conducted. Out of those interviewed, 50% were Caucasian, 27% were Hispanic, 11% were African-American, 6% were Asian-Pacific Islander and 6% identified as Other. Responses gathered from that survey included:

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- Jobs, economy, and schools are the primary concern
- Public safety, housing and were issues are secondary concerns
- More than two-thirds of respondents believe Southern Nevada is a good/excellent place to live

Other important community elements include:

- Availability of a variety of affordable housing types
- Reducing traffic congestion and shorter commute time
- Availability of places to safely walk and bike
- Access to healthy foods
- Access to parks, trails, and open spaces

Another community outreach event that took place between March and April 2013 resulted in surveyors indicating challenges in the area of economic and employment opportunities, transportation , education, safety and better options for more affordable housing. During the same time period, iPad surveys were conducted at various public events. There were 326 surveys submitted and the following results were gathered:

- Poor economy, unemployment, lack of jobs and job diversity
- Environmental issues such as water, sustainability, sustainable energy, pollution
- Poor state of schools and education
- Social issues such as homelessness, inequity, hunger and youth crime/drug abuse
- Lack of transportation and public transit options, traffic congestion, pedestrian safety
- Safety (crime/violence, gangs)
- Housing (lack of affordable housing, foreclosures, unstable market)
- Lack of social services, particularly healthcare

The information gathered during our citizens outreach process has been vital in giving us a better understanding of what our citizens need, as well as how to better meet those needs. Although the information has been vital, the results were not a big surprise. Affordable housing has been one of the City's top priorities for quite some time. Through the development of this five-year consolidated plan, the City of Henderson will strategize to meet the needs of our residents by targeting programs and activities that provide more opportunities for affordable housing, provide more opportunities for employment and economic growth, and provide more opportunities to enhance education and training.

## 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.

Agency Role	Name	Department/Agency
Lead Agency	HENDERSON	
CDBG Administrator		City of Henderson Neighborhood Services
HOPWA Administrator		
HOME Administrator		City of Henderson Neighborhood Services
HOPWA-C Administrator		

**Table 1 – Responsible Agencies**

### Narrative

For this five-year Consolidated Plan, Neighborhood Services has actively worked with various city departments which include Community Development and Economic Development, as well as other city departments. We have also worked collaboratively with our partners in Southern Nevada Strong, who developed the Regional Analysis of Impediments. We worked with the Continuum of Care regional effort as well as the Southern Nevada Regional Homeless office to gather the most up-to-date information on the needs of our homeless population. The City of Henderson has also gathered information from the Southern Nevada Regional Housing Authority and various non-profit agencies to gather the most complete information possible for this Consolidated Plan.

The City of Henderson sent out and received over 200 community surveys from our residents, as well as worked with Southern Nevada Strong to incorporate their numerous community outreach surveys, town hall meetings and focus groups that took place from November 2013 through June 2014. This five-year Consolidated Plan is a comprehensive look at where our community is currently, what our citizens have deemed important, and how we plan to move forward in the next five years.

## **Consolidated Plan Public Contact Information**

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

### **1. Introduction**

The Southern Nevada Strong Regional Analysis of Impediments to Fair Housing Choice is the first regional analysis completed in Southern Nevada. This Analysis is being produced along with the Regional Policy Plan under a Sustainable Communities Planning Grant from the U.S. Department of Housing and Urban Development. One of just 29 regions to receive this grant, Southern Nevada Strong is conducting the in-depth research and community engagement needed to analyze the planning issues that face Clark County and the four cities as well as the other entities in Southern Nevada Strong. A key focus of the Southern Nevada Strong regional planning effort is to build a foundation for long-term economic prosperity and community livelihood by better integrating transportation, housing, and job opportunities throughout Southern Nevada. A genuinely free market in housing undistorted by discrimination is essential to achieving this goal and reducing living costs for all Southern Nevada households.

**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 of Henderson took a very active role in working with the other local jurisdictions. As the lead agency for Southern Nevada Strong, we will be better able to serve our residents on a much larger scale. The jurisdictions that participated in Southern Nevada Strong are Clark County, Boulder City, City of Henderson, City of Las Vegas, and City of North Las Vegas. All of these jurisdictions are working together to affirmatively further fair housing to fulfill this long-standing obligation to foster a genuinely free market in housing that is not distorted by housing discrimination. Southern Nevada Strong has identified, analyzed, and devised solutions to both private and public sector barriers to fair housing choice that may exist within its borders. As is the case throughout the nation, the impediments to fair housing choice are both local and regional in nature —and the approaches to mitigate them necessarily have local and regional components.

In addition to the five jurisdictions noted above, the collaborative regional planning effort that is Southern Nevada Strong includes the Southern Nevada Regional Planning Commission; Southern Nevada Regional Housing Authority; Regional Transportation Commission; Clark County School District; Southern Nevada Water Authority; Southern Nevada Health District; Conservation District of Southern Nevada; and University of Nevada, Las Vegas.

**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**

The City of Henderson is an active participant in the Southern Nevada Regional Continuum of Care. All of the City's efforts and financial resources for homelessness are coordinated with the regional Continuum

of Care. With the assistance of the Continuum of Care, the City has made significant progress in housing unsheltered chronic homeless individuals, as well as working with homeless “street teams”, to bring services directly to our chronically homeless individuals who are service resistant. The continuous interaction of the street team helps to build trust with our service resistant population with the hope of eventually getting them the services they need.

The City of Henderson is also working on establishing funding sources to assist episodic homeless, which includes many families with children, as well as chronic homeless. The City continues to work with the Continuum of Care to meet the needs of our episodic homeless population. By collaborating with the Continuum of Care, the City has adopted a housing first model that houses individuals first and then provides the services they need to remain permanently housed.

**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 Henderson does not receive ESG funding.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities:**

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	GIVING LIFE MINISTRIES
	<b>Agency/Group/Organization Type</b>	Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.

2	<b>Agency/Group/Organization</b>	After-School All-Stars Las Vegas
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
3	<b>Agency/Group/Organization</b>	BLIND CENTER OF NEVADA
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
4	<b>Agency/Group/Organization</b>	BOYS AND GIRLS CLUB OF SOUTHERN NEVADA
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
5	<b>Agency/Group/Organization</b>	CLUB CHRIST MINISTRIES
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.

6	<b>Agency/Group/Organization</b>	Dignity Health - St. Rose Dominican
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Persons with Disabilities Services-Health Health Agency Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
7	<b>Agency/Group/Organization</b>	HOPELINK
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Economic Development
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
8	<b>Agency/Group/Organization</b>	SAFE HOUSE
	<b>Agency/Group/Organization Type</b>	Services-Victims of Domestic Violence Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.

	<b>Agency/Group/Organization</b>	The Shade Tree
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Victims of Domestic Violence Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.
10	<b>Agency/Group/Organization</b>	REBUILDING TOGETHER
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Elderly Persons Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Surveys were sent to the organization to get input from themselves as well as clients that benefit from CDBG funds.

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

All agencies and organizations were invited to participate in the consolidated planning process. No agency or organizations were purposely excluded from the planning process.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Clark County	The City of Henderson is an active participant in the regional Continuum of Care. Our goals to combat homelessness are taken directly from the goals of the continuum of care.

**Table 3 – Other local / regional / federal planning efforts**

**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(l))**

Under the direction of the Henderson City Council, the Neighborhood Services Division administers the City's housing and community development programs. Neighborhood Services is responsible for the programs funded under the HUD CDBG & HOME programs. The division administers affordable housing programs, emergency repair grants, a first-time homebuyer program, homeowner rehabilitation program, lead-based paint program and the weatherization program. The division is also responsible for the administration of community development programs utilizing CDBG funds. In order to carry out all the requirements placed on funding, the City must partner with various organizations. The City of Henderson's institutional structure for projects may involve other City Departments including Parks & Recreation, Public Works, Community Development and Building & Fire Safety, and Henderson Redevelopment Agency, each of which has their own conditions and requirements for individual projects. When working with outside agencies several of the organizations that assist in housing or community development are the Clark County School District, Regional Transportation Commission, Clark County Social Services, the Cities of Las Vegas and North Las Vegas Neighborhood Services Departments, and Clark County Community Resource Management Office. When utilizing State funds Henderson coordinates with the Nevada Department of Business and Industry, Housing Division.

**Narrative (optional):**

The City of Henderson continues to collaborate with and consult with various non-profit agencies that serve the community, as well as other municipalities and regional efforts, to gather information on the needs of our community. It is always the intentions of the City of Henderson to involve community insight on our projects and activities.

## **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 of Henderson implemented targeted strategies to both encourage and effectively include citizen participation in the development of the Consolidated Plan. Citizen input from low- and moderate-income residents, minorities and non-English speaking persons, local and regional organizations, and public housing residents played a primary role in identifying and prioritizing the community development needs identified in this Plan. City of Henderson staff maintains ongoing communications with local jurisdictions and consulted on drafting jurisdictional Consolidated Plans. All jurisdictions and local HUD CPD representatives participate in bimonthly Consortium meetings to discuss activities and issues of common interest. Regional homeless coordination insures coordinated planning.

The City of Henderson also utilized the in-depth community outreach information that Southern Nevada Strong completed. Southern Nevada Strong implemented three phases of community outreach. Phase 1 took place in May 2013, Phase 2 took place in October 2013, and Phase 3 took place in July 2014. The outreach strategy included stakeholder interviews, telephone surveys, outreach events, iPad surveys, online surveys, open houses, outreach events specifically geared towards our Latino population, telephone town hall meetings, focus groups, and electronic kiosks strategically placed throughout the region. The information that was received from Southern Nevada Strong allows the City of Henderson to compare and contrast the needs of residents living in Henderson.

The information received from the citizen participation activities helped to shape the City's goals for the next five years. The information received from the citizens participation process did not change substantially from the goals and concerns that our citizens had in the 2010-2014 consolidated plan. Since the goals and needs of the citizens were very similar, we investigated the effectiveness of previous programs and the need for new programs. It was found that the programs executed during the 2010-2014 consolidated plan in regards to decent housing and suitable living environment were quite successful. The City is looking to expand its efforts to meet these goals with the addition of a HOME-funded tenant-based rental assistance (TBRA) program targeting our homeless population. Our homeless population is not only in need of decent housing and a suitable living environment, but their presence greatly affects local businesses. Although the City of Henderson has had some successes in the category of economic development, the City was not as successful as hoped with our efforts to create more economic opportunities. The City of Henderson will look into the possibility of submitting an application for a Section 108 Loan in order to better stimulate economic growth in our community

### **Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Surveys	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Residents that are already benefiting from CDBG and HOME funding.</p>	<p>The majority of those surveyed stated that some of their highest concerns were in the area of affordable housing for low-to moderate-income persons, seniors and persons with disabilities. Also scoring high in the community surveys were services provided to children, such as educational and day care services, as well as economic development, such as bringing more businesses into the community, and creating more job opportunities. Other areas in the survey that ranked high was support for homeless services.</p>	<p>Many of the individuals surveyed stated that they would like to see more economic opportunities as well as more affordable housing.</p>	<p>There were no comments that were not accepted.</p>	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Internet Outreach	<p>Non-English Speaking - Specify other language: Spanish</p> <p>Non-targeted/broad community</p>	<p>From late-February through May 2014, a community survey was made available through the Southern Nevada Strong.org website, and on iPads at open houses and kiosks throughout the community. The online tool, called MetroQuest, included a visual preference survey on development types and a mapping exercise on opportunity sites. The survey was available online in English and Spanish and could be accessed at eleven kiosks at various locations throughout the region. iPads were provided at events and open houses. The survey period was late</p>	<p>Participates responded overwhelmingly the desire for light rail transportation as well as bus rapid transit and modern streetcars as forms of transportation. Safety concerns as far as pedestrian crossing areas, bike lanes and street walk ability were a factor for many of the participants who were surveyed. Affordable housing options continue to be an overwhelming concern with surveyors.</p>	<p>There were no comments that were not accepted.</p>	<p>Southern Nevada Strong.org</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Surveys	Minorities  Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Residents of Public and Assisted Housing	On May 29, 2014, Southern Nevada Strong hosted a Telephone Town Hall (TTH) designed to allow participants to receive information about the process and respond to polling questions using their telephone key pad. Two town halls were conducted: one in English and another in Spanish. SNS dialed out to approximately 20,000 low-income and Spanish speaking residents to participate in the call. Approximately 200 people participated and their responses to the telephone polling questions were consistent with many of the findings from	Affordable housing, as well as adequate transportation, were large concerns for this population. The quality of education was also a concern for most residents.	There were no comments that were not accepted.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Public Meeting	Minorities  Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Residents of Public and Assisted Housing	In June of 2014, seven focus groups were conducted to collect information for the Regional Analysis of Impediments (RAI). The RAI is a study that is required in any area that receives federal funding for subsidized housing and assesses whether people have the freedom to choose where they live solely based on their budget or if other factors limit their choices. Focus group participants included: representatives from low-income minority households, families with children, single female heads of household, persons with Limited English Proficiency (LEP), persons	Southern Nevada Strong gained valuable insight into the challenges that low-income and minority families face when they are looking for housing in the Southern Nevada Region. Some participants had found their current housing with support from the Southern Nevada Regional Housing Authority. Several participants expressed concerns for safety where they lived; they had difficulty	There were no comments that were not accepted.	

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

Recent housing vacancy rates were higher than usual in Clark County. Vacancy rates generally cycle from 4% to 8% in urban areas in a healthy housing market. Vacancy rates in multi-family housing are generally higher than in single-family housing in a healthy housing market. Clark County's vacancy rates appear to be high relative to vacancy rates during the last decade, consistent with vacancy rates in Nevada and the U.S.

Homeownership rates declined through 2011 and this decline is related to an increase in foreclosure activity and declines in housing prices. Homeownership rates in Clark County declined from 59% in 2000 to 54% in 2011. This change is consistent with the statewide decline in homeownership from 61% to 56% in 2011. This change is also consistent with the national trend in declining homeownership rates. Homeownership rates declined in Las Vegas (59% in 2000 to 52% in 2011), North Las Vegas (70% in 2000 to 58% in 2011), and Henderson (71% in 2000 to 64% in 2011).

Foreclosure activity has decreased over the last year; the trend, however, appears to be reversing based on the most recent data. Notice of foreclosure sales were down 39% year over year from February 2012. However, notices of default were up 102% during the same period. Notices of default are the leading indicator for notice of sales, so it is likely that this number will increase in 2013. Pre-foreclosures increased 11% from January to February 2013. This is indicative of the trend of increasing notice of sales. There were 0.8 foreclosure cancellations for every sale (third party or back to the bank). Since February 2012 the ratio has dropped by 13% to 0.67 cancellations per sale. The combination of fewer cancellations and increasing pre-foreclosures likely lead to the increase in the number of foreclosures in 2013. Bank-owned properties (REOs) decreased 50% in the past year. As the number of REOs decreases, the market will stabilize as the supply of low priced inventory decreases.

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

## Summary of Housing Needs

Housing affordability, specifically for renters, is a problem despite recent decreases in rental rates. Approximately half of the County’s renter households are cost-burdened; rents would have to drop significantly to be affordable for most renter households.

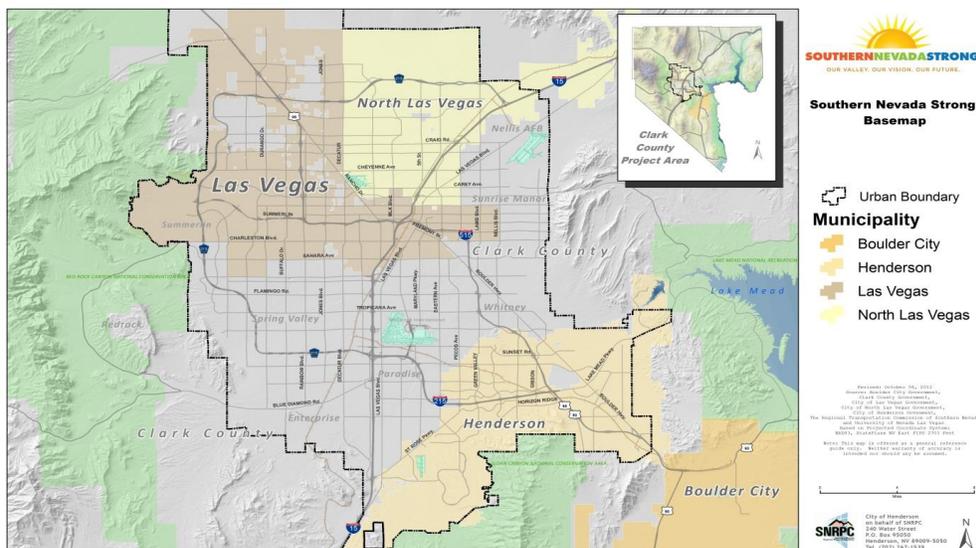
Single-family detached housing accounts for the majority of housing in the County. In 2011, the majority (61%) of the owner-occupied housing stock in the County was single-family detached homes. Data shows that 85% of owner-occupied homes were single-family, with 64% of this group made up of two- or three-bedroom structures. The share of single-family detached housing increased from 59% to 64% between 2000 and 2011 and the share of attached housing decreased by 4% over the same period.

Homeownership rates have steadily decreased in the City of Henderson from 71% in 2000 to 64% in 2011. More and more of our citizens are becoming renters. Median contract rent in our County increased 27% from 2000 to 2011, from \$648 to \$818. The peak in contract rent was in 2008, with a median contract rent for the County of \$899. The lack of affordable housing has created a cost burden for many of our residents.

Demographics	Base Year: 2000	Most Recent Year: 2011	% Change
Population	175,382	254,055	45%
Households	66,555	99,459	49%
Median Income	\$55,949.00	\$67,934.00	21%

**Table 5 - Housing Needs Assessment Demographics**

**Data Source:** 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

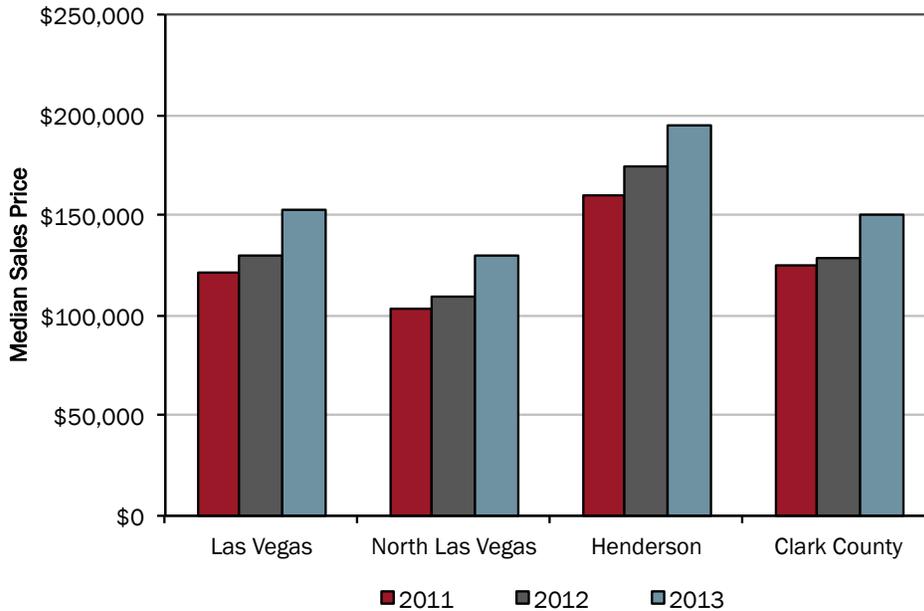


## Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	7,315	6,985	12,090	9,145	63,930
Small Family Households *	1,835	1,665	3,815	3,765	32,980
Large Family Households *	360	615	1,060	655	5,200
Household contains at least one person 62-74 years of age	1,585	1,895	2,955	1,900	13,910
Household contains at least one person age 75 or older	1,295	1,505	1,965	1,075	3,350
Households with one or more children 6 years old or younger *	1,095	935	1,865	1,265	8,890
* the highest income category for these family types is >80% HAMFI					

**Table 6 - Total Households Table**

Data Source: 2007-2011 CHAS



## Housing Needs Summary Tables

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

	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
<b>NUMBER OF HOUSEHOLDS</b>										
Substandard Housing - Lacking complete plumbing or kitchen facilities	90	0	20	80	190	20	50	0	20	90
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	115	75	15	55	260	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	0	95	315	45	455	4	40	45	35	124
Housing cost burden greater than 50% of income (and none of the above problems)	3,030	2,000	1,175	190	6,395	1,865	2,115	2,610	1,280	7,870
Housing cost burden greater than 30% of income (and none of the above problems)	195	795	2,860	1,890	5,740	245	615	1,490	1,855	4,205

	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
Zero/negative Income (and none of the above problems)	420	0	0	0	420	720	0	0	0	720

**Table 7 – Housing Problems Table**

Data 2007-2011 CHAS

Source:

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

	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
<b>NUMBER OF HOUSEHOLDS</b>										
Having 1 or more of four housing problems	3,235	2,175	1,525	370	7,305	1,890	2,200	2,655	1,335	8,080
Having none of four housing problems	640	1,175	3,870	3,610	9,295	410	1,435	4,035	3,835	9,715
Household has negative income, but none of the other housing problems	420	0	0	0	420	720	0	0	0	720

**Table 8 – Housing Problems 2**

Data 2007-2011 CHAS

Source:

3. 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
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	1,060	950	1,470	3,480	380	585	1,390	2,355
Large Related	280	325	460	1,065	45	235	300	580
Elderly	855	935	775	2,565	1,205	1,330	1,620	4,155

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Other	1,185	760	1,440	3,385	485	655	840	1,980
Total need by income	3,380	2,970	4,145	10,495	2,115	2,805	4,150	9,070

**Table 9 – Cost Burden > 30%**

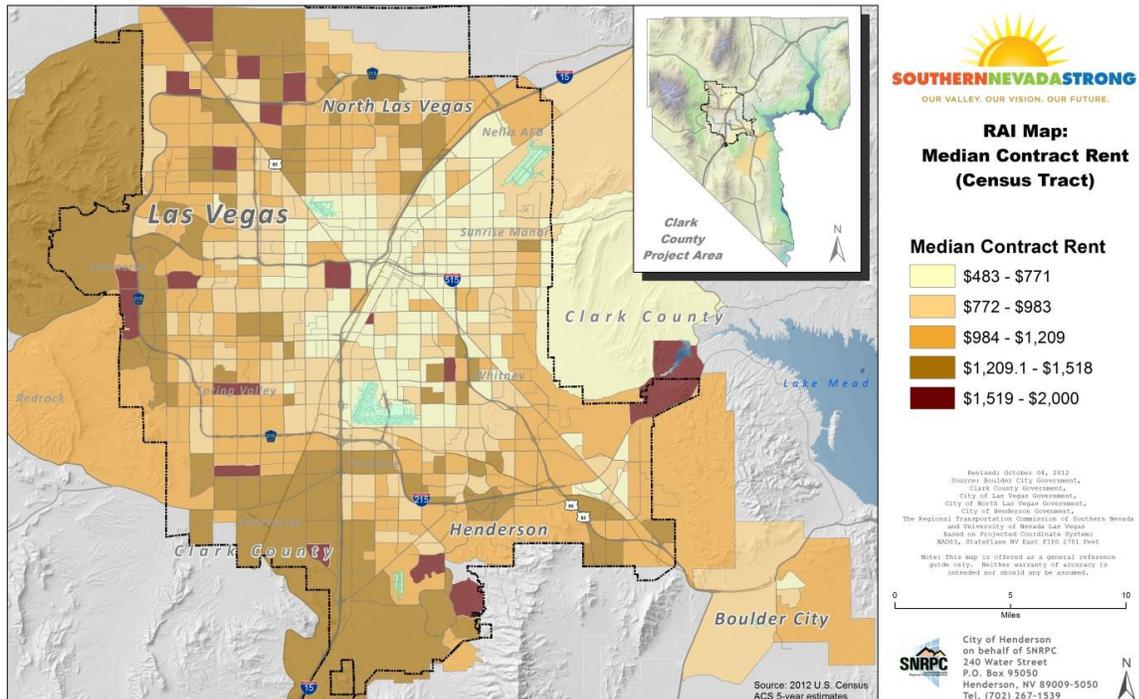
Data 2007-2011 CHAS  
Source:

4. 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
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	1,005	660	375	2,040	360	545	880	1,785
Large Related	245	195	160	600	25	235	160	420
Elderly	750	645	230	1,625	1,050	875	1,075	3,000
Other	1,185	565	410	2,160	435	535	495	1,465
Total need by income	3,185	2,065	1,175	6,425	1,870	2,190	2,610	6,670

**Table 10 – Cost Burden > 50%**

Data 2007-2011 CHAS  
Source:



5. Crowding (More than one person per room)

	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	115	170	330	75	690	4	40	30	35	109
Multiple, unrelated family households	0	0	0	0	0	0	0	10	0	10
Other, non-family households	0	0	0	25	25	0	0	0	0	0
Total need by income	115	170	330	100	715	4	40	40	35	119

Table 11 – Crowding Information – 1/2

Data Source: 2007-2011 CHAS

	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	0	0	0	0	0	0	0	0

Table 12 – Crowding Information – 2/2

Data Source:  
Comments:

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

Single person households share many of the same cost burden challenges that other households in our city experience. The median contract rent in the County has increased 27% from 2000 to 2011, from \$648 to \$818. The peak in contract rent was in 2008, with a median contract rent in our County of \$899. About 53% of all Clark County households are cost-burdened (i.e., pay more than 30% of their gross income for housing costs), of which 54% are renter-households and 38% are owner-households.

**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 City of Henderson provides a well-versed mixture of housing options for our elderly and/or disabled population. The City has worked diligently with the developers to offer our residents affordable active disabled and senior communities as well as affordable long-term care facilities. The City of Henderson has also designated communities for our senior population that are restricted to individuals age 55 and older. These communities provide peace and comfort to our seniors who no longer want to deal with

living in neighborhoods with children or other younger individuals. These communities are equipped with parks, club houses, workout facilities and pools that can only be utilized by the seniors who live in that community.

The City of Henderson provides financial support to SAFE House, an organization that provides transitional housing for victims of domestic violence. This organization has “safe houses” located in Henderson to help house these victims while they are assisted with counseling, employment and permanent housing.

### **What are the most common housing problems?**

One of the most common housing problems that the City of Henderson faces is the lack of a diverse housing stock. The majority of Henderson’s housing stock is single-family detached homes. The residents have very little options in the form of duplexes, triplexes, high-rise apartments or homes closely located to commercial or industrial areas.

Most of the housing stock is located in residential areas which require the resident to have transportation to get to and from their place of employment. For residents that are very low-income and cannot afford their own transportation, they are reliant on public transportation which in some areas does not provide service frequently.

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

In the City of Henderson, the medium rent contract for residents who are renting range from \$779 a month in 2002 and \$943 a month in 2011. At the peak of the housing bubble in 2008, contract rent amounts were \$1,071 a month. Many of our low- to moderate-income residents cannot afford the costs associated with purchasing a home. Many times these residents do not have the credit ratings to be approved for loans to purchase a home. Because of this, many of our low- to moderate-income residents are renters. Unfortunately, we are finding that almost half of all of our residents who are renting are cost burdened. Cost burden is a measure of housing affordability, based on HUD’s standard that says that housing is affordable if it costs no more than 30% of the household gross income. While many of our homeowners are also cost burdened, the vast majority of cost burdened residents are individuals and families who are renters.

### **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**

There are approximately 10,000 households in our County with children that are low- and extremely-low income paying more than 50% of their income for their housing. This means that any unforeseen financial difficulties, such as an illness or job loss, can push these families onto the streets in short order.

Single parent, female-headed households are particularly vulnerable with 26,044 such households living in poverty. An additional 7,522 male-headed households with children present are also living in poverty. These households, as well as formerly homeless families and individuals who are receiving rapid re-housing assistance, need access to permanent affordable housing, affordable child care, educational opportunities, job training and transportation.

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

Instability and increased risk of homelessness are associated with a lack of financial, mental, emotional and physical resources. These missing resources lead to frequent moving, living in the home of another, living in a hotel or motel, and/or living in severely overcrowded housing. Many individuals who are exiting an institution (such as jail or mental health facility) or a system of care (such as foster care) are at increased risk of homelessness. Other areas that could impact stability are prolonged unemployment, deteriorated housing, domestic violence, mental illness, drug or alcohol addictions, death of a family member, abandonment by spouse, non-receipt of child support, medical expenses and/or other unanticipated emergency expenditures. All of these factors may contribute to household instability and increase the risk of homelessness

### **Discussion**

The foreclosure crisis and slow economic recovery have had the most significant impact on housing conditions since the 2010-2014 Consolidated Plan. In our County over 254,000 Notices of Trustee Sale were recorded between 2007 and 2014. The housing bubble burst and the resultant economic recession and widespread job losses made it difficult for all households to remain and maintain their housing, but those circumstances have been particularly hard on low-income households. While the housing market appears to be improving, those households in poverty continue to have many needs.

Housing conditions for low-income renters were dire even before the foreclosure crisis began. According to the 2010 Census, over 109,000 moderate- and low-income households in the HUD Consolidated Plan (HCP) Consortium were estimated to be paying for housing they cannot really afford. Over 64,000 of these households are low-income households with “worst case” housing needs - families who have incomes at or below 50% of the area median and pay more than half of their income for housing. As can be logically expected, households between 0 and 30% of area median income are the most likely to have worst case housing needs. This translates to 26,654 households that are extremely low-income and severely cost burdened.

Despite the relatively recent construction of the majority of housing, many lower-income households are living in substandard housing conditions. Most dwelling units in substandard condition are rental units. Minority homeowner households are more likely to have disproportionately higher levels of housing problems than minority renter households. However, renter households overall have more housing problems, no matter what race or ethnicity.

The special needs population includes elderly and frail elderly, persons with disabilities, public housing residents. Self-sufficiency is not a realistic goal for certain segments of the special needs population due to age and/or need for services. These households need permanent housing with supportive services, assisted living, transportation, medical services, treatment options and many other social service supports.

The special needs population includes elderly and frail elderly, persons with disabilities, public housing residents. Self-sufficiency is not a realistic goal for certain segments of the special needs population due to age and/or need for services. These households need permanent housing with supportive services, assisted living, transportation, medical services, treatment options and many other social service supports.

## 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

There are no groups with a disproportionate greater need. As of 2012 the City of Henderson population by race is comprised of 80.1% Caucasian, 0.4% African-American, 7.4% Asian and 12.1% other races. The “other races” category contains a large portion of our Latino/Hispanic population. For the purposes of the charts below, disproportionately greater need exists when the percentage of people in the category of need, who are members of a particular racial or ethnic group, is at least 10 percentage points higher than the percentage of people in the category as a whole. Based on that definition, Caucasians have a greater disproportionate need when dealing with housing problems. The second-highest category would be Latinos/Hispanics.

The housing problems indicated in this section are: 1.) Lacks complete kitchen facilities, 2.) Lacks complete plumbing facilities, 3.) More than one person per room (crowding); and 4.) Cost Burden greater than 30%. The household figures in the tables have at least one of those housing problems and are delineated by race/ethnicity. A difference of 10 percent or more of housing problems between the total population and minority groups indicates a disproportionate need of a minority group. The summary of housing problems by race and ethnicity are presented below for the HCP Consortium.

### 0%-30% of Area Median Income

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	5,125	705	875
White	3,420	470	800
Black / African American	355	100	45
Asian	395	20	10
American Indian, Alaska Native	40	0	20
Pacific Islander	30	10	0
Hispanic	835	90	0

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data Source: 2007-2011 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%

**30%-50% of Area Median Income**

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	5,375	1,260	0
White	3,855	1,005	0
Black / African American	275	14	0
Asian	330	50	0
American Indian, Alaska Native	30	20	0
Pacific Islander	50	15	0
Hispanic	785	110	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

Data Source: 2007-2011 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%

**50%-80% of Area Median Income**

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	8,915	3,680	0
White	6,290	2,970	0
Black / African American	530	140	0
Asian	505	145	0
American Indian, Alaska Native	60	20	0
Pacific Islander	55	0	0
Hispanic	1,215	285	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data Source: 2007-2011 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%

**80%-100% of Area Median Income**

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	5,445	4,750	0
White	4,085	3,660	0
Black / African American	285	350	0
Asian	375	185	0
American Indian, Alaska Native	0	70	0
Pacific Islander	35	0	0
Hispanic	540	370	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data Source: 2007-2011 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%

**Discussion**

Housing needs in the City of Henderson are less affected by racial and ethnic categories than they are by social economic categories. Residents in the very low- and low-income bracket experience far more housing needs and hardships than residents in higher income categories despite their racial or ethnic classification. The second largest population in Henderson is our Latino/Hispanic community, which is still less than 10% of our population as a whole. This population also experiences housing needs and cost burdens based on their income.

## 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

There are no racial or ethnic groups that have disproportionately greater needs within our jurisdiction. The information in the tables below was gathered using Comprehensive Housing Affordability Strategy (CHAS) data. The U.S. Department of Housing and Urban Development (HUD) periodically receives "custom tabulations" of data from the U.S. Census Bureau that are largely not available through standard Census products. As you can see, severe housing problems are shared proportionately by all racial and ethnic groups within the City of Henderson. However, our Latino/Hispanic community is affected slightly more than other minority groups in our jurisdiction.

The housing problems indicated in this section are: 1.) Lacks complete kitchen facilities; 2.) Lacks complete plumbing facilities; 3.) More than 1.5 persons per room; and 4.) Cost Burden greater than 50%. The household figures in the tables have at least one of those housing problems and are delineated by race/ethnicity. A difference of 10 percent or more in housing problems between the total population and minority groups indicates a disproportionate need of a minority group. The summary of housing problems by race and ethnicity are presented below for the HCP Consortium.

### 0%-30% of Area Median Income

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	4,655	1,170	875
White	3,035	855	800
Black / African American	315	140	45
Asian	365	50	10
American Indian, Alaska Native	40	0	20
Pacific Islander	30	10	0
Hispanic	825	100	0

**Table 17 – Severe Housing Problems 0 - 30% AMI**

Data Source: 2007-2011 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%

### 30%-50% of Area Median Income

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	3,895	2,740	0
White	2,760	2,095	0
Black / African American	235	50	0
Asian	265	120	0
American Indian, Alaska Native	0	50	0
Pacific Islander	50	15	0
Hispanic	540	360	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data Source: 2007-2011 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%

### 50%-80% of Area Median Income

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	4,070	8,515	0
White	2,745	6,510	0
Black / African American	290	375	0
Asian	185	465	0
American Indian, Alaska Native	0	80	0
Pacific Islander	55	0	0
Hispanic	740	760	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data Source: 2007-2011 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%

**80%-100% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	1,335	8,855	0
White	1,030	6,715	0
Black / African American	45	590	0
Asian	160	395	0
American Indian, Alaska Native	0	70	0
Pacific Islander	0	35	0
Hispanic	85	820	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

Data Source: 2007-2011 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**

Housing needs in the City of Henderson are less affected by racial and ethnic categories than they are by social economic categories. Residents in the very low- and low-income bracket experience far more housing needs and hardships than residents in higher income categories despite their racial or ethnic classification. The second largest population in Henderson is our Latino/Hispanic community, which is still less than 10% of our population as a whole. This population also experiences housing needs and cost burdens based on their income.

## 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:

About 53% of all Clark County households are cost-burdened (i.e., pay more than 30% of their gross income for housing costs) of which 54% are renter-households and 38% are owner-households. In comparison, 43% of all households in Nevada are cost burdened, with 52% of renter-households and 35% of owner-households being cost-burdened. Cost burden is a measure of housing affordability, based on the HUD standard that says that housing is affordable if it costs no more than 30% of a household's gross income. In the City of Henderson, the medium contract rent has increased by 21% between 2000 and 2011. At the same time, the medium income has decreased or stayed the same for most of our residents. This has created a cost burden for a vast majority of them.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	58,975	22,400	14,970	875
White	46,940	17,100	10,445	800
Black / African American	2,335	885	945	45
Asian	2,550	1,510	1,100	10
American Indian, Alaska Native	290	150	60	20
Pacific Islander	215	85	135	0
Hispanic	5,510	2,230	2,105	0

**Table 21 – Greater Need: Housing Cost Burdens AMI**

Data Source: 2007-2011 CHAS

### Discussion:

As mentioned in earlier sections, housing needs in the City of Henderson are less affected by racial and ethnic categories than they are by social economic categories. Residents in the very low- and low-income bracket experience far more housing needs and hardships than residents in higher income categories despite their racial or ethnic classification. The second largest population in Henderson is our Latino/Hispanic community, which is still less than 10% of our population as a whole. This population also experiences housing needs and cost burdens based on their income.

## **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?**

There is no data that suggest that individuals of various income groups have disproportionately greater needs due to their racial or ethnic groups. The needs of the residents tend to be very similar to route their various income groups regardless of race and ethnicity.

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

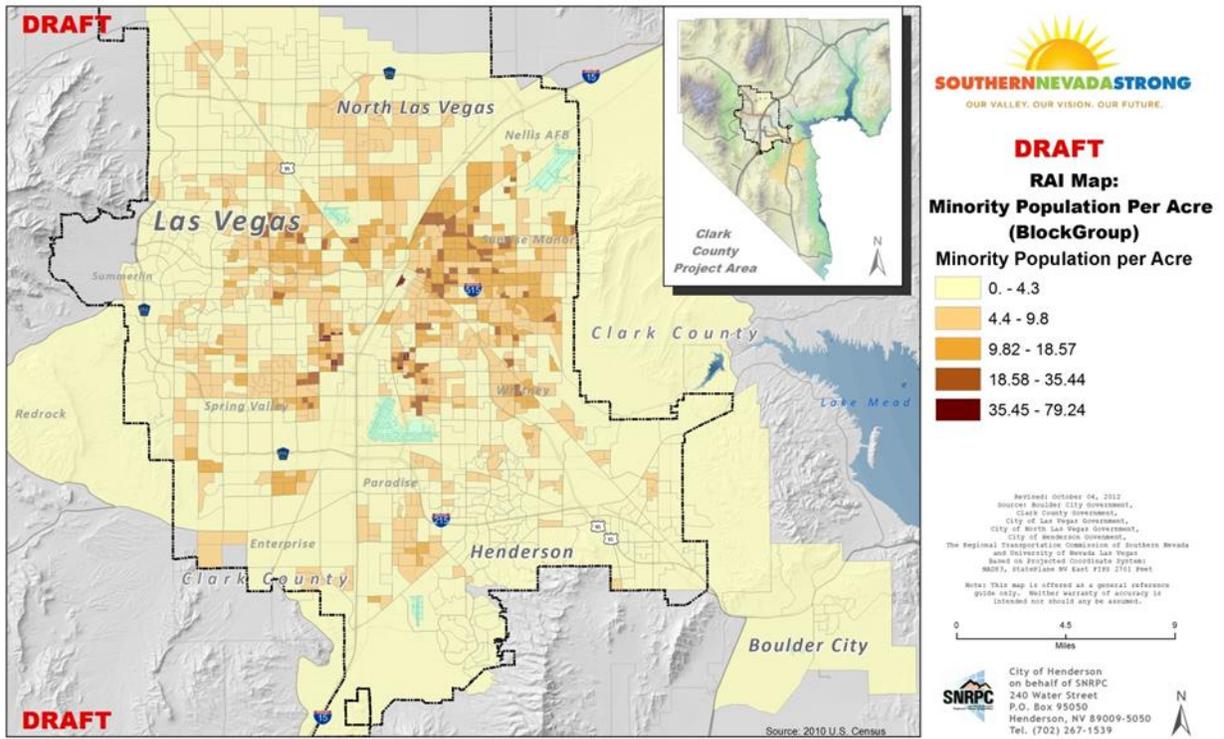
All needs have been described in previous sections. However, to reiterate, needs include housing rehabilitation assistance, homebuyer assistance, affordable housing, code enforcement, additional Housing Choice Vouchers and tenant-based rental assistance funding, a wide variety of public services, and additional jobs and job skills.

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

The City of Henderson's minority population has grown slightly between 2000 and 2012. As of 2012 the City of Henderson's population consisted of 80.1% Caucasian, 0.4% African-American, 7.4% Asian and 12.1% all other races. This has also increased from the 2010 census count which tallied Henderson's population to be 76.9% Caucasian, 5.1% African-American, 7.2% Asian, 6.0% all other races and 4.8% multi-races. About 14.9% of the population considered themselves to be of Hispanic/Latino origin.

Unlike many of the other jurisdictions in Southern Nevada, the City of Henderson does not have large concentrations of minority populations in specific areas or neighborhoods. As seen in the map below, the City of Henderson has areas that have a slightly higher minority population (4.4% - 9.8%), but

nothing significant enough to be considered a high concentration.



## NA-35 Public Housing – 91.205(b)

### Introduction

The Southern Nevada Regional Housing Authority (SNRHA) is the public housing and voucher agency for Clark County, Las Vegas, Henderson, North Las Vegas and Boulder City. SNRHA was created in 2010 as a consolidation of three different housing authorities within the Las Vegas Valley. They were created into one with the hopes of better serving the residents and of benefiting from a single management and funding system.

The SNRHA has an annual budget of \$137 million and has received approximately \$20 million in American Recovery and Reinvestment Act (ARRA) funds.

The SNRHA has a housing inventory which includes 19 conventional public housing developments. These units are owned and managed by the SNRHA. Of the 19 developments, 5 are designated senior developments, 5 are designated as elderly/disabled developments and 9 are designated as family developments. The SNRHA currently provides 2,870 public housing units to 7,606 residents under the conventional public housing program.

### Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	2,731	9,995	64	9,271	312	230	78

**Table 22 - Public Housing by Program Type**

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

Data Source: PIC (PIH Information Center)

## Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	0	10,350	12,552	10,322	12,605	10,410	10,851
Average length of stay	0	0	5	5	0	6	0	2
Average Household size	0	0	2	2	3	2	1	3
# Homeless at admission	0	0	3	9	0	5	0	4
# of Elderly Program Participants (>62)	0	0	981	1,863	7	1,749	72	7
# of Disabled Families	0	0	496	2,357	8	2,118	140	34
# of Families requesting accessibility features	0	0	2,731	9,995	64	9,271	312	230
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

**Table 23 – Characteristics of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

## Race of Residents

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	1,188	3,203	20	2,834	165	121	49
Black/African American	0	0	1,397	6,533	39	6,201	137	104	27
Asian	0	0	83	113	3	104	4	1	0
American Indian/Alaska Native	0	0	25	64	1	58	4	1	0
Pacific Islander	0	0	38	82	1	74	2	3	2
Other	0	0	0	0	0	0	0	0	0

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

**Table 24 – Race of Public Housing Residents by Program Type**

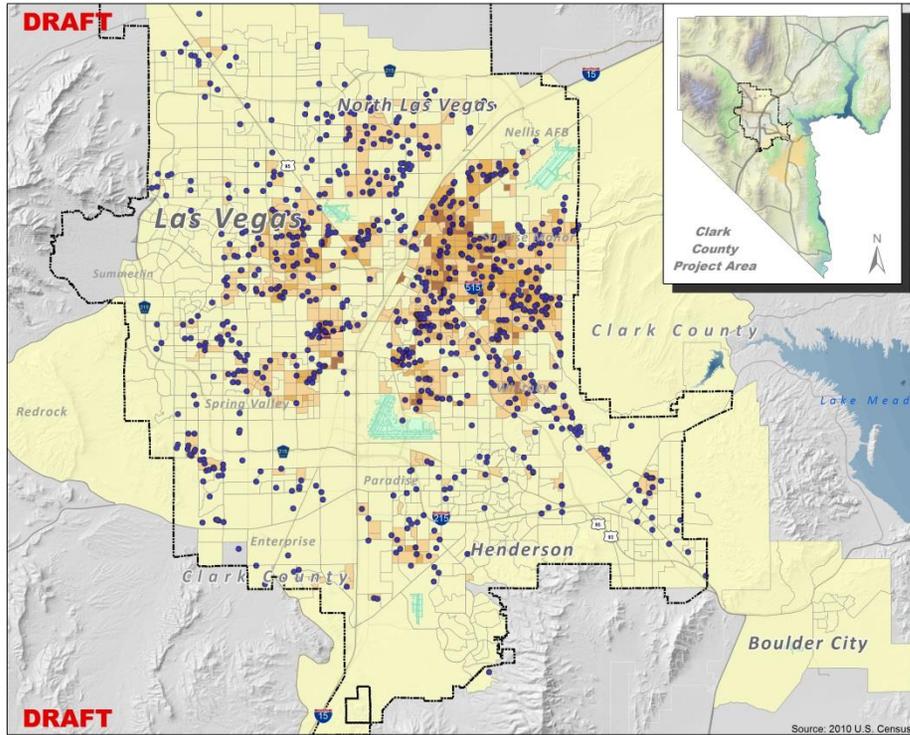
Data Source: PIC (PIH Information Center)

## Ethnicity of Residents

Ethnicity	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	542	1,073	14	997	23	23	10
Not Hispanic	0	0	2,189	8,922	50	8,274	289	207	68

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

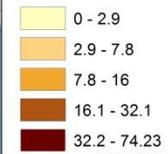
**Table 25 – Ethnicity of Public Housing Residents by Program Type**



**RAI Map:  
Hispanic or Latino  
Population Per Acre  
(BlockGroup)  
Hispanic Housing Vouchers**

- Hispanic Housing Voucher

**Hispanic or Latino per Acre**



Revised: October 04, 2012  
 Sources: Boulder City Government,  
 Clark County Government,  
 City of Las Vegas Government,  
 City of North Las Vegas Government,  
 City of Henderson Government,  
 The Regional Transportation Commission of Southern Nevada  
 and University of Nevada Las Vegas  
 Based on Projected Coordinate System:  
 8000's, StatePlane NV East, FIPS 7501 Feet  
 Note: This map is offered as a general reference  
 guide only. No other warranty of accuracy is  
 intended nor should any be assumed.



**SNRPC**  
 City of Henderson  
 on behalf of SNRPC  
 240 Water Street  
 P.O. Box 95050  
 Henderson, NV 89009-5050  
 Tel. (702) 267-1539

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

There are 82 families with disabilities on the Housing Choice Voucher waiting list, which is 10% of the households on the list. The waiting list is closed and has been for 7 years. There are 998 families with disabilities on the Public Housing waiting list. This is 27.1% of households on the list. The waiting list is closed and has been for 6 months. These households need access to transportation, supportive services for their disabled household member, food assistance, education opportunities and access to other mainstream programs.

Many of the tenants of public housing, as well as applicants on the waiting list for public housing, are not able to afford market rates in the rental housing market. This is why the SNRHA also administers some 10,094 Housing Choice Vouchers (also known as Section 8) that allow families to rent in the private market and receive a subsidy towards their rent. This is a Federal program for assisting low- and very low-income families, the elderly, and the disabled to afford decent, safe and sanitary housing in the private market. With this assistance, residents are able to pay approximately 30-40% of their annual adjusted income toward rent, while the SNRHA pays the remainder. The SNRHA helps provide housing to approximately 38,000 people under this program.

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

The Southern Nevada Regional Housing Authority provides housing and supportive services to the very low-income, especially those at 30% AMI and below. Their most immediate needs include transportation, access to other mainstream programs, job training, additional education, food assistance, health care, and child care assistance.

The SNRHA maintains another 1,024 affordable housing units which includes a multitude of scattered site properties under the Neighborhood Stabilization Program (NSP1). The affordable housing program was developed by HUD to provide residents struggling with the current economy with an affordable home in which to reside. The rents are a flat fee and set by the individual community, and do not fluctuate based on income. The rents are typically between 30-40% below market. Affordable housing is available to all residents whom qualify, and each individual community has different qualifying criteria.

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

Clark County as a whole has a deficit of housing affordable to lower-income households. More than one-fifth of Clark County's households are unable to afford the cost of renting a studio apartment (\$691). About one-third of Clark County's households are unable to afford the cost of a one-bedroom unit (\$864). These findings are consistent with the fact that more than half of Clark County's renters are cost-burdened. Just like the tenants of public housing, about 53% of all Clark County households are cost burdened (i.e., pay more than 30% of their gross income for housing costs). Within the City of Henderson between the years of 2000 and 2011, the City increased its population of cost burdened household by 21%.

The needs of public housing and housing choice voucher holders mirror those of the population at large as cost burden appears to be the major problem with most low- and moderate-income households.

### **Discussion**

The majority of existing affordable rental housing in the HCP Consortium is affordable to those with incomes between 51% and 80% of AMI. There are 2,731 public housing units and 9,995 publicly assisted households in Clark County with lengthy waiting lists for both programs. These facts indicate the need for the production of more affordable rental units for those with incomes below 50% of AMI.

## NA-40 Homeless Needs Assessment – 91.205(c)

### Introduction:

The City of Henderson is an active member of the regional Continuum of Care. Each year the City of Henderson participates in activities and efforts to reduce homelessness and prevent homelessness, not only in the City of Henderson but in Southern Nevada. According to the most recent homeless census and survey report submitted by the Southern Nevada Regional Planning Coalition (SNRPC), the most frequently cited cause of homelessness is the widening gap between income and cost of housing; a problem that is perpetuated by limited amounts of housing assistance. Other factors, such as mental illness, chronic health conditions, substance abuse, and the debilitating effects of trauma, also contribute to creating a constellation of factors that are responsible for the presence of homelessness. Efforts are underway, however, to increase the amount and efficacy of relief extended to those experiencing homelessness and to those who are at risk of becoming homeless.

The Southern Nevada Regional Planning Coalition (SNRPC) and its Committee on Homelessness (CoH) are responsible for implementation and evaluation of the *Help Hope Home Plan to End Homelessness*. An updated gaps analysis was conducted in 2013 to help identify the needs of homeless households and develop a regional response. Coordination of the resultant plan is provided by the Regional Initiatives Office (formerly the Office of the Regional Homeless Coordinator). The local Continuum of Care (CoC) process is managed by the Regional Initiatives Office (RIO), the Southern Nevada collaborative applicant in charge of submitting a joint funding application on behalf of all applicants dedicated to serving the homeless in Clark County. Homeless needs are identified through regular meetings of the CoH and CoC Evaluation Working Group (EWG), the Point in Time (PIT) Count, and regular communication between outreach workers, the emergency shelters and supportive housing programs.

### 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				
Persons in Households with Adult(s) and Child(ren)	0	1,091	4,256	1,875	0	0
Persons in Households with Only Children	742	25	2,989	1,279	3,521	0

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				
Persons in Households with Only Adults	4,726	2,833	29,473	4,882	6,897	0
Chronically Homeless Individuals	724	36	2,963	253	841	0
Chronically Homeless Families	0	1	4	4	1	0
Veterans	797	440	4,823	1,447	1,368	0
Unaccompanied Child	742	25	2,989	1,279	849	0
Persons with HIV	57	5	242	0	69	0

**Table 26 - Homeless Needs Assessment**

**Data Source Comments:** Southern Nevada Continuum of Care

Indicate if the homeless population is: Has No Rural Homeless

**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):**

It is estimated that 36,718 members of the Southern Nevada population experience homelessness annually. The annual estimate of homelessness in Southern Nevada represents approximately 1.9% of the total population of Southern Nevada.

**Nature and Extent of Homelessness: (Optional)**

<b>Race:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
White	1,887	3,055
Black or African American	1,894	2,059
Asian	99	85
American Indian or Alaska Native	32	158
Pacific Islander	46	65
<b>Ethnicity:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
Hispanic	542	65
Not Hispanic	425	810

**Data Source**

**Comments:**

Data source: The Southern Nevada Regional Planning Coalition (SNRPC)

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

According to the 2014 homeless survey report submitted by the Southern Nevada Regional Planning Coalition (SNRPC), 41.8% of homeless individuals reported having children, including adult children. Of those respondents, 17.8% indicated that their children were currently residing with them. Of those children, ages 5 - 17 years old, 66.4% were reported to be in school. Below is a table indicating the breakdown of children by age residing in homeless families.

Of the homeless respondents who were surveyed who stated that they had children, 8.9% indicated that those children (one or more) were in foster care. This is a 4.1% increase from 2013.

Age Group & Number of Children	2013 %	2014 %	2013-2014 Percent Change
<b>0-5 Years Old</b>			
1 Child	66.7%	58.4%	-8.3%
2 Children	24.6%	24.8%	0.2%
3 Children	7.3%	8.9%	1.6%
4+ Children	1.5%	7.9%	6.4%
<b>6-12 Years Old</b>			
1 Child	64.7%	62.8%	-1.9%
2 Children	26.5%	22.1%	-4.4%
3 Children	4.4%	10.5%	6.1%
4+ Children	4.4%	4.7%	0.3%
<b>13-17 Years Old</b>			
1 Child	63.6%	64.5%	0.9%
2 Children	27.3%	27.4%	0.1%
3 Children	5.5%	4.8%	-0.7%
4+ Children	3.6%	3.2%	-0.4%
<b>18+ Years Old</b>			
1 Child	34.6%	35.0%	0.4%
2 Children	34.6%	30.0%	-4.6%
3 Children	14.9%	16.0%	1.1%
4+ Children	15.9%	19.0%	3.1%

N: 2013 - 0-5=69; 6-12=68; 13-17=55;18+= 208; 2014 - 0-5=101; 6-12=86; 13-17=62;18+= 200

Source:

Bitfocus Inc., (2013, 2014), 2013 & 2014 Southern Nevada Homeless Survey, Las Vegas, NV.

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

The most recent surveys conducted in Southern Nevada (years 2013 and 2014) have shown that individual homeless persons are more likely to be white males over the age of 30. In 2013, 73.8% of the Southern Nevada survey respondents indicated they were of male gender, and 43.3% of 2013 survey respondents identified their racial/ethnic group as White/Caucasian. Similarly, 71.4% of the 2014 respondents identified themselves as male gender, and 47.3% identified themselves as White/Caucasian. Black/African American households are overly represented in the homeless population; they are 9.8% of the overall population but 39.4% of the homeless population.

It should be noted that prior to 2014, HUD required CoCs to report race, ethnicity, and gender data separately for all persons surveyed. However, per HUD, race and ethnicity data were collected using separate survey questions. However, in the 2014 Southern Nevada Homeless Survey, the majority of survey respondents were not aware of the difference between “race” and “ethnicity”, and the survey results reflect this. While 885 respondents provided a response to the race question (Which racial group do you identify with the most?), only 351 respondents provided a response to the ethnicity question

(Which ethnic group do you identify with the most?). This must be taken into account when reviewing data for race and ethnicity for the year 2014.

- 47.3% of survey respondents identified their racial group as White/Caucasian.
- 39.4% of respondents identified their racial group as Black/African American.
- 1.6% of respondents identified their racial group as American Indian/Alaskan Native.
- 2.5% of respondents identified their racial group as Asian/Pacific Islander
- 9.2% of respondents identified their racial group as Other/Multi-Racial.

30.2% of respondents identified their ethnic group as Hispanic/Latino

### **Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**

Extensive information on the nature and extent of homelessness is available in detail in the *2014 Southern Nevada Homeless Census and Survey*, available on the HELPHOPEHOME.ORG website. The following description of the nature and extent of unsheltered and sheltered homeless households is pulled directly from the census and survey, and focuses on a small proportion of the information available.

The 2014 Southern Nevada PIT Count indicates that between 2013 and 2014, the total amount of homeless persons increased from 7,355 to 9,417, respectively. The amount of unsheltered homeless persons, including the hidden homeless population, increased from 4,435 to 5,468, respectively, during this time period. It is estimated that 36,718 members of the Southern Nevada population experience homelessness annually. The annual estimate of homelessness in Southern Nevada represents approximately 1.9% of the total population of Southern Nevada. Some of the most important findings are outlined here:

- 58.0% of homeless persons in Southern Nevada were unsheltered.
- 36.1% of the unsheltered population was considered “hidden” homeless, and the remaining 63.9% were classified as “street” homeless.
- 41.9% of the persons enumerated in the PIT Count were in sheltered facilities.
- 27.8% of survey respondents were between the ages of 51 and 60.
- 9.6% of respondents were between the ages of 18 and 21, which more than doubles the amount of homeless persons in this category in 2013 (4.7%).
- 73.9% reported living in Southern Nevada when they most recently became homeless.
- 50.1% survey respondents cited job loss as the primary cause of their homelessness, making it the primary cause of homelessness for the majority of this population.
- 45.8% of survey respondents reported that they were homeless for the first time.
- 38.3% of survey respondents reported that they had been homeless four or more times in the last three years.

- 41.1% of the 2014 survey respondents reported that they had been homeless for a year or more since their last housing situation; this is one criterion included in the HUD definition of chronic homelessness.
- 43.9% reported that they were renting a home or apartment prior to becoming homeless.
- No Transportation was the leading barrier to obtaining employment (27.4%), closely followed by No Permanent Address (23.4%).
- The most commonly used service/assistance was Free Meals (41.2%).
- 916 persons of the unsheltered (street) population was found to be living in cars/vans/RVs, abandoned buildings, encampments, and parks.
- 28.5% of homeless respondents indicated that since they most recently became homeless, they had needed medical care but had been unable to receive it.
- 6.6% of survey respondents reported they were incarcerated immediately before becoming homeless this time
- The majority (74.8%) of survey respondents had spent no nights in jail or prison during the 12 months prior to the survey.

**Discussion:**

The increase in youth homelessness from 2013 to 2014 is a matter of concern for the community and will need to be addressed. Homeless individuals and families need better access to mainstream programs, medical care, re-entry assistance, transportation assistance, and housing. With 45.8% reporting that they are first time homeless and 43.9% report being housed prior to their homelessness, Southern Nevada needs to expand opportunities to prevent homelessness, keeping families stable and ultimately saving taxpayer money.

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

### **Introduction:**

The special needs population includes elderly and frail elderly, persons with disabilities, persons with alcohol and other addictions, persons diagnosed with AIDS and related diseases, and public housing residents. Self-sufficiency is not a realistic goal for certain segments of the special needs population due to age and/or need for services. These households need permanent housing with supportive services, assisted living, transportation, medical services, treatment options and many other social service supports.

There are consistent patterns between the special needs population and the increased risk for homelessness because of lack of adequate housing facilities. The access to mainstream resources for these populations has a well-defined intake system. The main issue is one of capacity and adequate funding. There is a paucity of services for people with addictions.

### **Describe the characteristics of special needs populations in your community:**

There is a large percentage (over 15%) of residents with disability status in the eastern portion of the City living to the east and west of Boulder Highway, south of Lake Mead Parkway. There is another census tract along Boulder Highway to the north of Lake Mead Parkway, and an additional one in the southwest section of the City in the Anthem area, which has an age restricted community of senior residents. Overall, 2012 the American Community Survey ACS 1-year estimates show that 11.1% of Henderson's population has a disability, which has grown from 8.1% in 2000.

Henderson has several census tracts with very low household incomes. These areas are the neighborhoods to the southwest of the intersection of Boulder Highway and Lake Mead Parkway and to the northeast of that same intersection. The 2012 ACS 1-year estimate for median household income for Henderson was \$61,404, which has increased from \$55,949 in 2000.

Additionally, the City has several census tracts in the eastern portion of the City where more than 20% of the population is 150% or more below poverty. Some (again surrounding the intersection of Lake Mead Parkway and Boulder Highway) are higher than 30% of the population. These same areas have the largest percentage of female-headed households with children for the City as seen in the map below. The 2012 ACS 1-year estimates are that 8.8% of Henderson residents are living below the poverty level. This number has increased from 5.6% in 2000. Based on 2010 Census data, 7% of Henderson households are female-headed with children.

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

The housing and supportive service needs of these populations include a lack of affordable, permanent housing. Another need is employment that pays a living wage. Special needs populations typically work

with a case manager or other staff with a service agency, who will help to coordinate housing and services. They do not provide this assistance in a service delivery system, where cooperation is a long standing value.

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

According to a report submitted by the Southern Nevada Health District there is a total of 191 individuals who have been diagnosed with AIDS and a total of 295 individuals that have been diagnosed with HIV between January 2014 and December 2014. Of the 486 individuals that have been diagnosed with either HIV or AIDS, only 15 of those individuals passed away during the year, which means our HIV and AIDS population is receiving the healthcare and services they need to live active full lives.

The City of Henderson does not receive HOPWA funding to provide housing for individuals living with AIDS and HIV. However, other jurisdictions close to the City of Henderson do receive these funds and offer housing options for these individuals and their families.

**Discussion:**

City of Henderson continues to look into ways that will benefit our special needs populations. Our elderly population of residents age 65 and older makes up around 12% of our total population. Within our County, the City of Henderson has a slightly older median age than the rest of the County. Programs being considered to assist our aging community by improving affordability and accessibility are possibly providing property tax relief programs for low-income older homeowners, increasing access to retrofit through deferred loans and grant programs, connecting residents to services to help them age in place and avoid hospitalization and/or nursing home care, and continuing our support in developing and maintaining affordable housing options.

As with our elderly population, many of our special needs population would greatly benefit from additional affordable housing. The City of Henderson will continue to look for ways to increase our affordable housing stock for our special needs residents as well as our low- to moderate-income residents.

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

### **Describe the jurisdiction’s need for Public Facilities:**

According to the Regional Analysis of Impediments provided by Southern Nevada Strong, many of our lower income neighborhoods are located in what they refer to as a “food desert”. This means that the proximity of the neighborhoods to grocery stores and other food sources are more than a mile away, and considering that many of the individuals living in this neighborhood rely on public transportation that does not run frequently in residential areas, it makes it difficult for these residents to meet their basic needs.

### **How were these needs determined?**

Southern Nevada Strong conducted a regional survey of conditions at each of the opportunity sites using an online community engagement platform called Metroquest. In total over 400 people provided comments.

### **Describe the jurisdiction’s need for Public Improvements:**

According to the Regional Analysis of Impediments provided by Southern Nevada Strong, within the Boulder Highway Opportunity Site, which is a CDBG-eligible census tract, pedestrian safety was a recurring theme, with incomplete sidewalks, limited crosswalks with short signal times, frequent jaywalking, and issues where pedestrians are often trapped at the median between traffic flows.

Citizens in the area stated that they would like to see improvements to the area’s transportation infrastructure to support more active uses along the corridor, including investments in improvements to the right-of-way by the City of Henderson.

Citizens also stated that they would like to see new multi-use paths, dedicated bike lanes, and sidewalks connect the site to surrounding neighborhoods and developments. New neighborhood pedestrian/bike connections provide increased connectivity for residents in the older neighborhoods to new amenities at the site. Shared bike/bus lanes along Boulder Highway help to calm the highway and provide a more functional rapid transit corridor.

### **How were these needs determined?**

UNLV students conducted interviews with people who live, work and commute through the Boulder Highway Corridor about the challenges on the corridor.

**Describe the jurisdiction's need for Public Services:**

Many of the services that are needed by residents of the City of Henderson can be better provided by non-profit organizations that specialize in that particular field. Organizations like SAFE House are better equipped to serve victims of domestic violence. Organizations like Nevada Partners are better equipped to help our residents find employment. Organizations like Southern Nevada Public Television are better equipped to provide job training services to our residents. Organizations like the Anson Foundation are better equipped to provide tutoring and educational enrichment to our students.

Many of the resources that our low-income citizens need to exit out of poverty are provided through and by public service funding to non-profit organizations.

**How were these needs determined?**

Surveys were sent to over 200 clients of public service funded non-profit programs.

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

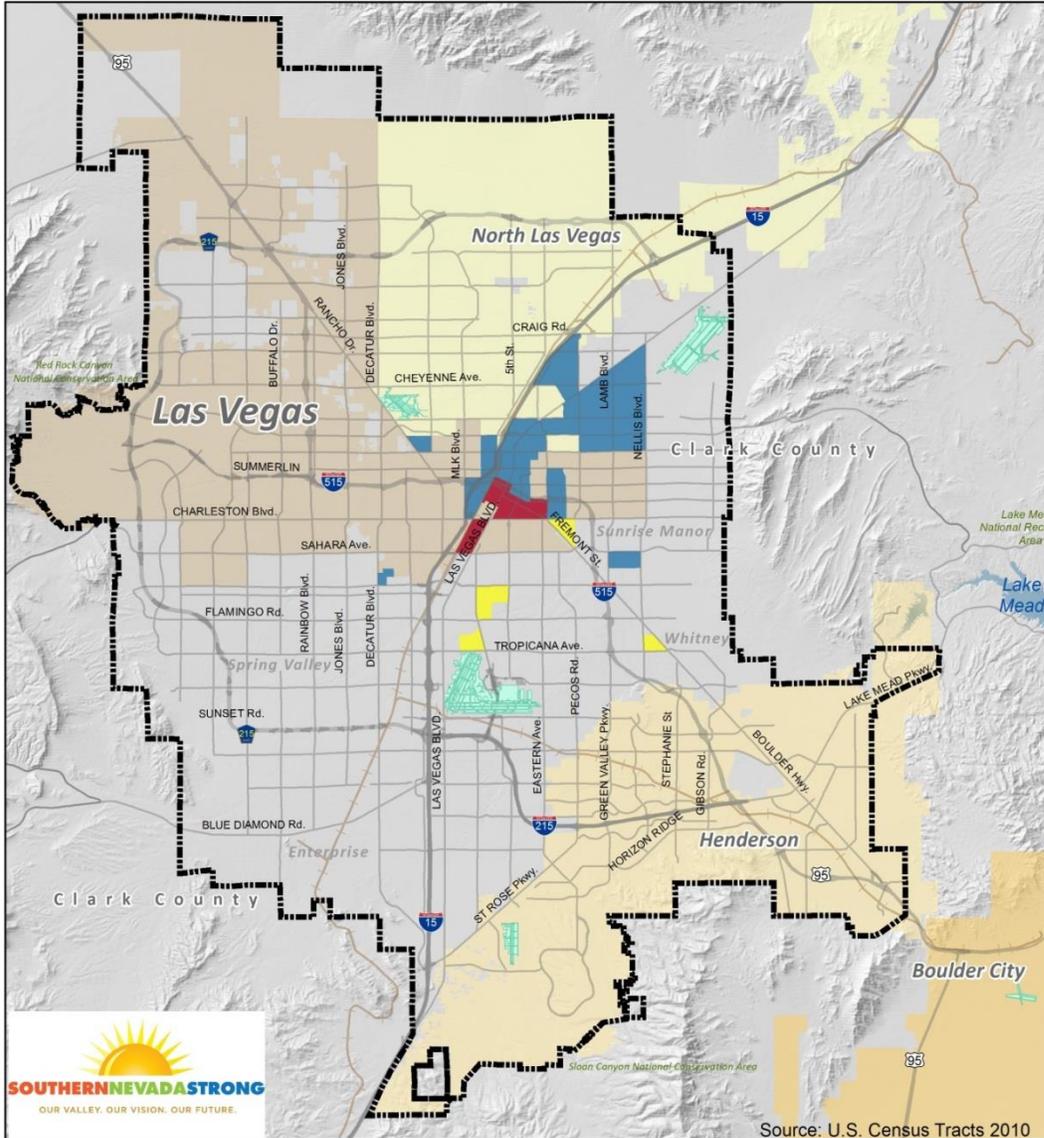
Residential choice means the choice of both a housing *location* and a housing *type*. Factors relating to location include affordability of the neighborhood (housing stock plus cost of living), travel times (to work, shopping, recreation, education), neighborhood characteristics, quality of public services (especially, for many families, schools), and tax rates. Housing type comprises many attributes, the most important of which are structure type (e.g., single-family, multi-family) and size, lot size, quality and age, price, and tenure (own/rent).

Because it is impossible to maximize all these services and simultaneously minimize costs, households must, and do, make tradeoffs. What they can get for their money is influenced by both economic forces and government policy. Different households will value what they can get differently. They will have different preferences, which in turn are a function of many factors like income, age of the head of the household, number of people and children in the household, number of workers and job locations, number of automobiles, and so on.

It is important to analyze different kinds of community assets and whether neighborhoods across the Southern Nevada region have equal access to those assets as well as an equal quality of assets.

The following Social Indicator Map shows the compilation of four social indicators as described by 2010 Census figures for Southern Nevada: percentage of minority population, percentage of population with no vehicle, percentage of population below the poverty level, and percentage of population with a high school degree or less. These social indicators are used by SANDOG methodology, as indicators of social vulnerability. The greater the number of social indicators, the greater the neighborhood vulnerability, especially as related to community assets. The areas in the map in blue and red would be the areas of greatest social and economic susceptibility in the Southern Nevada region.

# Social Indicator Map



## Social Indicator Map

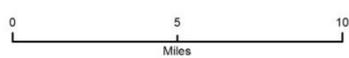
- Four Composite Indicators
- Three Composite Indicators
- Two Composite Indicators

50% or more Minority Population is the baseline for analyzing Composite Indicators. Approach based on the SANDAG methodology

**2010 CensusTracts data  
Social Indicator Map**

- 1) 50% or more Minority Population
- 2) % Population w/ No Vehicle
- 3) 150% Below Poverty
- 4) % High School Grad or Less (50% and more)

Revised October 04, 2012  
Source: Boulder City Government, Clark County Government, City of Las Vegas Government, City of North Las Vegas Government, City of Henderson Government, The Regional Transportation Commission of Southern Nevada and The University of Nevada Las Vegas Based on Projected Coordinate System: NAD83, StatePlane NV East FIPS 2701 Feet  
Note: This map is offered as a general reference guide only. Neither warranty of accuracy is intended nor should any be assumed.



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

### Introduction

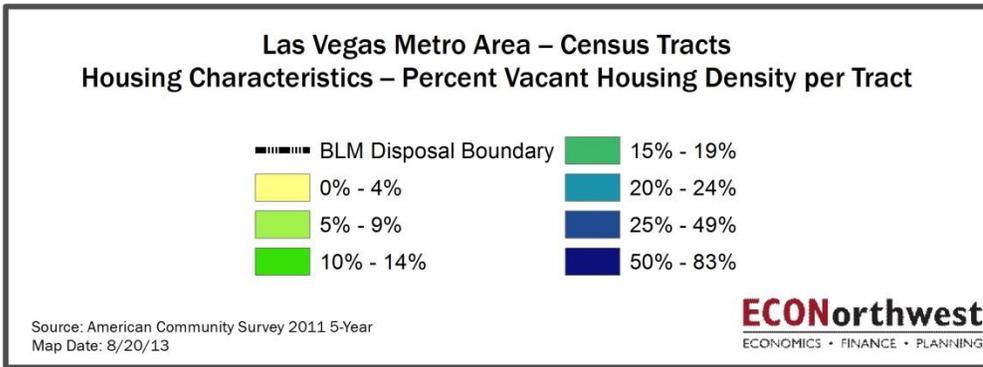
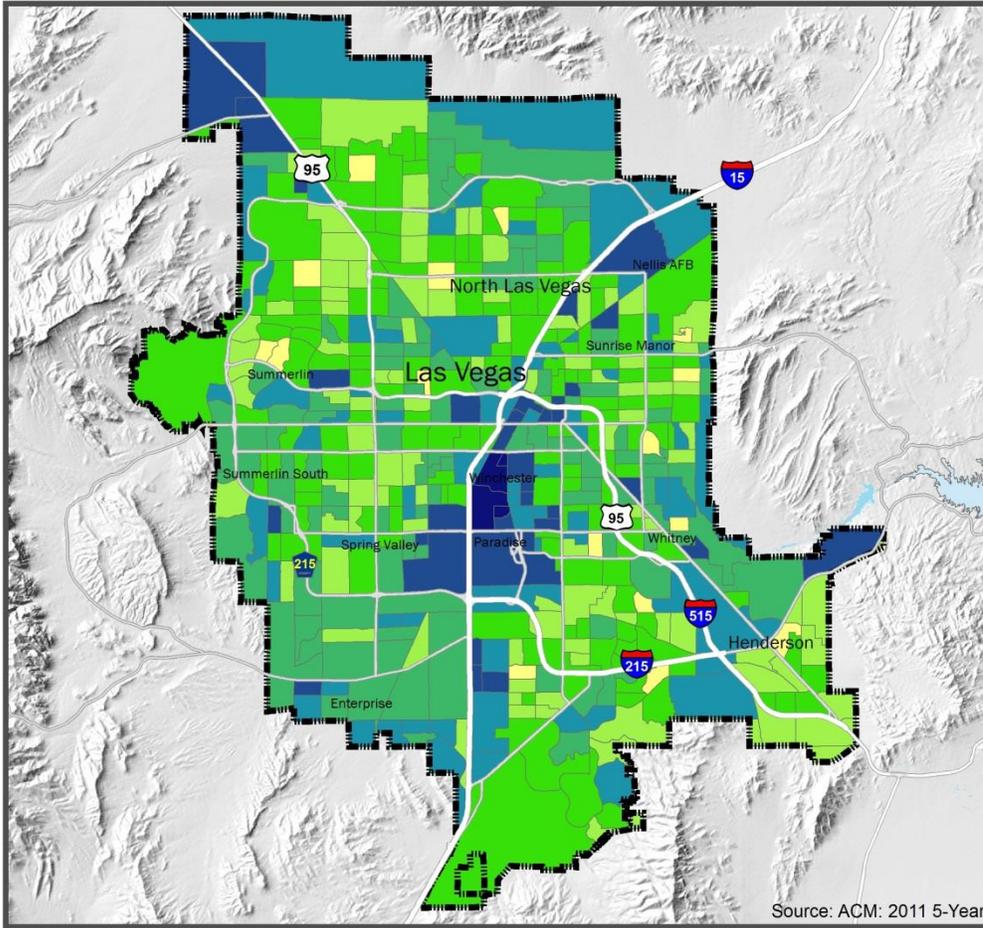
There was exposure to neighborhood decline with an increase in unit vacancies in Southern Nevada from 2010-2012. The percent of vacant units in Southern Nevada is higher than the United States as a whole. In 2012, 17% of housing units were vacant, compared with 13% nationally in 2010. The majority of vacant units were condominiums (18%), followed by apartments (13%), townhouses (12%), and single-family units (11%). The map below shows where the largest concentration of vacant housing exists. The substantial number of vacant units is concerning, as vacant units become vandalized or dilapidated, attract crime, contribute to neighborhood decline, and pose a threat to public safety. Additionally, the cost burden of inspecting vacant units and mitigating unsafe conditions falls on local governments, which are already overburdened. Data from UNLV identifies nine zip codes in metropolitan Clark County that are at critically high risk for housing-related health hazards. Most of these fall under already identified vulnerable areas.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	79,503	70%
1-unit, attached structure	7,334	7%
2-4 units	5,881	5%
5-19 units	14,185	13%
20 or more units	4,239	4%
Mobile Home, boat, RV, van, etc	1,684	1%
<b>Total</b>	<b>112,826</b>	<b>100%</b>

**Table 27 – Residential Properties by Unit Number**

Data Source: 2007-2011 ACS



**Map of Vacancies**

**Unit Size by Tenure**

	Owners		Renters	
	Number	%	Number	%
No bedroom	178	0%	817	2%

	Owners		Renters	
	Number	%	Number	%
1 bedroom	642	1%	5,843	18%
2 bedrooms	12,645	19%	12,490	38%
3 or more bedrooms	53,194	80%	13,650	42%
<b>Total</b>	<b>66,659</b>	<b>100%</b>	<b>32,800</b>	<b>100%</b>

Table 28 – Unit Size by Tenure

Data Source: 2007-2011 ACS

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

In the City of Henderson, there are three properties owned and operated by the Southern Nevada Regional Housing Authority (SNRHA) and quite a few residents that occupy housing through the Section 8/Housing Choice Vouchers. The City of Henderson also utilizes HOME funds to help create affordable housing in various private-owned developments.

In Southern Nevada the SNRHA currently provides 2,870 public housing units to 7,606 residents under the conventional public housing program. SNRHA also administers some 10,094 Housing Choice Vouchers (also known as Section 8) that allow families to rent in the private market and receive a subsidy towards their rent. This is a federal program for assisting low- and very low-income families, the elderly, and the disabled to afford decent, safe and sanitary housing in the private market. With this assistance, residents are able to pay approximately 30-40% of their annual adjusted income toward rent, while the SNRHA pays the remainder. The SNRHA helps provide housing to approximately 38,000 people under this program.

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

The City of Henderson is not currently anticipating seeing any loss of affordable housing inventory within the next five years.

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

Many Southern Nevadans express concern regarding the low quality of education at all levels in the region. These opinions ran on a spectrum from “atrocious” to “we need to do a better job.” Clark County’s high school graduation rates are much lower than the national average, at 62% in 2014, compared with 80% nationally. Students score low in national reading and math assessments. Many neighborhoods lack basic connectivity for children to safely access schools and social services and for residents to access services and jobs without a car. At the same time, college dropout rates also are high and the region has low educational attainment. These numbers are exacerbated in are low- to moderate-income areas. About a quarter of children live in households with annual household incomes that fall below the federal poverty line.

## **Describe the need for specific types of housing:**

Single-family detached housing accounts for the majority of housing in Clark County. In 2011, the majority (61%) of the owner-occupied housing stock in Clark County was single-family detached homes. In fact, 85% of owner-occupied homes were single-family, with 64% of this group made up of two or three bedroom structures. The share of single-family detached housing increased from 59% to 64% between 2000 and 2011. The share of attached housing in Clark County decreased by 4% over the same period.

In 2011, about two-thirds of renters lived in attached housing and one-third in single-family detached housing. Since 2000, rental of single-family housing increased, from 19% to 35% of rental units in 2011.

As you can see, within our jurisdiction and our region as a whole, we have a shortage of a variety of housing choices. The vast majority of our housing stock is single-family housing, which makes it difficult for low- to moderate-income families to find affordable housing. Our jurisdiction, as well as our region, is in need of more mixed-use properties, such as townhomes, condos and apartments, located either attached to or incorporated in commercial and industrial use areas that provide more efficient public transportation and employment opportunities for our low- to moderate-income individuals and families.

## **Discussion**

Residential choice means the choice of both a housing *location* and a housing *type*. Factors relating to location include affordability of the neighborhood (housing stock plus cost of living), travel times (to work, shopping, recreation, education), neighborhood characteristics, quality of public services (especially, for many families, schools), and tax rates. Housing type comprises many attributes, the most important of which are structure type (e.g., single-family, multi-family) and size, lot size, quality and age, price, and tenure (own/rent).

Because it is impossible to maximize all these services and simultaneously minimize costs, households must, and do, make tradeoffs. What they can get for their money is influenced by both economic forces and government policy. Different households will value what they can get differently. They will have different preferences, which in turn are a function of many factors like income, age of the head of the household, number of people and children in the household, number of workers and job locations, number of automobiles, and so on.

It is important to analyze different kinds of community assets and whether neighborhoods across the Southern Nevada region have equal access to those assets as well as an equal quality of assets.

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

### Introduction

Housing prices in Clark County changed rapidly between 2003 and 2009. The graph below shows that Clark County's housing prices increased gradually between 1987 and 2003. Between 2003 and late 2006, housing prices more than doubled. This change in price is consistent with other large urban housing markets in the U.S.

Starting in 2006, Clark County's housing prices decreased by more than half. Prices peaked in April 2006, then dropped to the price levels that we saw in 1996, and then the market bottomed out in January 2012. The price decrease in Clark County was substantially larger than in other large urban housing markets in the U.S.

Housing prices stabilized in 2010, then decreased in 2011 before bottoming out in early 2012. Prices have been consistently increasing (seasonally adjusted) starting in February 2012.

### Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	151,400	275,800	82%
Median Contract Rent	779	1,031	32%

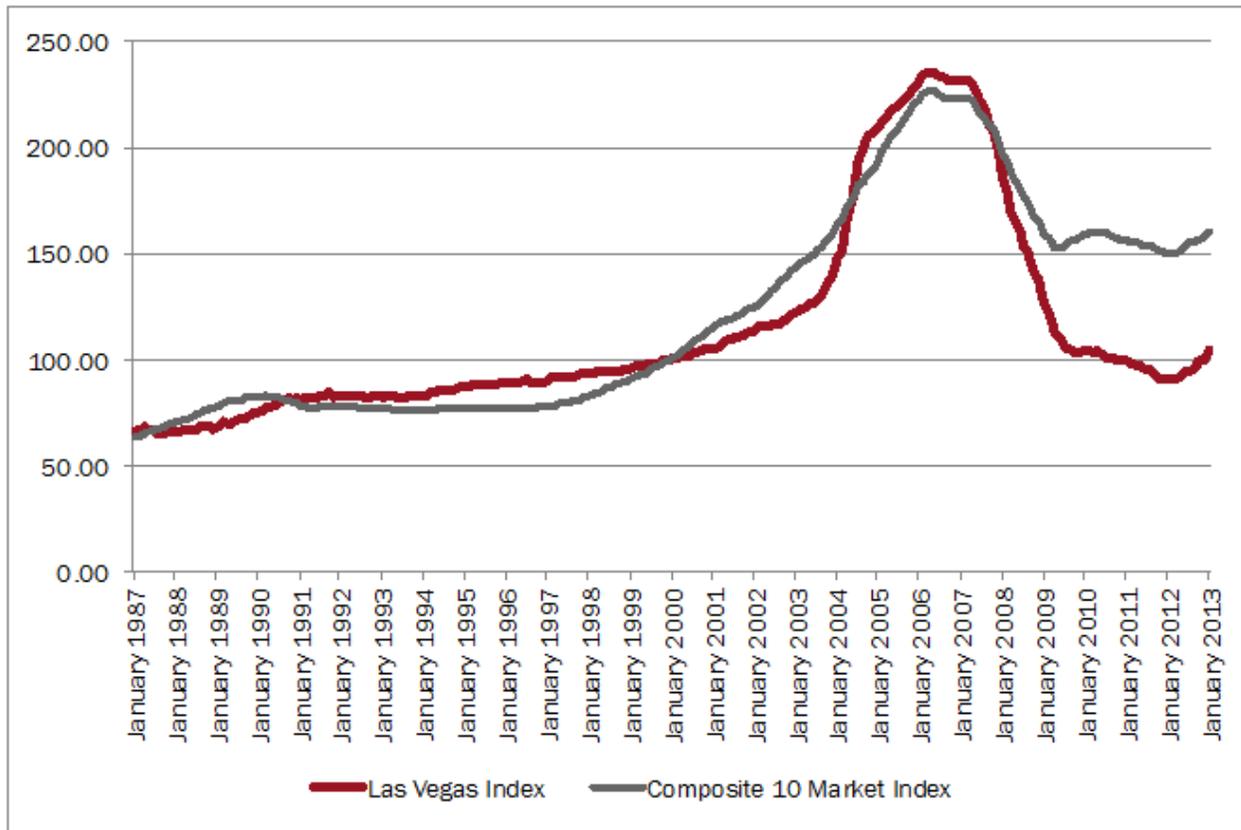
Table 29 – Cost of Housing

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	2,362	7.2%
\$500-999	13,574	41.4%
\$1,000-1,499	13,222	40.3%
\$1,500-1,999	2,397	7.3%
\$2,000 or more	1,245	3.8%
<b>Total</b>	<b>32,800</b>	<b>100.0%</b>

Table 30 - Rent Paid

Data Source: 2007-2011 ACS



**Housing cost from 1987 to 2013**

**Housing Affordability**

% Units affordable to Households earning	Renter	Owner
30% HAMFI	690	No Data
50% HAMFI	2,025	1,120
80% HAMFI	9,885	5,350
100% HAMFI	No Data	9,320
<b>Total</b>	<b>12,600</b>	<b>15,790</b>

**Table 31 – Housing Affordability**

Data Source: 2007-2011 CHAS

**Monthly Rent**

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	691	864	1,064	1,568	1,861
High HOME Rent	650	785	944	1,082	1,188
Low HOME Rent	577	618	742	858	957

**Table 32 – Monthly Rent**

Data Source: HUD FMR and HOME Rents

## **Is there sufficient housing for households at all income levels?**

An individual making minimum wage at \$8.25 an hour will make an average of \$17,160 a year before taxes. If that individual was to only spend 30% of their monthly income on housing expenses, then that individual would only pay \$429 a month in rent. Only 7% of all rental contracts are under \$500 a month. This means that the majority of our extremely low- and low-income individuals and families are required to pay 40% to 50% of their gross monthly income for housing. In contrast, 41% of the rental contracts are between \$500 and \$999 a month and 40% of rental contracts are between \$1000 and \$1499 a month. This means that 81% of the rental market is geared towards moderate and above income individuals and families.

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

As in most places, affordable housing is linked to the housing market. As you can see from the data above, as median home values increase so does median contract rents. Since Nevada was one of the hardest hit states during the recession and housing crisis, it has taken us longer to bounce back. Even though housing prices are on the rise, forecasters are stating that the seven-year adjustable-rate mortgages (ARMs) that many homeowners have are about to reset. This could cause another small wave of foreclosures in the Southern Nevada area.

Foreclosure activity has decreased over the last year; the trend, however, appears to be reversing based on the most recent data:

- Notice of foreclosure sales were down 39% year over year from February 2012. However, notices of default were up 102% during the same period. Notices of default are the leading indicator for notice of sales, so it is likely that this number will increase in 2013.
- Pre-foreclosures increased 11% from January to February 2013. This is indicative of the trend of increasing notice of sales. There were 0.8 foreclosure cancellations for every sale (third party or back to the bank). Since February 2012 the ratio has dropped by 13% to 0.67 cancellations per sale.
- The combination of fewer cancellations and increasing pre-foreclosures will likely lead to an increase in the number of foreclosures in 2013.
- Bank owned properties (REOs) decreased 50% in the past year. As the numbers of REOs decrease, the market will stabilize as the supply of low priced inventory decreases.



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

HOME subsidized rental units have become very important in creating and maintaining affordable housing for extremely low- and low-income residents. Fair market rent for a one-bedroom unit is \$864. Currently high HOME rents are \$785 and low HOME rents are \$618 a month. As stated earlier in this section, an individual making minimum wage would be forced to pay over 60% of their monthly income towards their housing expenses if paying fair market rent rates.

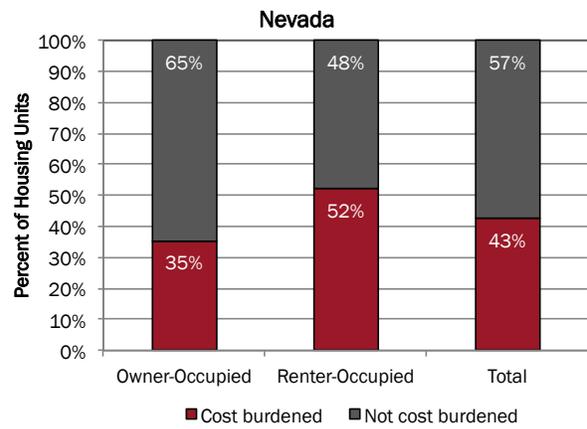
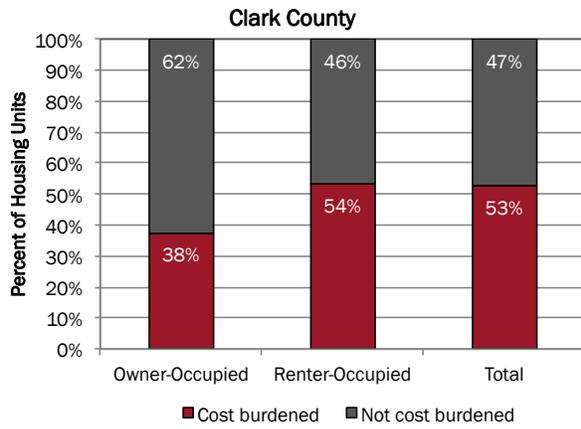
This information has impacted our strategy to preserve affordable housing greatly. The City of Henderson will continue to work with CHDOs, as well as other developers, to preserve the current affordable housing stock and aggressively work towards creating new affordable housing.

**Discussion**

Renter households are the most likely to be cost-burdened.

- About 53% of all Clark County households are cost-burdened (i.e., pay more than 30% of their gross income for housing costs), with 54% of renter-households and 38% of owner-households being cost-burdened.
- In comparison, 43% of all households in Nevada are cost burdened, with 52% of renter-households and 35% of owner-households being cost-burdened.

The graph below shows the difference between cost burden for Nevada and Clark County. Cost burden is a measure of housing affordability, based on the HUD standard that says that housing is affordable if it costs no more than 30% of a household’s gross income.



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

### Introduction

Single-family detached housing accounts for the majority of housing in Clark County. In 2011, the majority (61%) of the owner-occupied housing stock in Clark County was single-family detached homes. In fact, 85% of owner-occupied homes were single-family, with 64% of this group made up of two or three bedroom structures. The share of single-family detached housing increased from 59% to 64% between 2000 and 2011. The share of attached housing in Clark County decreased by 4% over the same period.

In 2011, about two-thirds of renters lived in attached housing and one-third in single-family detached housing. Since 2000, rental of single-family housing increased, from 19% to 35% of rental units in 2011.

A majority of the housing stock in Henderson is 20 years old or less. Often older homes make up a large portion of the affordable housing inventory. The City has therefore prioritized assisting low-income owner-occupants to maintain their existing affordable housing through emergency repairs and rehabilitation support.

The City will concentrate on providing funding in the form of grants and low-interest loans to rehabilitate a higher number of units in the older neighborhoods to help insure low-income people from all categories are supported in keeping their homes in good repair. The City has also placed a priority on improving energy efficiency in the older existing housing stock.

### Definitions

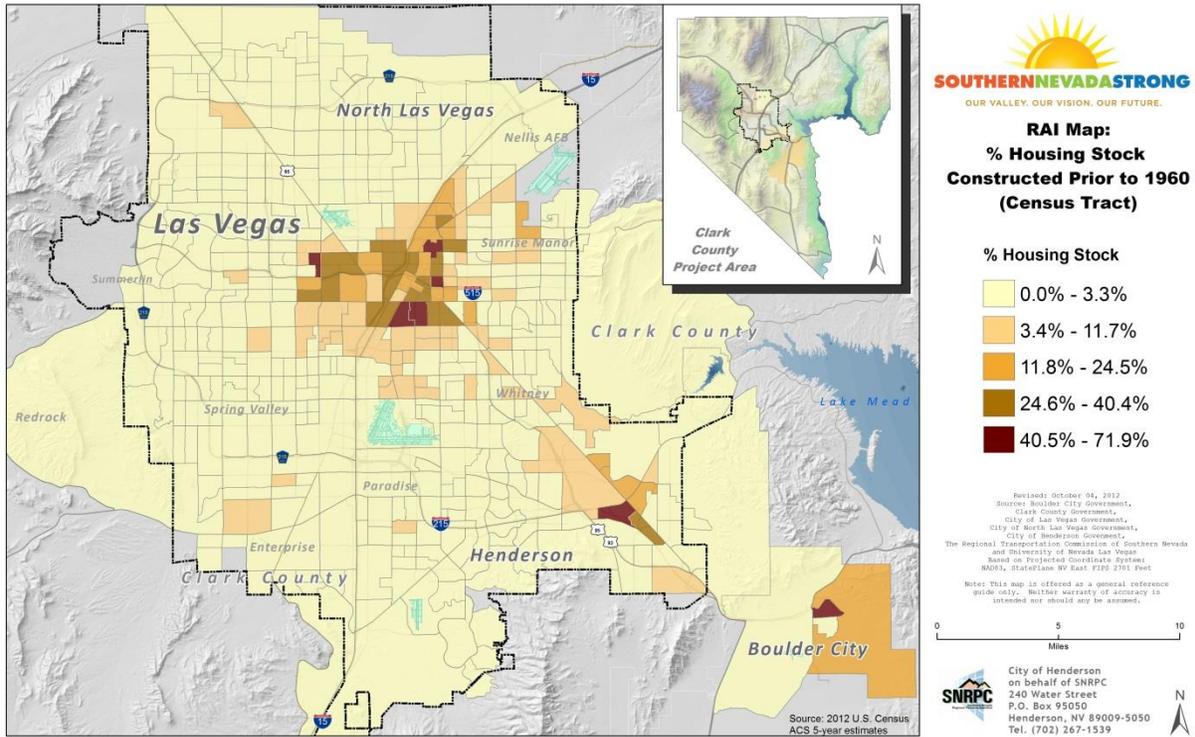
The map below shows the neighborhoods that have a concentration of housing stock constructed prior to 1960. These areas are found in the urban core where the urban areas began and very much mirror the low-income and minority concentration areas. These areas are more prone to urban decay due to the older age of the housing stock and it is important to make sure code enforcement standards are being adhered to and that safety and blight do not become further issues in these areas.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	24,429	37%	14,523	44%
With two selected Conditions	224	0%	498	2%
With three selected Conditions	52	0%	127	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	41,954	63%	17,652	54%
<b>Total</b>	<b>66,659</b>	<b>100%</b>	<b>32,800</b>	<b>100%</b>

Table 33 - Condition of Units

Data Source: 2007-2011 ACS



Map of housing stock constructed prior to 1960

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	25,525	38%	10,534	32%
1980-1999	35,997	54%	18,785	57%
1950-1979	4,651	7%	3,103	9%
Before 1950	486	1%	378	1%
<b>Total</b>	<b>66,659</b>	<b>100%</b>	<b>32,800</b>	<b>99%</b>

Table 34 – Year Unit Built

Data Source: 2007-2011 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	5,137	8%	3,481	11%
Housing Units build before 1980 with children present	7,955	12%	5,075	15%

Table 35 – Risk of Lead-Based Paint

Data Source: 2007-2011 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

## Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

**Table 36 - Vacant Units**

Data Source: 2005-2009 CHAS

## Need for Owner and Rental Rehabilitation

As mentioned in the introduction, the majority of the housing stock in Henderson has been constructed within the last 20 years. The older housing stock is primarily owned and occupied by individuals and families of low- to moderate-income. Providing rehabilitation programs and services such as the Emergency Repair Program, Homeowner Rehabilitation Program and the Lead Hazard Control Program will help to maintain these units as affordable housing. The City of Henderson believes that it's absolutely critical to maintain our existing affordable housing stock as well as looking for ways and opportunities to increase our affordable housing stock.

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

Common sources of lead hazards include chips from interior/exterior paint in homes built before 1978, soil, especially in dense urban areas and playgrounds, and household dust & debris from buildings built pre-1978 undergoing remodeling or renovation. Of the nearly 177,000 housing units in the City, approximately 8,500 were built before 1978. We estimate over 2,000 of these units may contain lead-based hazards and the majority of those units (75%) are occupied by extremely-low, low, and moderate income households.

## Discussion

According to data from American FactFinder, which is provided by the United States Census Bureau, only 24.6% of the homes in Henderson, Nevada in 2013 had mortgages that were under \$1,000 a month. This shows that the vast majority of housing stock cannot be considered affordable to purchase for low- to moderate-income residents. This also affects the rental market, because most owners who are renting their home will rent the home for the amount they owe in the monthly mortgage. This means that not only can our low- to moderate-income families not purchase a home, but they most likely are unable to rent a home as well. This means the vast majority of our low- to moderate-income families are forced to move into multi-family units. Although the City of Henderson doesn't currently have large concentrations of low- to moderate-income families, if this trend continues we could possibly start to see certain areas of the City with higher concentrations of low- to moderate-income families.

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

### Introduction

Public housing consists of 26 separate developments, of which 16 serve families, 4 serve elderly and disabled households, and 6 are specifically designated for the elderly only (age 62 and above). The portfolio also includes 568 scattered-site houses. About 60.7% of the entire inventory of public housing units serves families and 39.3% serve elderly and elderly/disabled households.

Most SNRHA public housing is concentrated in three zip codes just north and west of downtown Las Vegas (89101, 89106 and 89107). In all, 53.8% of the non-scattered sites developments (14 of 26 properties) and 57.4% of the non-scattered-site units (1,488 units) are located in these neighborhoods, which are characterized by low median income, high poverty rates, and high minority concentration. The remainder of the public housing portfolio (former Clark County Housing Authority properties) is located for the most part in more stable neighborhoods in Green Valley/Henderson and the Whitney (East Las Vegas) and Sunrise (Northeast Las Vegas) sections of the County. Interestingly, the public housing scattered-site units are widely dispersed and located in some of the best neighborhoods in the Las Vegas Valley, including Centennial (74 units), Summerlin (61 units) and Green Valley/Henderson (40 units).

### Totals Number of Units

	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	0	2,871	9,875	30	9,845	1,879	803	7,381
# of accessible units									
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

### Describe the supply of 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:**

Much of the public housing is relatively old. The median age of developments is 38 years (or built in the year 1976). The portfolio includes two developments constructed before 1960 and another seven constructed between 1960 and 1970. It also includes four developments built after 2000, including Lubertha Johnson Estates, a 112-unit designated elderly development that opened in spring 2012.

The SNRHA public housing stock consists of three medium-rise (three-story) developments of 150- to 220-units each serving the elderly, several large campuses of one- and two-story semi-detached units serving primarily families (the largest of these being Marble Manor with 235 units in duplex bungalows spread over 35.74 acres just north of downtown), and smaller one- and two-story developments in a variety of configurations (quads, row and townhouses, walk-ups, garden apartments, etc.). The stock includes three relatively new and high amenity properties developed under the Low Income Housing Tax Credit (LIHTC) program (Otto Merida Desert Villas) and with American Reinvestment and Recovery Act (ARRA) funds (Marion D. Bennett, Sr. Plaza and Lubertha Johnson Estates).

In Henderson, the Regional Housing Authority owns and operates three public housing complexes. Espinoza Terrace is a 100 unit property that consists of one to two bedroom apartments which was opened in 1973. Hampton court is also a 100 unit complex comprised of one to three bedroom units which was built in 1969 and acquired by the housing authority in 1977. Landsman Gardens also consists of 100 units ranging from two to five bedrooms that was built in 1971, but has recently gone through a major renovation.

**Public Housing Condition**

<b>Public Housing Development</b>	<b>Average Inspection Score</b>
NV018013002, Espinoza Terrace (Henderson)	97b
NV018013005, Hampton Court (Henderson)	95c

**Table 38 - Public Housing Condition**

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

The SNRHA public and assisted housing stock has significant capital needs. Based upon the PNAs performed by The Nelrod Companies in July 2012 on most of the portfolio, the total estimated cost of repairs to the public housing portfolio is about \$153.4 million, or approximately \$59,000 per unit. With the projected capital funds allocation to SNRHA of about \$3.4 million annually in 2015, it would take over 45 years to address the current capital needs in public housing.

The properties with the highest capital need per unit include Vera Johnson Manor “B” (\$106,596 per unit in estimated capital costs) which received an allocation of \$10 million in low-- income housing tax credits and \$1 million in HUD HOME funds, and is slated for redevelopment early 2015. Other properties with high capital needs include:

<b>Property</b>	<b>Jurisdiction</b>	<b>Capital Need Per Unit</b>
Vera Johnson Manor “A”	City of Las Vegas	\$101,042
Rose Gardens	City of North Las Vegas	\$97,017
Jones Gardens	Clark County	\$78,210
Sherman Gardens Annex	City of Las Vegas	\$78,148
Marble Manor Annex	City of Las Vegas	\$78,148
Biegger Estates	Clark County	\$76,972

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

As indicated in the SNRHA Annual Plan and Five-Year Action Plan, the SNRHA will explore and implement various models of mixed-financing with innovative partnerships to assist with the re-development and/or modernization of public housing developments. Options will include, but not be limited to, HOPE

VI, Choice Neighborhood Initiatives (CNI), Rental Assistance Demonstration (RAD) Program, Capital Fund Financing Program (CFFP), Low Income Housing Tax Credits (LIHTC), various bonds types and other leveraging options as identified in HUD's Transforming Public Housing Plan.

In 2014, under the Rental Assistance Demonstration Program, the SNRHA converted Landsman Gardens, a 100-unit family public housing development in the Valley View neighborhood of Henderson, Nevada, to Project Based Section 8 housing. Landsman Gardens is the first FHA-financed project in the nation to close under the Rental Assistance Demonstration (RAD) program. RAD is an innovative new HUD initiative that allows housing authorities to convert public housing into subsidized housing with project-based rental assistance in order to finance the rehabilitation and preservation of affordable housing. Financing for Landsman Gardens includes tax-exempt bonds issued by the Nevada Housing Division and insured under the FHA 221(d)(4) mortgage guarantee program, equity from the sale of 4% Low Income Housing Tax Credits to PNC Real Estate, short-term tax-exempt bonds for construction from Citi Community Capital, public housing capital funds and operating reserves from the SNRHA, HUD HOME funds from the City of Henderson, Federal Home Loan Bank of San Francisco Affordable Housing Program (AHP) funds, sponsored by City National Bank, and grant funds from Wells Fargo Housing Foundation. The property renovations included comprehensive modernization of all the units, site upgrades and included upgrading the site and the on-site Administrative Building and Learning Center where the SNRHA and local service organizations will provide a variety of programs to residents such as after-school activities for youth, financial literacy, and resource referrals to nutrition and wellness programs. Landsman Gardens is an important housing asset for the Las Vegas Valley that includes a complement of scarce three-, four-, and five-bedroom units, serving large families. Through the RAD program, the development will be preserved in the long term for a new generation of families in need of decent, safe and affordable housing.

The SNRHA submitted a RAD application in 2013 for Vera Johnson Manor B. In 2014, the SNRHA submitted a 9% Tax Credit Application for the rehabilitation of all 112 family units at this site. The SNRHA is partnering with Nevada HAND for this project.

The SNRHA is planning to submit a RAD application or Mixed Finance Application for Biegger Estates . The SNRHA is also planning to submit a 9% Tax Credit Application for the rehabilitation of all 119 units at this site in FY 2015. The SNRHA may self-develop or partner with a developer for this project.

Additionally, the SNRHA is planning to submit a RAD application or Mixed Finance application for Rose Gardens . The SNRHA is also planning to submit in FY 2015 a Bond/4% Tax Credit Application for the redevelopment of all 120 units (on-site or off-site). The SNRHA may self-develop or partner with a developer for this project.

### **Discussion:**

The SNRHA's Affordable Housing Program (AHP) portfolio is a hodgepodge of properties acquired by or donated to the three former housing authorities over the last 50 years. The portfolio includes 850 housing units in six developments, 229 mobile home pads, and 182 scattered-site units, some acquired and rehabilitated very recently under the ARRA NSP1 and NSP3 programs.

The AHP properties are somewhat older than the public housing properties. The median age of this stock is 40 years (or built in 1974). It includes Brown Homes, 124 duplex bungalow units on 10.43 acres built in 1963 to serve military families at Nellis Air Force Base; Eva-Garcia Mendoza Plaza, a 128-unit apartment building built in 1987 and sold to the former Clark County Housing Authority under the federal Resolution Trust Corporation program; as well as two mobile home parks developed in 1979 (with a recent addition) and 1984. About half of the AHP housing stock serves family households and the other half serves elderly households.

The AHP properties operate for the most part as conventional unrestricted housing. Some have recorded income restrictions based upon Regional Transportation Commission (RTC) regulations or the receipt of HOME or ARRA NSP funds. Two of the properties, Bassler/MCCarran and Rulon Earl Mobile Home Park Phase II, carry conventional debt (\$335,000 on Bassler/McCarran and \$3.5 million on Rulon Earl Phase II). The rest of the properties are either debt-free, or carry subordinate debt as a result of previous public funding.

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

### **Introduction**

The City of Henderson is an active member of the regional effort to address homelessness. In 2013 the Southern Nevada Regional Planning Coalition Committee on Homelessness conducted a gaps analysis. This gaps analysis was conducted as part of the ongoing efforts by the Southern Nevada Regional Planning Coalition Committee on Homelessness (CoH) to lead a regional response to homelessness. The goal of this gaps analysis is to help the region update its understanding of homeless need. The gaps analysis identifies key unmet needs in the housing and services system, focusing on overall needs as well as specific sub-population and geographic needs. It also considers the overall functioning of the system as a whole and identifies strategies to improve system-level effectiveness and efficiency.

Information for the gaps analysis was gathered through a variety of strategies as outlined below:

1. A survey of homeless housing and service providers
2. Client focus groups
3. A meeting of providers
4. A meeting with law enforcement and hospitals focused on discharge planning
5. Key informant interviews
6. Review of documents, including the 2005 Gaps Analysis, 2011 Homeless Census and Survey, 2011-2013 Point-in Time Counts and Housing Inventory Counts, Homeless Management Information System (HMIS) data, Homeless Prevention and Rapid Re- Housing program (HPRP) Evaluation, and other data and information sources

Six key system level gaps were identified in the overall functioning of the Southern Nevada / Clark County homeless housing and services system. Two gaps are client focused, addressing people’s ability to access the system of care and obtain coordinated assistance that results in ongoing stability. Three gaps are focused on system level capacity, including areas such as leadership, community engagement, planning and evaluation, and the need to promote ongoing quality improvement.

System level gaps included:

Improve Access to the System and its Services

- Establish centralized/coordinated intake and assessment
- Provide low threshold access to the system

#### Facilitate Coordinated Service Delivery and Follow-up after Housing Placement to Ensure Ongoing Stability

- Expand case management capacity
- Establish system-wide case management standards and tools and provide best practices training

#### Enhance System Level Capacity for Leadership, Planning, Oversight and Program Support

- Enhance staffing for the CoH
- Enhance the effectiveness of the CoH membership

#### Increase Community Engagement and Support for Preventing and Ending Homelessness

- Initiate a regional campaign to build public awareness and support for efforts to address homelessness

#### Support Provider Capacity-Building and Quality Improvement

- Commit resources to provider training and capacity

#### Engage in System Level Data Analysis and Performance Evaluation to Drive Resource Allocation

- Conduct a system-wide evaluation of emergency shelter, rapid re-housing, and transitional housing to inform resource allocation and policy and program development.

**Facilities and Housing Targeted to Homeless Households**

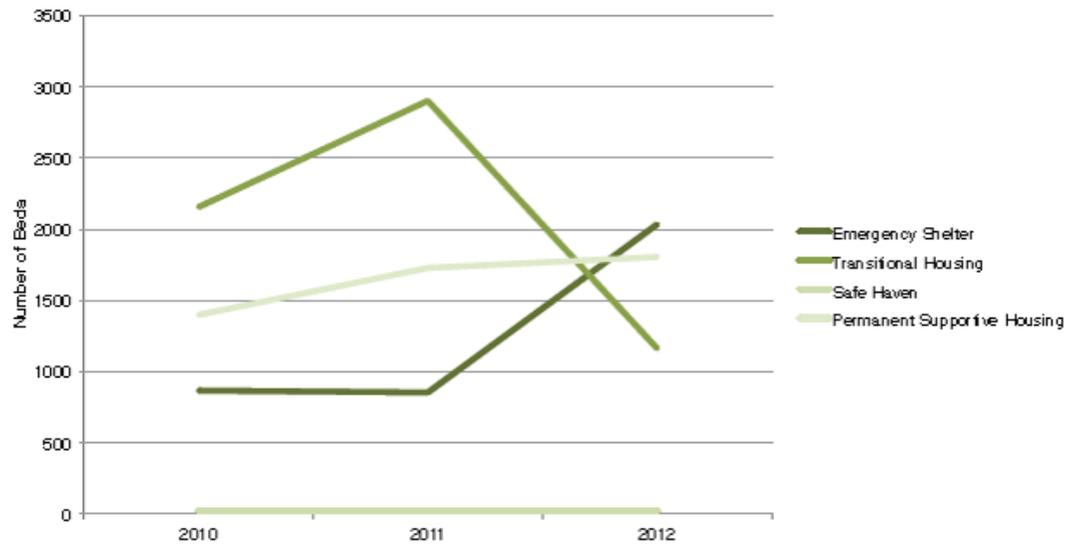
	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	383	0	278	557	15
Households with Only Adults	1,393	25	750	1,475	15
Chronically Homeless Households	0	0	0	0	0
Veterans	57	0	0	886	0
Unaccompanied Youth	24	0	46	0	5

**Table 39 - Facilities and Housing Targeted to Homeless Households**

**Data Source Comments:** Southern Nevada/Clark County Homeless Housing and Services GAPS ANALYSIS Southern Nevada Regional Planning Coalition Committee on Homelessness July 2013

Housing and Shelter Inventory Trends*		
Type	% Change 2012-2013	% Change 2013-2010
Year-Round Emergency Shelter	-6%	+101%
Transitional Housing	-11%	-50%
Safe Haven	0%	0%
Permanent Supportive Housing	+13%	+45%
Total Beds (ES, TH, SH & PSH)	-1%	+14%

\* Does not include beds under development in the calculation. For emergency shelter, includes seasonal and overflow beds.



**Housing and Shelter Inventory Trends**

**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**

While many homeless service providers provide education, access, and referrals to appropriate health and behavioral health services as needed, fewer providers offer those services directly. Of those surveyed, 5 providers offer primary health services, 14 provide health education, and 10 provide HIV/AIDS education and services. Only four providers offer allied or supporting health services such as dentistry, optometry, and nutrition, and none of the providers surveyed offer medical respite care.

Eighteen providers offer mental health services. Mental health services include crisis intervention (9 programs), clinical therapy and outpatient treatment (9 programs), medication management (5 programs), care coordination (8 programs), support groups (16 programs), and co-occurring mental and substance abuse disorder services (6 programs). Other services offered include sobriety support, crisis intervention, respite care for families, change motivation, and wraparound services.

Eight (8) providers offer residential addiction treatment, with six (6) providing detox services, both medical and social models. Sixteen providers offer substance abuse outpatient treatment, including individual counseling, peer counseling, and support groups. Ten providers offer harm reduction services, and seven (7) offer gambling treatment.

Accessing these services is extremely difficult, involving complicated applications and long wait times. Eligibility criteria for mental health services in particular often requires a referral from an emergency shelter, enrollment in the program, an assessment, a diagnosis, or the ability for self-care. In addition, service sites are limited so transportation is often a problem. While 38 programs offer bus passes, only 19 offer van service or other agency transportation.

**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.**

Survivors of Domestic Violence: There are 128 emergency shelter beds, 89 for households with children and 39 for households without children. This is much less than is needed for the 11% of the homeless population that identified as survivors of domestic violence. 57% of domestic violence survivors were unsheltered.

Persons Living with HIV/AIDS: There are eight (8) permanent supportive housing beds for households without children. Seventy-one (71) people who identified themselves as having HIV/AIDS were counted in the 2013 PIT Count, and 86% were unsheltered.

Veterans: There are 1,271 beds of all types. This includes 57 emergency shelter beds (2 for households with children and 55 for households without children), 328 transitional housing beds (all for households

without children), and 886 permanent supportive housing beds (268 for households with children and 618 for households without children).

- While beds for veterans make up 26% of the overall inventory, veterans are only 12% of the overall homeless population. Despite the seeming over-inventory of beds for veterans, 53% of veterans were unsheltered.

The inventory contains a disproportionate number of beds for persons in households with children, while the percentages of beds for individuals without children and for unaccompanied youth (under age 18) are smaller than their respective proportions of the overall population. 25% of emergency shelter, transitional housing, safe haven and permanent supportive housing beds are for households with children. This sub-population makes up 8% of the overall homeless population.

- 74% of beds are for adults without children. Single adults make up 92% of the overall homeless population.
- 1% of beds are for unaccompanied youth (under age 18). These youth are 6% of the overall homeless population.

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

### **Introduction**

Facilities and services located within the jurisdiction who have received or may continue to receive funding to assist residents are as follows:

- Opportunity Village
- St. Rose Hospital
- Hopelink of Southern Nevada
- SAFE House
- Salvation Army Adult Day Care
- Nathan Adelson Hospice
- Blind Center of Nevada

**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**

The Non-Homeless Special Needs population has significant gaps in all categories. Persons with mental illness and physical disabilities show the largest needs gaps for supportive services. Elderly and frail elderly categories reflect high priority needs. Very large gaps exist for services for persons with mental illness across the entire Southern Nevada region. Mental health services are so costly that it will require a major investment on the part of the State coupled with significant local collaboration to begin addressing the issue.

For the period covered by this plan the following categories are prioritized by the jurisdiction:

- Housing for elderly persons
- Facilities and services for persons who are disabled
- Services for elderly and frail elderly
- Services for families with medically fragile children

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

The City of Henderson does not have a housing authority of its own, but partners with the regional housing authority. The majority of programs that offer supportive housing to individuals returning from mental and physical institutions are provided by the Southern Nevada Regional Housing Authority (SNRHA).

**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)**

The City of Henderson has awarded funding to four (4) organizations for the 2015-2016 funding year that will specifically meet the housing and supportive needs of our nonhomeless special needs population. These organizations will provide rental and utility assistance, transportation assistance for the elderly, transportation and life skills assistance for the blind and visually impaired, transitional housing for victims of domestic violence, and nutritional services for nutritionally fragile elementary aged children.

**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))**

Our plans are similar if not the same to the statement above.

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

### **Negative Effects of Public Policies on Affordable Housing and Residential Investment**

As many entities across the nation have found, strict lot size requirements and density caps can result in an increase in home prices. The same may be true for architectural standards. To ensure an adequate supply of homes in a wide range of pricing the City must ensure its requirements and standards result in the high quality neighborhoods desired without unnecessarily impacting affordability.

According to the Regional Analysis of Impediments (RAI) conducted by Southern Nevada Strong, outdated zoning code regulations presented a potential impediment to fair housing. The RAI states that most of the jurisdictions contain outdated language in reference to community residences for the disabled. Many of these are simple code language changes that are necessary to make sure the region is furthering fair housing for this group. Additionally, the jurisdictions could require inclusionary zoning for affordable units, especially for low income residents.

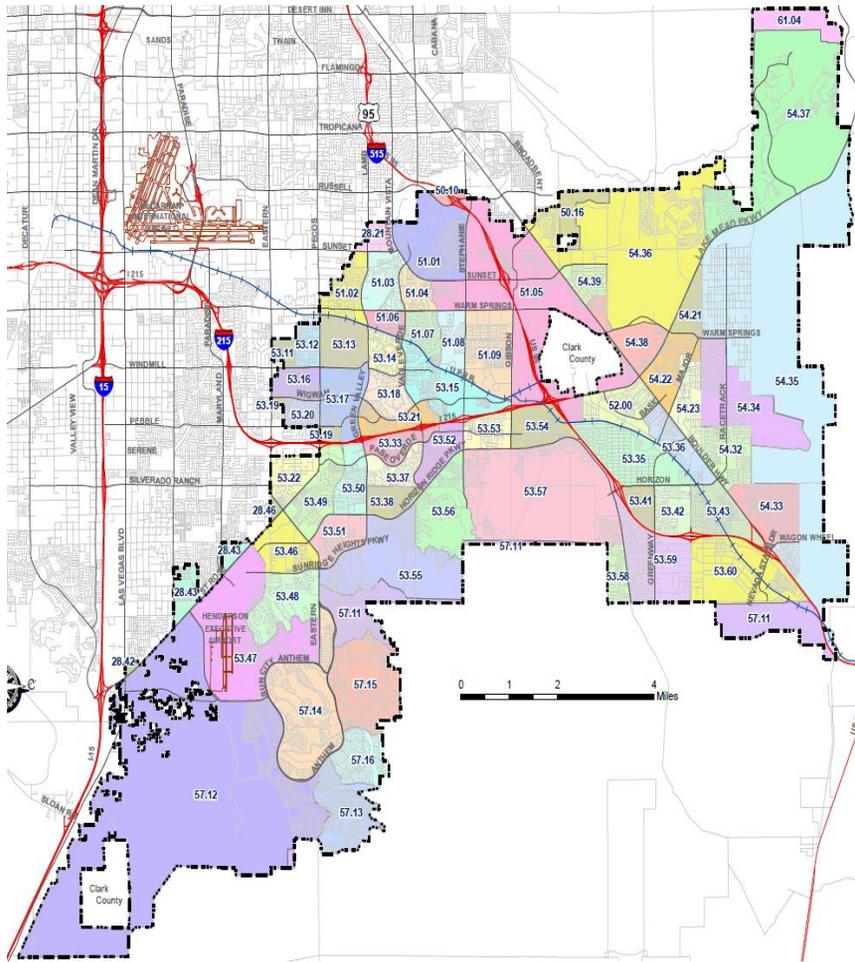
The City will research and revise their Community Residence zoning sections to comply with recent court opinions. The City will also analyze their affordable status and their density regulations in order to assure that we aren't unintentionally limiting housing choices.

A unique issue to Clark County is the disturbance fees that all developers must pay. Prior to development on private or other non-federal property in Clark County, Nevada, the developer must obtain a grading or building permit from the appropriate City or County agency. The permitting office for the City or the County will collect a mitigation fee of \$550 per acre, if one has not previously been paid. This is a one-time fee that funds the Desert Conservation Program. This program provides Endangered Species Act compliance through mitigation and conservation for 78 plant and animal species, including the desert tortoise.

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

### **Introduction**

Henderson is a mainstay of high opportunity among the three large cities in Clark County. Nearly three-quarters of Henderson's 62 census tracts in 2012 have "high" or "very high" overall opportunity levels. Slightly fewer than ten percent are ranked as "medium" while just six percent are "low" and just under ten percent are "very low." Even though just 23 percent of the census tracts in the four cities (Henderson, Las Vegas, North Las Vegas and Boulder city) are in Henderson, 44 percent of the "very high" opportunity tracts and 30 percent of the "high" opportunity tracts are there. The lowest percentages of "moderate," "low," and "very low" tracts are in Henderson.



## Economic Development Market Analysis

### 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	287	184	0	0	0

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Arts, Entertainment, Accommodations	29,474	16,387	32	26	-6
Construction	5,854	3,507	6	6	0
Education and Health Care Services	11,900	10,905	13	17	4
Finance, Insurance, and Real Estate	6,355	4,085	7	6	-1
Information	1,591	785	2	1	-1
Manufacturing	3,822	3,793	4	6	2
Other Services	2,884	2,216	3	3	0
Professional, Scientific, Management Services	8,559	4,683	9	7	-2
Public Administration	0	0	0	0	0
Retail Trade	14,272	13,857	15	22	7
Transportation and Warehousing	4,420	1,005	5	2	-3
Wholesale Trade	3,614	2,140	4	3	-1
Total	93,032	63,547	--	--	--

**Table 40 - Business Activity**

Data Source: 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

## Labor Force

Total Population in the Civilian Labor Force	137,143
Civilian Employed Population 16 years and over	124,983
Unemployment Rate	8.87
Unemployment Rate for Ages 16-24	21.56
Unemployment Rate for Ages 25-65	5.99

**Table 41 - Labor Force**

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	30,733
Farming, fisheries and forestry occupations	5,841
Service	13,720
Sales and office	35,704
Construction, extraction, maintenance and repair	9,425
Production, transportation and material moving	5,480

**Table 42 – Occupations by Sector**

Data Source: 2007-2011 ACS

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	84,080	72%
30-59 Minutes	30,029	26%
60 or More Minutes	3,483	3%
<b>Total</b>	<b>117,592</b>	<b>100%</b>

**Table 43 - Travel Time**

Data Source: 2007-2011 ACS

## Education:

### 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	5,556	751	2,673
High school graduate (includes equivalency)	25,656	2,913	7,679
Some college or Associate's degree	38,845	2,940	9,876

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Bachelor's degree or higher	35,257	1,884	7,345

**Table 44 - Educational Attainment by Employment Status**

Data Source: 2007-2011 ACS

### Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	203	309	684	914	1,566
9th to 12th grade, no diploma	1,817	1,946	1,540	3,587	3,130
High school graduate, GED, or alternative	6,018	8,852	9,559	17,911	11,350
Some college, no degree	8,152	8,705	10,355	20,132	8,524
Associate's degree	1,090	2,678	3,180	6,750	2,228
Bachelor's degree	1,990	7,616	7,802	13,663	5,291
Graduate or professional degree	97	2,248	4,228	9,152	4,216

**Table 45 - Educational Attainment by Age**

Data Source: 2007-2011 ACS

### Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	29,286
High school graduate (includes equivalency)	34,981
Some college or Associate's degree	40,812
Bachelor's degree	50,985
Graduate or professional degree	68,054

**Table 46 – Median Earnings in the Past 12 Months**

Data Source: 2007-2011 ACS

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

Clark County is slowly but perceptively recovering from the “great recession”. More than half the businesses were very small with one to four employees. Compared to similar data in the Clark County, Nevada Analysis of Impediment to Fair Housing Choice 2011, there were two percent fewer businesses since 2008 with Construction (-22 percent), Manufacturing (-12 percent) and Management of Companies & Enterprises (-18 percent) sustaining double-digit losses. At the same time, the number of

businesses in Arts, Entertainment, and Recreation (+6 percent) and Accommodation and Food Services (+3 percent) have had modest increases.

Henderson has a diverse economy including manufacturing, big box stores, medium size casino hotels, local and federal governments, and hospitals.

Employer	Nature of Employer	Number of Employees
City of Henderson	Local Municipal Government	2,500 to 2,999
St Rose Dominican–Siena	General Medical and Surgical Hospitals	1,500 to 1,999
Green Valley Ranch Station Casino	Casino Hotels	1,500 to 1,999
M Resort Spa Casino	Casino Hotels	1,000 to 1,499
Sunset Station Hotel & Casino	Casino Hotels	1,000 to 1,499
St Rose Dominican Hospital	General Medical and Surgical Hospitals	700 to 799
Zappos Retail Inc	Electronic Shopping	600 to 699
Fiesta Henderson Casino Hotel	Casino Hotels	600 to 699
Titanium Metals, Corporation Of	Smelting	500 to 599
Unilever Manufacturing (US)	Ice Cream & Frozen Dessert Manufacturing	400 to 499
Wal–Mart Supercenter	Warehouse Clubs and Supercenters	400 to 499
Medco Health	Mail–Order Houses	400 to 499
Bureau of Reclamation	Federal Government	300 to 399
Sunrise Carpentry	Residential Framing Contractors	300 to 399
Poly–West Inc	Unsupported Plastics Bag Manufacturing	300 to 399
Levis Strauss & Co	Mens/Boys Clothing Merchant Wholesalers	300 to 399
Wal–Mart Supercenter	Warehouse Clubs and Supercenters	300 to 399
Costco Wholesale Corp	Warehouse Clubs and Supercenters	300 to 399
Zappos IP Inc	Electronic Shopping	300 to 399
CSAA Insurance Exchange	Insurance	300 to 399

Source: Nevada Employer Directory online at <http://www.nevadaworkforce.com/?PAGEID=67&SUBID=169>

**Describe the workforce and infrastructure needs of the business community:**

The same neighborhoods with low-income and high poverty levels are the same neighborhoods with a higher percent of the population without a High School or College degree. These same neighborhoods that have lowest median income and highest percentage below poverty level also have the highest unemployment rate. These are some of the same neighborhoods that also have a high level of disability and female-headed households as well as low educational attainment levels.

**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.**

Valley Health System wants to build an acute-care hospital that will be the primary tenant for the massive Union Village project in Henderson. The \$1.6 billion project on a total of 228 acres (near the Boulder Highway opportunity site) is being billed as the first integrated health village in the world. Plans for the project include a retail center, residential apartments, a senior care center and a cultural center.

When Union Village acquires the land from the city, they plan to sell about 30 acres to Valley Health System for construction of the hospital. The entire Union Village project, including the hospital, is expected to create more than 17,000 jobs and generate more than \$158 million in tax increment revenue. Construction on the village is expected to begin in 2015 and be completed by the end of 2021.

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

Currently, it is estimated that 7.6% of the population age 25 and over in this area had earned a Master's Degree, 2.5% had earned a Professional School Degree, 1.3% had earned a Doctorate Degree and 19.4% had earned a Bachelor's Degree. In comparison, for the United States, it is estimated that for the population over age 25, 7.6% had earned a Master's Degree, 1.9% had earned a Professional School Degree, 1.2% had earned a Doctorate Degree and 18.1% had earned a Bachelor's Degree. This relatively high level of educational attainment corresponds to higher proportion of white collar jobs and lower unemployment for the City as a whole. The same areas that have lower educational attainment have higher levels of unemployment and lower skilled, lower paying jobs.

**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.**

During the 2014-2015 CDBG funding year the Program Advisory Committee (PAC) in an effort to provide more training to Henderson residents funded Southern Nevada Public Television - Global Online Advanced Learning (GOAL) program. The program is Available anytime, anywhere with a computer and an email account, the Global Online Advanced Learning (GOAL) workforce education program offers online certification programs in NV's priority and emerging sectors and 1000's of courses for enrichment, career development and continuing education. GOAL provides unemployed, low-income persons and professionals with courses that teach basic English; lead to a high school diploma; allow attainment of certifications to be employable; improve job skills; and secure required continuing professional education. The program also matches residents with prospective employers as well as serves as a headhunter for many companies here in the Henderson area.

The PAC decided to fund the program again for the 2015-2016 CDBG funding year with the intent of helping more of our residents get the skills necessary to become employed or find better paying employment.

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

Yes

**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.**

The City of Henderson is represented on the Las Vegas Global Economic Alliance Board and Steering Committee which led the development of the region's first Comprehensive Economic Development Strategy (CEDS) which was completed in 2013. Several of the target sectors identified in the CEDS are target sectors for the City of Henderson as well.

The revitalization of Henderson's redevelopment areas can be coordinated with the Consolidated Plan as many of our designated, eligible areas align with the CDBG-eligible areas. Redevelopment efforts depend on the successful development of new, quality affordable and mixed-income housing products. Our redevelopment plans in the Downtown Redevelopment Area and in the Eastside Redevelopment Area propose mixed use and transit oriented development which depends on a variety of housing options for success. CDBG funding could be used to catalyze housing developments as part of a larger redevelopment strategy. Partnering in redevelopment areas to stack CDBG with business attraction and development incentives will allow the City to maximize results in specific locations.

Implementation of the Boulder Highway Investment Strategy can be coordinated with the Con Plan as well. The Boulder Highway Investment Strategy proposes narrowing of the highway as a traffic calming strategy, which would also increase visibility of frontage businesses. The Con Plan can be aligned with Boulder Highway Investment Strategies to incentivize transit oriented development and to make improvements to Boulder Highway to make it a more livable, less dangerous business corridor.

Supportive programs, initiatives and investments to align with economic target sectors can be aligned with the Con Plan (housing, schools, and amenities). As for industry-based recruitment efforts, our Economic Development Department prioritizes healthcare, education, and biotech industries, which align with the regional Comprehensive Economic Development Strategy (CEDS). In addition to place-based efforts in our redevelopment areas, a wider range of housing options and transit options are critical components to a comprehensive economic development strategy as talented workers and companies in the target industries are looking for walkable urban lifestyles, a great education for their children, a wide range of housing options near mass transit and cultural and recreational amenities that align with their sensibilities. Any initiatives to support the local food movement, healthy, active living and recreation, walkable urban spaces, transit and educational initiatives to improve pre-school to high school education would align with our local economic target sectors and attraction efforts.

**Discussion**

Align land use and infrastructure plans will help to meet the needs of many of our residents. Matching land use and infrastructure plans with the needs of economic target sectors and the psychographic profiles of our largest demographic segments—millennials and baby-boomers—will enable the City to

offer the range of housing, employment and recreational amenities to meet the needs of multiple generations and allow them to stay in the City of Henderson.

Coincidentally, baby-boomers and millennials are looking for similar conveniences in their choice for where to live. For example, a variety of housing options near transit will support millennials, who are less interested in driving, as well as aging seniors as they become less able to drive independently. Proximity of community assets in a more compact pattern helps economic development by creating a vibrant atmosphere while offering the convenience of time and distance for all generations to remain in Henderson.

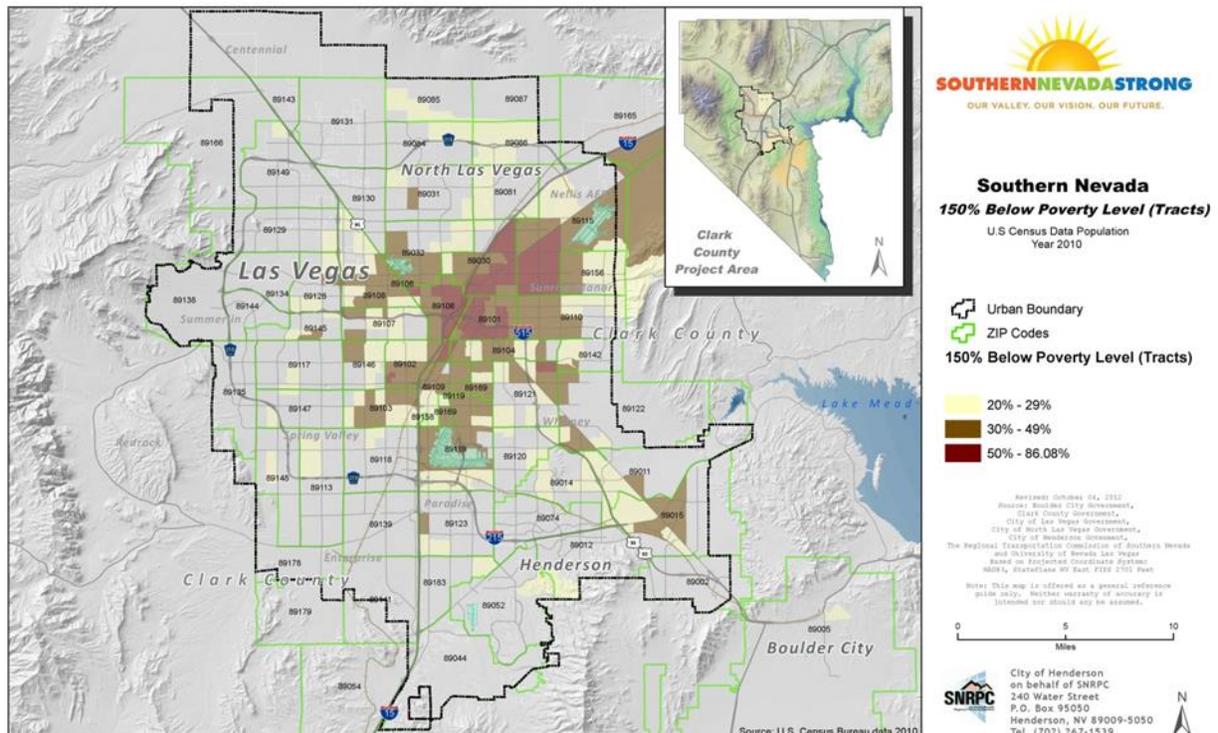
## MA-50 Needs and Market Analysis Discussion

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

The area surrounding the intersection of Lake Mead Parkway and Boulder Highway has a large percentage of housing stock constructed prior to 1960. In addition, there is a food desert located in the area to the southeast of Boulder Highway and Lake Mead Parkway. A food desert is defined by the USDA as a census tract in which at least 33% of the population, or a minimum of 500 people, live more than one mile from a supermarket or large grocery store.

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

Yes – as noted in maps below, there are low-income families concentrated in the neighborhoods surrounding the intersection of Boulder Highway and Lake Mead Parkway, the downtown redevelopment area and the Boulder Highway opportunity site. “Concentrated” would be defined as having more than 20% living under the 150% poverty level.



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

The housing values and contract rents for these areas are low as would be expected.

**Are there any community assets in these areas/neighborhoods?**

The “Opportunity Index” was developed by the Kirwan Institute to examine the neighborhood access level to opportunity in three areas: educational opportunity, health and environmental opportunity, and social and economic opportunity. There are 19 variables that are analyzed and combined into a single data point which is categorized as very low, low, moderate, high and very high opportunity areas. The neighborhoods with the poorest residents also show the lowest opportunity levels and the City of Henderson has several census tracts with very low opportunity. This would indicate a low level of community assets.

**Are there other strategic opportunities in any of these areas?**

A lack of viable transportation choices causes the Southern Nevada region to be auto-dependent. Faced with rapid growth of the 1990s and 2000s, the region invested heavily in a comprehensive network of wide, high-speed arterial roadways, making it relatively easy to drive in what is still, in terms of geography, a relatively small region. Congestion is a growing issue in the Region, increasing by 35% from 21 to 28 hours spent delayed in traffic between 2000 and 2010. By comparison, the average for all urban communities in the U.S. was 34 hours. For urban areas similar to Las Vegas (population between 1 and 3 million), including Salt Lake City and Denver, the average was 31 hours.

# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

The City of Henderson plans to continue to serve low- to moderate-income residents citywide for the first two years of the Consolidated Plan. This includes homeless services, senior and disabled services, youth services, and nutritional services. These are all services that our citizens stated in their surveys were important. However, the majority of the responses and feedback from surveys and community outreach overwhelmingly stated that the need for affordable housing, job creation, and better schools were the major concerns of our residents. In the second and third years of this CONPLAN the City will transition prioritization of public service activities to specifically target the improvement of youth educational achievement, workforce training, and provision of basic needs such as housing and food in the allocation of the CDBG Public Service funding. This transition may involve funding fewer public service activities, perhaps eight to ten high-impact activities rather than the fifteen activities identified in the Year One Action Plan and may result in Public Service funding below the 15% cap. The two target areas will be the Downtown Investment Strategy Area and the Boulder Highway Opportunity Site. These two target areas are in the heart of our lowest economic areas. The City will focus its resources on activities that primarily deal with economic development/job creation, affordable housing, and education and training. By strategically focusing our resources on these public service activities within the two target areas, we will significantly impact our low- to moderate-income residents for the better.

The City of Henderson historically receives around \$1 million a year in CDBG funding and around \$400,000 a year in HOME funding. With that, only around \$150,000 a year can be used for public services activities. Although there are many non-profit organizations that provide beneficial services to our residents, the City is unable to adequately fund many of these non-profits in order to dramatically change the circumstances of our low- to moderate-income residents. This is why the City of Henderson is looking into strategically targeting economic development/job creation, and education and training in the two target areas. Investing the majority of our CDBG public service funding and HOME resources into these areas will yield a more beneficial return for our low- to moderate-income residents.

The majority of our CDBG funds are used for capital improvement projects. Strategically investing these funds in the two target areas will help to strengthen the areas infrastructure, safety, and overall livability and accessibility of these areas. Although some of our HOME funds will be used in other parts of the City, we are currently working with the Economic Development Department and a Community Housing Development Organization (CHDO) to create and maintain affordable housing in these two areas.

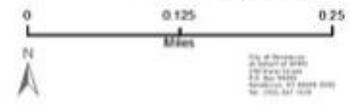


**Boulder Hwy./ Gibson Rd./ Broadbent Blvd.  
Opportunity Site: Safety Concerns 2/26 - 5/31**

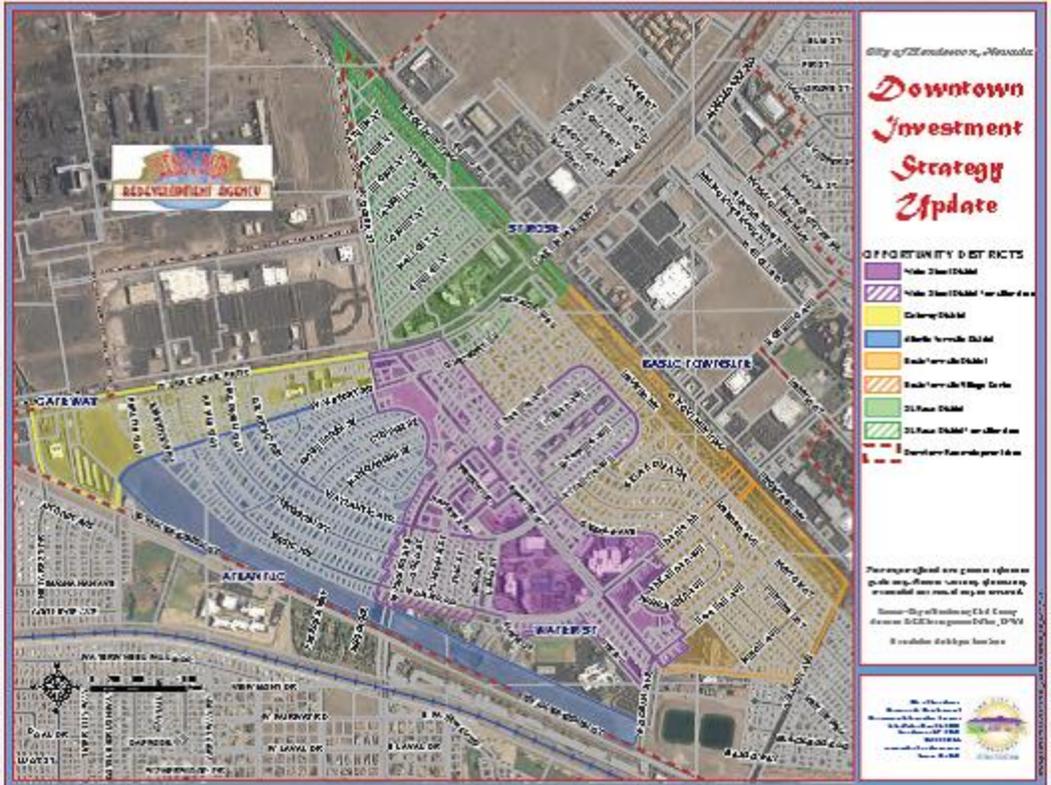
- Better Lighting
- Crime
- Crosswalk Needed
- Crosswalk Unsafe
- School Zone Needed
- Traffic Signal Needed
- Vehicle Speed
- Vehicle/ Pedestrian Conflict
- Other
- ▲ Safety Concerns



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**Boulder Highway opportunity site**



Downtown investment strategy

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

### Geographic Area

Table 47 - Geographic Priority Areas

<b>1</b>	<b>Area Name:</b>	Downtown Investment Strategy
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	The Downtown Investment Strategy area is located in the eastern part of the City of Henderson. The outlined area covers approximately 500 acres, which is generally bounded by Lake Mead Parkway on the north, Major Avenue to the South, Boulder Highway to the east and Van Wagenen Street to the west. Majority of this area is located in CDBG eligible census tracts 52.22 and 53.36.

<p><b>Include specific housing and commercial characteristics of this target area.</b></p>	<p>The Downtown Investment Strategy covers a wide and diverse demographical area:</p> <ul style="list-style-type: none"> <li>• Approximately 1,500 residents and 290 businesses in the area.</li> <li>• Approximately 76% of the population is under the age of 55.</li> <li>• 39% of the population is between the ages of 18 and 44.</li> <li>• The medium income for the area is approximately \$40,970, which is less than the national average.</li> <li>• 41.1% of properties are owner occupied, making many of the residents in the area renters.</li> </ul> <p>As a mature downtown area, the public infrastructure has seen many changes over the years to accommodate growth and change. Public utilities in place today meet and/or exceed the requirements for the area, which will allow for more development in the near future. As development increases in the future to meet the goals of the Investment Strategy, the City’s utilities department will have to analyze future capacities which may require system upgrades.</p> <p>Over the past fifteen years the City and Redevelopment Agency have spent approximately \$156 million in Capital Improvement projects to enhance the area and provide incentives to the business and development communities. These improvements have helped to create jobs, improve sustainability and improve property values in the area. A few of the most recent projects include transformation of the Water Street streetscape, two new parking garages, and a new library. Many of the improvements have helped to increase mobility into and through the downtown area.</p>
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<p><b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b></p>	<p>During the development of the Downtown Investment Strategy plan, two outreach sessions for residents and two outreach sessions for businesses were held to get input on the strengths and weaknesses of the downtown area from both the perspective of residents and the perspective for businesses. A third outreach session was held as an open forum to provide details of the plan and get input from both residents and business owners.</p>
<p><b>Identify the needs in this target area.</b></p>	<p>The downtown area is one of our largest concentrated areas of low income residents. CDBG funding has been used in the past to repair and rehab the downtown recreational center to comply with ADA regulations and to offer the residents in this lower economic area, some of the similar amenities that are found in the city's higher economic areas. Also located in this area is one of the City's lowest achieving elementary schools. CDBG funding has been awarded to nonprofit organizations to offer no-cost tutoring and educational enrichment programs to help increase the overall academic performance of the school and provide the residents in this community the resources that they would otherwise not be able to afford for their children. CDBG funding has also been awarded to a nonprofit organization that provides food to children that are on the free and reduced lunch program and are highly susceptible to experiencing hunger outside of school. HOME funding has been used in this area to help build a multi-family senior housing development that exclusively meets the needs of disabled and low-income seniors.</p>

	<p><b>What are the opportunities for improvement in this target area?</b></p>	<p>Over the next five years, Neighborhood Services will work closely with the Redevelopment Agency to meet the needs of the residents of the downtown area. We plan to invest more CDBG and HOME funding into this Redevelopment Area, which may include, but not limited to Section 108 Loans, CDBG funding focusing on economic development and HOME funding being utilizing in mixed-use developments. The Downtown Investment Strategy will provide these residents with more opportunities for employment, increased amenities, the potential for better schooling and more opportunities to escape poverty. A collection of retail, professional services, family and nightlife entertainment, employment, a variety socio-economic housing, and education to improve the quality of life.</p>
	<p><b>Are there barriers to improvement in this target area?</b></p>	<p>A potential barrier to improving the downtown area is pairing the right businesses with the neighborhood. The neighborhoods surrounding the downtown area are some of the oldest neighborhoods in Henderson. It's also some of the most economically challenged neighborhoods. Bringing in high-end businesses would exclude the neighbors and eventually force the businesses to leave due to poor consumer interaction. It is vital that we bring in businesses that will enhance and improve the community, as well as offer services to the neighborhood residents that are affordable and easily accessible.</p>
<p><b>2</b></p>	<p><b>Area Name:</b></p>	<p>Boulder Highway Opportunity Site</p>
	<p><b>Area Type:</b></p>	<p>Local Target area</p>
	<p><b>Other Target Area Description:</b></p>	
	<p><b>HUD Approval Date:</b></p>	
	<p><b>% of Low/ Mod:</b></p>	
	<p><b>Revital Type:</b></p>	<p>Comprehensive</p>
	<p><b>Other Revital Description:</b></p>	

<p><b>Identify the neighborhood boundaries for this target area.</b></p>	<p>The Boulder Highway opportunity site consists of 34 acres of City owned land focusing on the four corners of the Gibson and Broadbent intersection at the northern boundary of the City of Henderson. The majority of this opportunity site is located in the CDBG eligible census tracts 54.36 block group 2.</p>
<p><b>Include specific housing and commercial characteristics of this target area.</b></p>	<p>The Boulder Highway Corridor has been the focus of revitalization efforts by the City for the past 10 years. The area currently serves as a high-speed arterial road, characterized by older strip commercial development and undeveloped acreage that is set back from the highway. The Investment Strategy describes the corridor as a "mature transportation corridor, with limited new investment, fragmented ownership, and distinct concentrations of commercial and service areas." The majority of uses are auto-related, with older housing stock and an increasing number of new residential developments. Past planning efforts have resulted in community conversations and a rezoning effort to encourage transit-oriented, mixed-use development along the corridor.</p>

<p><b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b></p>	<p>Site markers indicate that the primary improvements needed in this Boulder Highway area are for safety, public transit improvements, and transportation. A total of 953 markers were placed for this opportunity site. The majority of markers were located at the intersection of Boulder Highway, Gibson and Broadbent.</p> <p><b>Safety Concerns:</b> Citizen participation comments indicate that the area would benefit from safety improvements such as improved lighting and more crosswalks. Jaywalking was a significant issue and it was suggested that some physical improvements might be needed to curtail these activities and improve safety for all users. Safety concern markers most often reflected crime, vehicle/pedestrian conflicts and the need for crosswalks.</p> <p><b>Transportation and Public Transit Improvements:</b> There were suggestions to increase bus service by adding new routes and additional bus stops and make the area more bike-friendly. Light rail was mentioned along with a “park and ride” closer to Galleria Dr. to facilitate commuter express transit. A majority (81%) of transit improvement markers focused on bus service, including additional routes and stops and improvements to stops and shelters.</p> <p><b>Parks and Recreation:</b> There were suggestions to add a pool/splash pad and more trails near the wetlands park.</p> <p><b>Community Services:</b> There were suggestions to provide child care and mental health services.</p> <p><b>Access Issues:</b> There were several suggestions to improve access, connecting 215 to the 515 and connecting Sloan to Vegas Valley.</p>
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<p><b>Identify the needs in this target area.</b></p>	<p>According to the Regional Analysis of Impediments provided by Southern Nevada Strong, within the Boulder Highway Opportunity Site (which is a CDBG eligible census tract) pedestrian safety was a recurring theme, with incomplete sidewalks, limited crosswalks with short signal times, frequent jaywalking, and issues where pedestrians are often trapped at the median between traffic flows.</p> <p>Citizens in the area stated that they would like to see improvements to the areas transportation infrastructure to support more active uses along the corridor, including investments in improvements to the right-of-way by the City of Henderson.</p> <p>Citizens also stated that they would like to see new multi-use paths, dedicated bike lanes, and sidewalks connect the site to surrounding neighborhoods and developments. New neighborhood pedestrian/bike connections provide increased connectivity for residents in the older neighborhoods to new amenities at the site. Shared bike/bus lanes along Boulder Highway help to calm the highway and provide a more functional rapid transit corridor.</p>
<p><b>What are the opportunities for improvement in this target area?</b></p>	<p>Provide neighborhood-serving destinations and amenities, such as shopping and plazas, integrated into a housing development. This area should provide access for all travel modes, including transit, automobiles, biking, and walking. Citizen participation called for improvements to public transit, including increased bus service, more/better bus stops, and possibly light rail. This area is ideal as a neighborhood center, as described in the SNS Regional Plan.</p>

	<p><b>Are there barriers to improvement in this target area?</b></p>	<p>Financial resources continue to be a barrier for the majority of our revitalization plans. The Boulder Highway opportunity site is an excellent location for upgraded public transportation such as light rail. One of the overall strategies for this area is to develop more efficient public transportation that will link the rest of our low-income areas in Henderson to better employment opportunities, as well as amenities and services. Finding the funding to pay for such a large endeavor has been difficult. The City of Henderson is actively working with the Regional Transportation Commission (RTC) to look for funding opportunities to implement this plan.</p>
<p><b>3</b></p>	<p><b>Area Name:</b></p>	<p>Henderson Citywide</p>
<p><b>Area Type:</b></p>	<p>Within Henderson city limits</p>	
<p><b>Other Target Area Description:</b></p>	<p>Within Henderson city limits</p>	
<p><b>HUD Approval Date:</b></p>		
<p><b>% of Low/ Mod:</b></p>		
<p><b>Revital Type:</b></p>		
<p><b>Other Revital Description:</b></p>		
<p><b>Identify the neighborhood boundaries for this target area.</b></p>	<p>The boundaries of this particular target area would be the city of Henderson jurisdictional line.</p>	
<p><b>Include specific housing and commercial characteristics of this target area.</b></p>	<p>The City of Henderson provides a wide variety of housing in commercial characteristics. However, the City of Henderson is widely known for having large master planned communities which includes suburban areas that are supported by retail and shopping locations, parks and open spaces and schools. The City of Henderson is largely a suburbia area with small pockets of mixed use urban areas.</p>	

<p><b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b></p>	<p>Community surveys were sent to all of our community partners and sub-recipients receiving CDBG funding. The surveys were then given to their clients and residents benefiting from services funded by CDBG. Telephone surveys, online surveys, and town hall meetings were held for both targeted populations and the community as a whole. The surveys indicated that homeless services, services for senior and persons with disabilities, youth services and nutritional services were all deemed important to our citizens. However, the majority of the responses and feedback from surveys and community outreach overwhelmingly stated that the need for affordable housing, job creation and better schools where the major concerns of our residents. This is why the City of Henderson has decided to take a more strategic approach to utilizing CDBG and HOME funding.</p>
<p><b>Identify the needs in this target area.</b></p>	<p>The City of Henderson will be taking a more strategic approach to implementing services to particular target areas. However, within the first two years of the Consolidated Plan, the City of Henderson plans to address the needs of our low-to-moderate income residents citywide. Then the city of Henderson will strategically target two areas (Downtown Investment Strategy and Boulder Highway Opportunity Site) during years three through five to make the most significant impact for our low-to-moderate income residents.</p>
<p><b>What are the opportunities for improvement in this target area?</b></p>	<p>As with many cities in the United States, the City of Henderson is concerned with increasing the affordability, accessibility and sustainability of our residents. Affordable housing for our low-to-moderate income residents is a very high priority.</p>

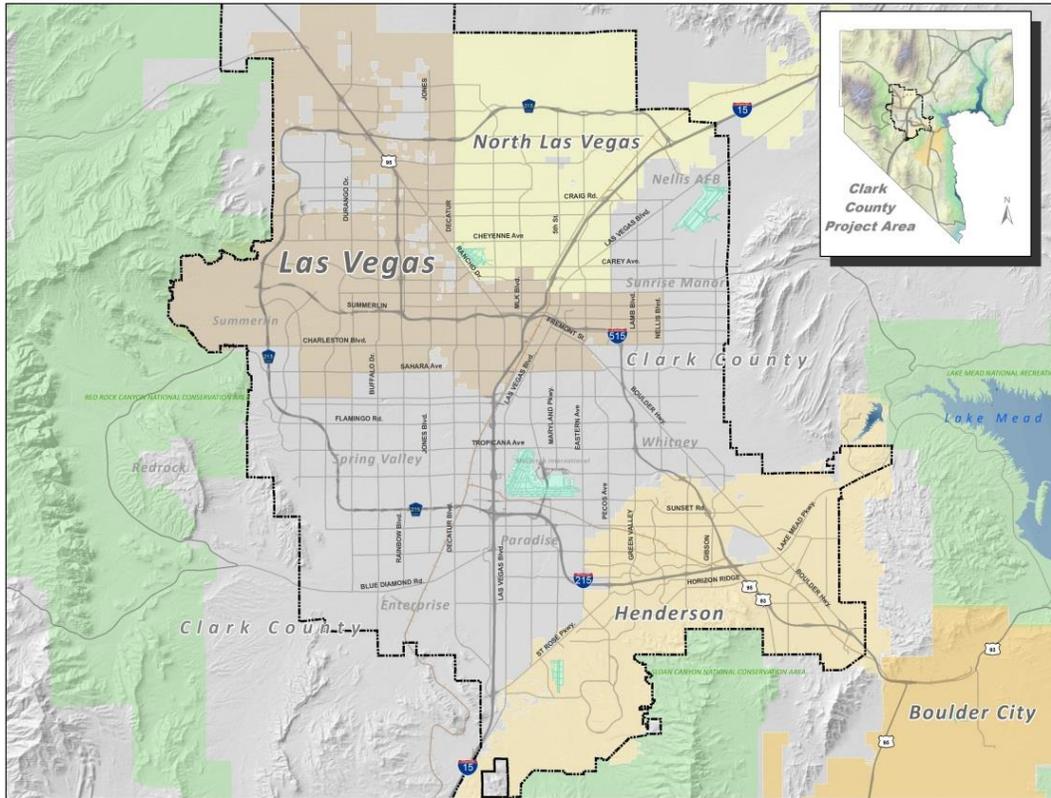
<p><b>Are there barriers to improvement in this target area?</b></p>	<p>A few of the barriers that we are currently experiencing is the lack of financial resources to significantly affect the needs of our low-to-moderate income residents. The City of Henderson historically receives around \$1 million a year in CDBG funding and around \$400,000 a year in HOME funding. With that, only around \$150,000 a year can be used for public services. Although, there are many nonprofit organizations that provide beneficial services to our residents, the City is unable to adequately fund many of these nonprofits in order to dramatically change the circumstances of our low-to-moderate income residents. This is why the City of Henderson is looking into strategically targeting two areas to invest a majority of our CDBG and HOME resources into, to yield a more beneficial return for our low-to-moderate income residents.</p>
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**General Allocation Priorities**

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The Downtown Investment Strategy and the Boulder Highway Opportunity Site are both areas that heavily affect our low- to moderate- income residents. By providing affordable housing options, stronger economic opportunities, better transportation options, and better educational options for our residents in these key areas over the next five years, we will have an opportunity to help our low- to moderate-income residents to increase their overall income, as well as increase the residents ability to sustain

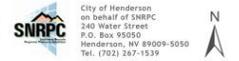
affordable housing, even if income dose does not increased.



**Southern Nevada Strong Basemap**

- Urban Boundary
- Municipality**
- Boulder City
- Henderson
- Las Vegas
- North Las Vegas

Revised: October 14, 2013  
 Sources: Boulder City Government,  
 Clark County Government,  
 City of Las Vegas Government,  
 City of North Las Vegas Government,  
 City of Henderson Government,  
 and University of Nevada Las Vegas  
 Based on Projected Coordinate System:  
 NAD83, StatePlane NV East FIPS 2703 Feet  
 Note: This map is offered as a general reference  
 guide only. Neither accuracy of accuracy is  
 intended nor should any be assumed.



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

### Priority Needs

Table 48 – Priority Needs Summary

<b>1</b>	<b>Priority Need Name</b>	Affordable Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Individuals Families with Children veterans Victims of Domestic Violence Elderly Persons with Physical Disabilities Persons with Developmental Disabilities Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	Within Henderson city limits
	<b>Associated Goals</b>	Affordable/Decent Housing First-time Homebuyers Transitional Services for Homeless Homelessness Prevention Lead-based Paint Hazards Sidewalk Improvements Neighborhood Facility Improvements Emergency Home Repairs Historic Preservation Services for Disabled Senior Services

	<b>Description</b>	It is estimated that about 53% of all Clark County households are cost-burdened (i.e., pay more than 30% of their gross income for housing costs). 54% of renter-households and 38% of owner-households are cost-burdened. In the city of Henderson there has been a 21% increase in the cost of housing between 2012 and 2011. Because of this, affordable housing has become more difficult for residents to obtain. The lack of safe and decent affordable housing is a major contributor to homelessness, crime and more and more families applying for subsidize housing. It is necessary to retain our current affordable housing stock as well as increase it to meet the needs of our low to moderate income residents.
	<b>Basis for Relative Priority</b>	The need for this priority in Henderson is to reduce the amount of low to moderate income residents who are cost-burdened due to the high cost of housing in both rental properties and in homeownership. In order to give low to moderate income residents equal access to quality housing options in the Henderson area, it is necessary to provide these options at affordable cost.
2	<b>Priority Need Name</b>	Economic development
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children veterans Victims of Domestic Violence Elderly Persons with Physical Disabilities Persons with Developmental Disabilities Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Downtown Investment Strategy Boulder Highway Opportunity Site
	<b>Associated Goals</b>	Expanding Economic Opportunity

	<p><b>Description</b></p>	<p>Without economic development and the availability of jobs in the lower socioeconomic areas, our low to moderate income residents will not have the opportunity to increase their income or provide opportunities for their families. A major way to help residents escape poverty is to offer them opportunities to increase their ability to become self-sufficient. Economic development in the target areas will attract more businesses to those areas, which in turn will create more job opportunities for the residents living in these areas. The City of Henderson is working with the Economic Development Department to help bring in a variety of businesses and developers to the target areas which will not only provide goods and services for the adjacent neighborhood, but will provide employment opportunities as well.</p>
	<p><b>Basis for Relative Priority</b></p>	<p>As in many cities across the nation, our priority of Economic Development is an essential component of serving our low to moderate income residents. Many of our residents who are low to moderate income are in these positions because there are not enough livable wage employment opportunities offered to them. The City of Henderson continues to look for opportunities to not only bring in a diverse offering of businesses and employers to the Henderson area, but the City is also looking at ways to help our low to moderate income residents gain access to the higher paying wage jobs that currently exist.</p>
<p><b>3</b></p>	<p><b>Priority Need Name</b></p>	<p>Educational Enrichment</p>
	<p><b>Priority Level</b></p>	<p>High</p>
	<p><b>Population</b></p>	<p>Extremely Low  Low  Moderate  Large Families  Families with Children  Public Housing Residents  Families with Children  Victims of Domestic Violence  Unaccompanied Youth  Persons with Mental Disabilities  Persons with Physical Disabilities  Persons with Developmental Disabilities  Non-housing Community Development</p>
	<p><b>Geographic Areas Affected</b></p>	<p>Downtown Investment Strategy  Boulder Highway Opportunity Site</p>

	<b>Associated Goals</b>	Expanding Suitable Living Opportunities Public Services Youth Services
	<b>Description</b>	<p>A child growing up in Nevada has the lowest chance for academic success in the country, according to a national study. For the past two decades, Education Week has published an annual report evaluating school systems in 50 states and Washington, D.C.</p> <p>The 2014 Quality Counts report graded Nevada a “D” on its “chance for success index,” the lowest possible rating. The national average on the index was “C+.” The Silver State scored at the bottom of the nation in terms of students’ “chance for success,” according to the report. When the “chance for success” index was introduced in 2007, Nevada ranked 43rd; its ranking the past five years has been 51st.</p> <p>If our children are growing up to become adults with poor educational foundations, then the cycle of poverty and low income continues for generations. By strategically focusing our public service resources on enhancing the education the children receive by supplementing it with tutoring, literacy and educational enrichment programs, we will break the cycle of poverty and increase these children’s chances of becoming adults who are better prepared for the changing workforce and better prepared to provide for their own families.</p>
	<b>Basis for Relative Priority</b>	Studies have repeatedly shown that the more education an individual has, the more financially successful they become. The quality of education that our residents are receiving is below the national standard, which means, the children of our low to moderate income families are less likely to escape poverty compared to children in other communities. In order to combat that, we as a city need to invest in supplemental education enrichment activities such as low-cost or free tutoring and after school programs specializing in enhancing a child's academic abilities.
4	<b>Priority Need Name</b>	Youth Services
	<b>Priority Level</b>	Low

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Public Housing Residents Families with Children Victims of Domestic Violence Unaccompanied Youth Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	Within Henderson city limits
	<b>Associated Goals</b>	Expanding Suitable Living Opportunities Public Services Youth Services Child Care Services
	<b>Description</b>	Services such as daycare/childcare, mentoring programs, and safety programs targeted to children are beneficial to our community as a whole, but specifically impacts our low to moderate income families. For affordable childcare options decreases the burden on many low income families. Mentoring and afterschool programs provide safe places where children can gain valuable life experiences and problem-solving skills. Safety programs such as avoiding Internet predators, gangs and drugs help to detour impressionable children from making life altering decisions.
	<b>Basis for Relative Priority</b>	The average child care cost for a child between the ages of one and six years old is \$600 a month. Even when a child turns five years old and is able to enter into kindergarten, the Clark County school district is not offer full-day kindergarten. In order for a parent to put their child in full-day kindergarten they have to pay an additional \$300 a month. Our extremely low and low income families cannot afford childcare, which is a vital need in order for parents to work. Investing in before and after school programs provides a safe child care alternative for low income families.  Providing mentoring and other life skill programs for the use of low to moderate income families will help in the vicious cycle of poverty. Not only will he give children valuable life skills but it will support their parents in providing valuable resources that will help the family as a whole.
<b>5</b>	<b>Priority Need Name</b>	Services for Seniors and Disable Individuals
	<b>Priority Level</b>	Low

	<b>Population</b>	Extremely Low Low Moderate Elderly Public Housing Residents 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 Non-housing Community Development
	<b>Geographic Areas Affected</b>	Boulder Highway Opportunity Site
	<b>Associated Goals</b>	Affordable/Decent Housing Expanding Suitable Living Opportunities Expanding Economic Opportunity Homelessness Prevention Public Services Services for Disabled Senior Services
	<b>Description</b>	Services that meet the needs of our special populations (elderly, children, victims of domestic violence, etc.)
	<b>Basis for Relative Priority</b>	Many of our senior and disabled population has very little income or other financial resources to properly meet their everyday needs. Providing low-cost or no-cost services such as transportation, meals, home repairs and other services allows our senior and disabled populations meet their daily needs and increases the quality of their lives. These programs make a huge difference in the lives of individuals who because of their age or disability have no other resources to increase their finances.
6	<b>Priority Need Name</b>	Homeless Services
	<b>Priority Level</b>	Low

	<b>Population</b>	Extremely Low Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	<b>Geographic Areas Affected</b>	Boulder Highway Opportunity Site
	<b>Associated Goals</b>	Transitional Services for Homeless Homelessness Prevention
	<b>Description</b>	Services that assist homeless individuals and families to receive shelter, transitional living and/or permanent housing.
	<b>Basis for Relative Priority</b>	Historically, the City of Henderson has not had a high homeless population. However in recent years, our homeless population has increased due to loss of jobs and the lack of livable wage jobs. This combined with housing cost and higher rental prices compared to other jurisdictions, has contributed to many extremely low income individuals not being able to maintain the cost of housing. Services such as homeless prevention, rapid rehousing and transitional services will not only help individuals and families on the brink of homelessness, but it will also provide resources to those individuals that are homeless.
7	<b>Priority Need Name</b>	Nutritional Services
	<b>Priority Level</b>	Low

<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
<b>Geographic Areas Affected</b>	Boulder Highway Opportunity Site
<b>Associated Goals</b>	Homelessness Prevention Public Services
<b>Description</b>	Services that provide nutritional substance to low to moderate income individuals.
<b>Basis for Relative Priority</b>	Providing nutritional services to low to moderate income individuals and families helps to supplement their income by providing food so they are able to use their limited financial resources to pay for housing.

### Narrative (Optional)

Through the information gathered from surveys, phone interviews, town hall meetings, and other outreach efforts, our residents stated that these seven priorities were the most important priorities in our community. Youth services, services for seniors and disabled individuals, homeless services, and nutritional services were considered medium to high priorities. However, affordable housing, economic development and job creation, and educational enrichment were deemed the top three priorities. The City of Henderson will tackle all seven priorities during the first two years of the Consolidated Plan and

then strategically focus on the top three priorities during years three through five of the consolidated plan.

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

### Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Even as the economy continues to improve, many American workers are still struggling to make ends meet. For millions of households, housing costs account for more than half of the household’s monthly income. These cost pressures put a strain on households, leaving too little for other necessities like food, health care, transportation, and child care. In addition, spending a disproportionate share of income on housing stifles economic growth as these households restrict their spending not only on other important necessities, but also on non-essential goods and services. Overall, 15.6 percent of all U.S. households (18.1 million households) were severely housing cost burdened in 2012. Severely cost burdened households are those that spend more than half of their income on housing costs. Renter households are more than twice as likely to be housing cost burdened than owner households. In 2012, 24.7 percent of all renter households were severely burdened compared to 10.5 percent of all owner households. This is the case in Henderson as well. because the majority of our low to moderate income residents are paying 50% or more of their gross monthly salary in housing costs, the need for a Tenant-Based Rental Assistance will most likely increase.
TBRA for Non-Homeless Special Needs	The vast majority of our special needs population is presumed to be extremely low to low income households. Nearly eight in ten extremely low-income working households, and over a third of very low-income working households, are severely housing cost burdened. The number of severely cost burdened households would be even higher without federal housing programs that target assistance to extremely low- and very low-income households. Most federal affordable housing programs cap rent payments for households at 30 percent of household income so that lower-income households will have money in their budget for other necessities. Because of this, the need for tenant-based rental assistance for non-homeless special needs households will increase as well.
New Unit Production	Average home prices continue to show positive improvements. Average price for existing single-family home sales increased 2.84 percent month-to-month in May of 2013, rising to \$191,067. Average prices for new and distress home sales in most regions throughout Nevada also saw increases. As new home increase in price, it becomes more imperative that we increase the price of affordable housing units. The majority of our low to moderate income population is not capable of purchasing single-family homes.

<b>Affordable Housing Type</b>	<b>Market Characteristics that will influence the use of funds available for housing type</b>
Rehabilitation	With the medium costs for single-family home on the rise, it is important that we maintain our current affordable housing stock by providing rehabilitation services to low to moderate income residents in order to help them maintain their current affordable living housing.
Acquisition, including preservation	The Las Vegas Valley which includes Las Vegas, North Las Vegas, and Henderson is surrounded by land that is owned by the Bureau of land Management (BLM). This means that it's a little more difficult for the municipalities to work with developers to develop parcels of land. The City of Henderson is actively trying to work with developers to either maintain or provide additional affordable housing through the acquisition of older multi-family housing. As the housing market increases, this becomes more difficult for the City of Henderson to accomplish.

**Table 49 – Influence of Market Conditions**

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

**Introduction**

The City will utilize \$1,216,904 in CDBG funds and \$432,191 in HOME funds for Fiscal Year 2015, as well as \$1,052,000 in prior year CDBG funds and \$1,047,000 in prior year HOME funds. In addition to the City's CDBG and HOME funding, the City also expects resources to be available from the State of Nevada. State funding includes State HOME funds, and Low Income Housing Trust Funds (LIHTF) for Welfare Set-Aside (WSA) and Tenant-Based Rental Assistance (TBRA). The State has allocated \$187,193 in State HOME funds, \$102,795 in LIHTF WSA, and \$422,573 in LIHTF for Development of Affordable Housing for Fiscal Year 2015. The City will contribute \$120,979 of the City's general funds toward the Regional Homeless Coordination efforts and \$15,185 to WestCare to provide detox and substance abuse treatment to our residents.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,216,904	0	1,194,301	2,411,205	0	

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	432,191	0	465,666	897,857	0	

Table 50 - Anticipated Resources

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

The City will meet the 25% HOME match requirement by using Low-Income Housing Trust Funds (LIHTF), awarded to the City by the State of Nevada Housing Division. This will be reported in the HOME Match Report (HUD form 40107-A) and submitted with the Consolidated Annual Performance and Evaluation Report (CAPER).

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

Not applicable.

## **Discussion**

The City will utilize these CDBG and HOME funds for housing and community development activities that are in line with the goals of the 2015-2019 Consolidated Plan. Other funding sources will assist the City in identifying and removing lead-based hazards, improving energy efficiency, and assisting with regional homeless efforts.

## SP-40 Institutional Delivery Structure – 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
HELP OF SOUTHERN NEVADA	Non-profit organizations	Homelessness	Jurisdiction
Southern Nevada Regional Housing Authority	PHA	Public Housing	Region
Southern Nevada Regional Planning Coalition	Regional organization	Homelessness	Region
Silver State Fair Housing	Non-profit organizations	Rental	Jurisdiction
Habitat for Humanity Las Vegas	CHDO	Ownership Rental	Jurisdiction

**Table 51 - Institutional Delivery Structure**

### Assess of Strengths and Gaps in the Institutional Delivery System

The City of Henderson is fortunate to be able to work with non-profit organizations that truly care about the well-being and ongoing success of our community. One of the major strengths we have in the institutional delivery of services is the fact that the City of Henderson is a small, close-knit community, which makes it easier for us to address community needs fairly quickly. Another strength that the City of Henderson possesses is its willingness to work with other entities and jurisdictions to develop and implement regional plans to better address problems on a larger scale, such as homelessness and public housing.

Some of the gaps in delivering services are the rapid change in our housing market. The City of Henderson struggles to create more affordable housing due to the lack of financial resources and little interest from developers. Over 60% of the City's housing stock is single-family homes and a large portion of our multi-family units are privately developed and owned. Because of this, many of the multi-family units charge fair market rents and do not carry affordable housing units.

### Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
<b>Homelessness Prevention Services</b>			
Counseling/Advocacy	X	X	
Legal Assistance			

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

**Table 52 - Homeless Prevention Services Summary**

**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)**

Case management and advocacy services offered by providers include individualized goal setting and achievement planning (40 programs), benefits advocacy (31 programs), intensive / wraparound case management (36 programs), housing search assistance (40 programs), civil legal advocacy (18 programs), and help in obtaining ID cards and other documents (10 programs). Other case management and advocacy services include transportation assistance, financial literacy, education advocacy, entrepreneurship education, networking education, life skills classes, bus passes, food assistance, wellness checks (weekly or daily), and referrals to Veterans Administration services, housing counseling, and safety planning for victims of domestic violence, sexual assault, and human trafficking.

Eighteen (18) providers conduct mobile outreach to clients as a part of their outreach, engagement, and referral process. All of the programs surveyed offer information and referral to community resources, including housing and services. Staff on outreach teams include intensive case managers, program managers, licensed clinical social workers, registered nurses, substance abuse counselors and coordinators, mental health counselors, outreach coordinators, AmeriCorps VISTA volunteers, trained

outreach volunteers, entrepreneur re-educators, charity coordinators, veteran volunteers, consumers, client advocates, bilingual caseworkers, and housing counselors.

The Organizations United To Reach, Educate, & Assist Chronic Homeless (O.U.T.R.E.A.C.H.) include the following participating agencies: HELP of Southern Nevada, Straight From The Street, Community Counseling Center, Clark County Social Services, Nevada Health Centers, Southern Nevada Adult Mental Health Bridge Team, METRO HELP Team, Regional Initiatives Office, Westcare of Nevada, and Mobile Crisis Intervention Teams (MCIT).

MCIT conducts interventions and abatements, as well as health & safety checks from all jurisdictions, and offers supportive services and access to housing. Straight from the Streets Homeless Outreach provides intensive case management through a team of case managers, substance abuse counselors, licensed clinical social workers, and mental health counselors. Through the United States Veterans Initiative, U.S. VETS – Las Vegas has a team of staff and interns that conduct outreach for its Veterans in Progress Program.

Nevada Partnership for Homeless Youth (NPHY) conducts preventative and education outreach in schools and at community events, street outreach, and operates Safe Place, an outreach program and mobile crisis intervention program available to youth in crisis at virtually every street corner in Clark County. NPHY's outreach teams regularly include an Outreach Coordinator, AmeriCorps VISTA, and trained outreach volunteers. Eligible clients are then referred to their staff of four licensed social workers for assessment and intake.

**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**

City of Henderson continues to look into ways that will benefit our special needs populations. Our elderly population of residents 65 and older make the around 12% of our total population. Within our County, the City of Henderson has a slightly older median age than the rest of the County. Programs to look at to assist our aging community with improve affordability and accessibility are possibly provide property tax relief programs for low-income older homeowners, increase access to retrofit through deferred loans and grant programs, connect residents to services to help them age in place and avoid hospitalization and/or nursing home care, and continue our support in developing and maintaining affordable housing options.

There is a large percentage (over 15%) of residents with disability status in the eastern portion of the City living to the east and west of Boulder Highway, south of Lake Mead Parkway. There is another census tract along Boulder Highway to the north of Lake Mead Parkway, and one additional one in the southwest section of the city in the Anthem area which has an age restricted community of senior residents. Overall, 2012 ACS 1-year estimates show that 11.1% of Henderson's population has a disability, which has grown from 8.1% in 2000.

The housing and supportive service needs of these populations include a lack of affordable, permanent housing. Another need is employment that pays a living wage. Special needs populations typically work with a case manager or other staff with a service agency, who will help to coordinate housing and services. They do not provide this assistance in a service delivery system, where cooperation is a long standing value.

According to a report submitted by the Southern Nevada Health District there is a total of 191 individuals who have been diagnosed with AIDS and a total of 295 individuals that have been diagnosed with HIV between January 2014 and December 2014. Of the 486 individuals that have been diagnosed with either HIV or AIDS, 15 of those individuals passed away during the year, which means our HIV and AIDS population is receiving the healthcare and services they need to live active full lives.

The City of Henderson does not receive HOPWA funding to provide housing for individuals living with AIDS and HIV. However, other jurisdictions close to the City of Henderson do receive these funds and offer housing options for these individuals and their families.

### **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**

The Southern Nevada Regional Planning Coalition is looking at addressing some of the gaps in services targeted to our homeless population by:

- Expanding case management capacity and quality
- Using peer mentoring to supplement case management support
- Providing more outreach and engagement and establishing system-wide standards
- Establishing a homeless court to focus on the legal needs of our homeless population

Suggestions provided by the Regional Analysis of Impediments to address gaps in service delivery suggests we look at

- Expanding more affordable housing for families
- Providing a larger variety of housing choices
- Providing more options for public transportation
- Providing more mixed-use neighborhoods that are close to transportation and job opportunities.

**SP-45 Goals Summary – 91.215(a)(4)**

**Goals Summary Information**

<b>Sort Order</b>	<b>Goal Name</b>	<b>Start Year</b>	<b>End Year</b>	<b>Category</b>	<b>Geographic Area</b>	<b>Needs Addressed</b>	<b>Funding</b>	<b>Goal Outcome Indicator</b>
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable/Decent Housing	2015	2019	Affordable Housing Homeless		Affordable Housing Services for Seniors and Disable Individuals		<p>Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted</p> <p>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 150 Households Assisted</p> <p>Public service activities other than Low/Moderate Income Housing Benefit: 1000 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 50 Households Assisted</p> <p>Facade treatment/business building rehabilitation: 0 Business</p> <p>Brownfield acres remediated: 0 Acre</p> <p>Rental units constructed: 10 Household Housing Unit</p> <p>Rental units rehabilitated: 10 Household Housing Unit</p>

Consolidated Plan

HENDERSON

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Expanding Suitable Living Opportunities	2015	2019	Non-Homeless Special Needs Non-Housing Community Development		Educational Enrichment Youth Services Services for Seniors and Disable Individuals		<p>Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5 Persons Assisted</p> <p>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted</p> <p>Public service activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 30 Households Assisted</p> <p>Facade treatment/business building rehabilitation: 0 Business</p> <p>Brownfield acres remediated: 0 Acre</p> <p>Rental units constructed: 0 Household Housing Unit</p> <p>Rental units rehabilitated: 10 Household Housing Unit</p>

Consolidated Plan

HENDERSON

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Expanding Economic Opportunity	2015	2015	Non-Homeless Special Needs Non-Housing Community Development Economic Development		Economic development/job creation Services for Seniors and Disable Individuals		Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5 Persons Assisted  Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted  Public service activities other than Low/Moderate Income Housing Benefit: 25 Persons Assisted  Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Facade treatment/business building rehabilitation: 0 Business  Brownfield acres remediated: 0 Acre  Rental units constructed: 0 Household Housing Unit  Rental units rehabilitated: 0 Household Housing Unit

Consolidated Plan

HENDERSON

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	First-time Homebuyers	2015	2019	Affordable Housing	Henderson Citywide	Affordable Housing		Direct Financial Assistance to Homebuyers: 10 Households Assisted
5	Transitional Services for Homeless	2015	2019	Homeless	Henderson Citywide	Affordable Housing homeless services		Public service activities for Low/Moderate Income Housing Benefit: 250 Households Assisted  Tenant-based rental assistance / Rapid Rehousing: 30 Households Assisted  Housing for Homeless added: 250 Household Housing Unit
6	Homelessness Prevention	2015	2019	Affordable Housing	Henderson Citywide	Affordable Housing Services for Seniors and Disable Individuals homeless services Nutritional Services		Public service activities for Low/Moderate Income Housing Benefit: 500 Households Assisted
7	Lead-based Paint Hazards	2015	2019	Affordable Housing	Henderson Citywide	Affordable Housing		Rental units rehabilitated: 10 Household Housing Unit  Homeowner Housing Rehabilitated: 10 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
8	Sidewalk Improvements	2015	2019	Non-Housing Community Development	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Affordable Housing Economic development/job creation		Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted
9	Neighborhood Facility Improvements	2015	2019	Non-Housing Community Development	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Affordable Housing		Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 5 Households Assisted
10	Emergency Home Repairs	2015	2019	Affordable Housing	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Affordable Housing		Homeowner Housing Rehabilitated: 50 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	Historic Preservation	2015	2019	Non-Housing Community Development	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Affordable Housing		Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 1 Persons Assisted
12	Public Services	2015	2019	Homeless Non-Homeless Special Needs	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Economic development/job creation Educational Enrichment Youth Services Services for Seniors and Disable Individuals Nutritional Services		Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted  Public service activities for Low/Moderate Income Housing Benefit: 100 Households Assisted  Homelessness Prevention: 100 Persons Assisted
13	Services for Disabled	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Affordable Housing Services for Seniors and Disable Individuals		Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	Youth Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Educational Enrichment Youth Services		Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted
15	Child Care Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Youth Services		Public service activities other than Low/Moderate Income Housing Benefit: 150 Persons Assisted
16	Senior Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Affordable Housing Services for Seniors and Disable Individuals		Public service activities other than Low/Moderate Income Housing Benefit: 50 Persons Assisted

**Table 53 – Goals Summary**

**Goal Descriptions**

<b>1</b>	<b>Goal Name</b>	Affordable/Decent Housing
	<b>Goal Description</b>	<p>Our goals and objectives for creating and retaining decent affordable housing includes:</p> <ul style="list-style-type: none"> <li>• assisting homeless persons obtain affordable housing</li> <li>• assisting persons at risk of becoming homeless</li> <li>• retaining the affordable housing stock</li> <li>• increasing the availability of affordable permanent housing</li> <li>• increasing the supply of supportive housing which includes structural features</li> <li>• providing affordable housing that is accessible to job opportunities</li> </ul>
<b>2</b>	<b>Goal Name</b>	Expanding Suitable Living Opportunities
	<b>Goal Description</b>	<p>Our goals and objectives for expanding suitable living opportunities include:</p> <ul style="list-style-type: none"> <li>• improving the safety and livability of neighborhoods</li> <li>• eliminating blighting influences and the deterioration of property</li> <li>• increasing the access to quality public and private facilities</li> <li>• restoring and preserving properties of special historical, agricultural or aesthetic value</li> <li>• conserving energy resources and use of renewable energy sources</li> </ul>
<b>3</b>	<b>Goal Name</b>	Expanding Economic Opportunity
	<b>Goal Description</b>	<p>Our goals and objectives for expanding economic opportunity includes:</p> <ul style="list-style-type: none"> <li>• job creation and retention</li> <li>• establishment, stabilization and expansion of small businesses (including micro-businesses)</li> <li>• the provision of public service concerned with employment</li> <li>• the provision of jobs to low income persons living in areas affected by those programs</li> <li>• the use of a section 108 loan to assist the creation of new businesses opportunities and jobs</li> </ul>

4	<b>Goal Name</b>	First-time Homebuyers
	<b>Goal Description</b>	Assist first-time homebuyers with purchasing a home, including down payment and closing costs.
5	<b>Goal Name</b>	Transitional Services for Homeless
	<b>Goal Description</b>	Assist homeless individuals and families transition to stable housing
6	<b>Goal Name</b>	Homelessness Prevention
	<b>Goal Description</b>	Provide funding for services to prevent homelessness and encourage self-sufficiency.
7	<b>Goal Name</b>	Lead-based Paint Hazards
	<b>Goal Description</b>	Provide funding to assess lead-based paint hazards and rehab at least 50 housing units
8	<b>Goal Name</b>	Sidewalk Improvements
	<b>Goal Description</b>	Provide funding for safety and accessibility improvements in the Trailer Estates neighborhood
9	<b>Goal Name</b>	Neighborhood Facility Improvements
	<b>Goal Description</b>	Provide funding to make improvements at neighborhood facilities
10	<b>Goal Name</b>	Emergency Home Repairs
	<b>Goal Description</b>	Assist low-income homeowners with home repairs.
11	<b>Goal Name</b>	Historic Preservation
	<b>Goal Description</b>	Provide funding to survey historically significant properties.

<b>12</b>	<b>Goal Name</b>	Public Services
	<b>Goal Description</b>	Provide funding for social services, including emergency needs assistance programs.
<b>13</b>	<b>Goal Name</b>	Services for Disabled
	<b>Goal Description</b>	Provide funding to improve services for disabled individuals and their families.
<b>14</b>	<b>Goal Name</b>	Youth Services
	<b>Goal Description</b>	Provide funding for youth and teen activities such as mentoring, workshops and or other experiences that will enhance the overall education and civic development of our young people.
<b>15</b>	<b>Goal Name</b>	Child Care Services
	<b>Goal Description</b>	Provide funding for before- and after-school programs for children and parenting skills classes for parents.
<b>16</b>	<b>Goal Name</b>	Senior Services
	<b>Goal Description</b>	Provide funding to assist seniors in maintaining self-sufficiency.

**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)**

The City of Henderson will provide affordable housing to low-income families by utilizing HOME funds to administer a First Time Homebuyer Program, a Homeowner Rehabilitation Program, and to fund new construction of affordable housing. The First Time Homebuyer Program assists low-income families to purchase and rehabilitate existing housing. This program will assist approximately five families during Fiscal Year 2015-2016, with one homebuyer being an extremely low-income family and four being low-income families. The Homeowner Rehabilitation Program will offer assistance to families with low-income that are in need of rehabilitation on their home. This program helps to maintain existing affordable housing and will assist approximately two low-income homeowners.

HOME funds will also be used for the construction of new affordable housing to benefit families and individuals. The City of Henderson will assist Habitat for Humanity to construct six single-family affordable homes, with the plans to construct an additional four homes in the future, and all homes will be sold to low-income families. The City will also be assisting with the development of Tin Pan Flats, a mixed-use project that will have commercial and residential housing that will provide a total of 30 housing units, and eight of the units being affordable for low-income families. The City will be partnering with HELP of Southern Nevada to assist with the construction of the Shannon West Youth Center, a homeless youth center that will provide 46 units to house up to 120 homeless youth. Additionally, the City anticipates having another construction project over the next five years that will provide new affordable housing to low-income families. At this time the project is undetermined but will probably result in the addition of at least 30 affordable housing units.

## **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)**

All public housing properties have been certified to be in compliance with Uniform Federal Accessibility Standards (UFAS), Section 504 and ADA Title II. There are 168 wheelchair accessible units for seniors and families with physical disabilities or 5.8% of the public housing inventory and above the minimum requirement of 5%. Also, there are 61 units for individuals visually and/or hearing impaired or 2.1% of the Public Housing inventory and at the minimum requirement of 2%. The SNRHA has available hearing/visually impaired kits for installation as need it. A total of 613 applicants have indicated some type of mobility needs which is 6.9% of the 8,838 applicants in the wait list for Public Housing. These mobility needs will be addressed at the time of interview. The SNRHA also provides reasonable accommodations to address needs from our residents.

### **Activities to Increase Resident Involvements**

Public housing resident's involvement is critical to ensure that their needs are met. Successful resident involvement is based upon information and dialogue. Some of the activities to increase resident involvement are as follows:

- Active resident councils
- Meetings to seek resident input
- Engaging community partners to host onsite meetings/events
- Staff to have regular and ongoing contact with residents
- Engage residents in volunteering with community efforts
- Provide tangible and meaningful services
- Provide positive recognition of resident participation

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

No

### **Plan to remove the 'troubled' designation**

The SNRHA is not designated as troubled under 24 CFR part 902. The SNRHA is designated as a High Performer under the Housing Choice Voucher Program and a Standard Performer under the Public Housing Program.

## **SP-55 Barriers to affordable housing – 91.215(h)**

### **Barriers to Affordable Housing**

As many entities across the nation have found, strict lot size requirements and density caps can result in an increase in home prices. The same may be true for architectural standards. To ensure an adequate supply of homes in a wide range of pricing, the City must ensure its requirements and standards result in the high quality neighborhoods desired without unnecessarily impacting affordability.

A unique issue to Clark County is the disturbance fees that all developers must pay. Prior to development on private or other non-federal property in Clark County, Nevada, the developer must obtain a grading or building permit from the appropriate City or County agency. The permitting office for the City or the County will collect a mitigation fee of \$550 per acre, if one has not previously been paid. This is a one-time fee that funds the Desert Conservation Program. This program provides Endangered Species Act compliance through mitigation and conservation for 78 plant and animal species, including the desert tortoise.

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

There are multiple, promising approaches available to the City of Henderson to help reduce the various to affordable housing and create more manageable levels for households. These include:

- Preservation of existing affordable homes near job centers, public transit stations, and other places where transportation costs are low (“location-efficient areas”);
- Regulatory reforms that reduce the cost of creating new housing in location-efficient areas;
- Incentives or requirements to include affordable housing within new development in location-efficient areas;
- Land acquisition assistance to facilitate the development of affordable homes in location-efficient areas;
- Mechanisms for ensuring long-term affordability;
- Policies that capture a portion of the value generated by public investments in location-efficiency to support affordable homes in these areas;
- Improvements to transit service and walkability for compact areas where housing prices are already relatively affordable so residents can rely less on autos.

By creating and preserving affordable living options in targeted areas, and improving the location efficiency of compact communities where housing costs are relatively low, the City may be able to reduce the some of the barriers to affordable housing. The City of Henderson will continue to investigate all possible options to provide our low-to-moderate income residents with more affordable housing options.

## **SP-60 Homelessness Strategy – 91.215(d)**

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

Eighteen providers conduct mobile outreach to clients as a part of their outreach, engagement, and referral process. All of the programs surveyed offer information and referral to community resources, including housing and services. Staff on outreach teams include intensive case managers, program managers, licensed clinical social workers, registered nurses, substance abuse counselors and coordinators, mental health counselors, outreach coordinators, AmeriCorps VISTA volunteers, trained outreach volunteers, entrepreneur re-educators, charity coordinators, veteran volunteers, consumers, client advocates, bilingual caseworkers, and housing counselors.

Organizations United To Reach, Educate, & Assist Chronic Homeless (O.U.T.R.E.A.C.H.) includes the following participating agencies: HELP of Southern Nevada, Straight From The Street, Community Counseling Center, Clark County Social Services, Nevada Health Centers, Southern Nevada Adult Mental Health Bridge Team, METRO HELP Team, Regional Initiatives Office, Westcare of Nevada, and Mobile Crisis Intervention Teams (MCIT).

MCIT conducts interventions and abatements, as well as health & safety checks from all jurisdictions, and offers supportive services and access to housing. Straight from the Streets Homeless Outreach provides intensive case management through a team of case managers, substance abuse counselors, licensed clinical social workers, and mental health counselors. Through the United States Veterans Initiative, U.S. VETS – Las Vegas has a team of staff and interns that conduct outreach for its Veterans in Progress Program.

Nevada Partnership for Homeless Youth (NPHY) conducts preventative and education outreach in schools and at community events, street outreach, and operates Safe Place, an outreach program and mobile crisis intervention program available to youth in crisis at virtually every street corner in Clark County. NPHY's outreach teams regularly include an Outreach Coordinator, AmeriCorps VISTA, and trained outreach volunteers. Eligible clients are then referred to their staff of four licensed social workers for assessment and intake.

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

Since 2010, there has been a 14% increase in total inventory, despite a 1% loss in the last year. This increase is due to overall growth in the number of emergency shelter beds (despite a 6% loss in beds in the past year) and annual growth in the number of permanent supportive housing beds. Transitional housing inventory has been cut in half during this time period. This is consistent with national trends, where CoCs are reducing transitional housing to fund more cost-effective interventions such as permanent supportive housing and rapid re-housing.

As of 2013 the inventory includes beds for specific sub-populations as follows:

- **Survivors of Domestic Violence:** There are 128 emergency shelter beds, 89 for households with children and 39 for households without children. This is much less than is needed for the 11% of the homeless population that identified as survivors of domestic violence. 57% of domestic violence survivors were unsheltered.
- **Persons Living with HIV/AIDS:** There are 8 permanent supportive housing beds for households without children. There were 71 people who identified themselves as having HIV/AIDS when counted in the 2013 PIT Count, and 86% were unsheltered.
- **Veterans:** There are 1,271 beds of all types. This includes 57 emergency shelter beds (2 for households with children and 55 for households without children), 328 transitional housing beds (all for households without children), and 886 permanent supportive housing beds (268 for households with children and 618 for households without children).
- While beds for veterans make up 26% of the overall inventory, veterans are only 12% of the overall homeless population. Despite the seeming over-inventory of beds for veterans, 53% of veterans were unsheltered.
- The inventory contains a disproportionate number of beds for persons in households

**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.**

Homelessness prevention and rapid re-housing services are a high priority given Nevada’s difficult economic backdrop. Falling household incomes, high unemployment rates, and low wages for many of the jobs that do exist, combined with a lack of affordable housing, undermine the housing stability of many households. Key indicators of homeless risk are on the rise, including increases in the number of poor renter households with severe housing costs burdens, a rise in the number of poor people living doubled up, growth in the number of poor adults accessing safety benefits and an increase in the number of poor single person households.

Currently, 93% of homeless assistance programs provide housing search assistance as a part of the case management and advocacy services offered. With regard to financial services provided, there are 16 programs that offer prevention services and 8 that offer rapid re-housing services. There are 11 programs that provide permanent rent subsidies and 14 that provide temporary rent subsidies. In addition, there are 12 programs that provide one-time financial assistance other than rent, including deposits, utilities, rental applications, and other financial assistance.

Unaccompanied youth under 18 years of age are an under-served population. While they make-up 6% of the overall homeless population, only 1% of the beds listed in the 2013 Homeless Inventory Count (HIC)

are targeted for them and 92% of homeless youth are unsheltered.

Of the programs surveyed, 24 programs identified families as one of the primary populations they serve. Fifteen providers serve children as a primary population, and 19 serve Transition Age Youth (age 18-24) as a primary population. Children, youth, and family services offered by providers include childcare (8 programs), parenting classes (15 programs), child placement services and custody services (4 programs), education and schooling (11 programs), mental health services (8 programs), substance abuse treatment (7 programs), and youth housing (7 programs). Other services include domestic violence support groups, homelessness prevention, and family reunification.

**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**

In order to ensure that services and funding for core elements within the regional plan are not needlessly duplicated and that service providers are achieving intended outcomes, an Evaluation Working Group (EWG) was created in 2007 consisting of 21 representatives from a broad spectrum of organizations and community partners. The primary objective of the EWG is to review and prioritize all regional funding for homelessness, while ensuring that those providers receiving funding are in compliance with the plan. The EWG is also responsible for governance and implementation of regulations related to the HEARTH Act.

Over the course of the last three years, the EWG has become the central reporting group for all Continuum of Care (CoC) activities. The group oversees the work of several other working groups and activities, including the implementation and continued expansion of HMIS, the Centralized/Coordinated Intake Working Group, the Performance Measurement Working Group, and the Monitoring and Compliance Working Group.

Currently, each service provider operating within the Continuum of Care (CoC) has its own unique set of criteria used to screen clients at intake. This can make for a frustrating experience for both the provider and the individual in need of crisis services. Oftentimes, the system is set up to screen people out who do not qualify for a particular service instead of directing them towards the services for which they do qualify.

The HEARTH Act recognized this inefficiency and announced a mandate for CoC's across the country to implement a Centralized Intake and Coordinated Assessment System. The Centralized/Coordinated Intake Assessment and Referral Process will align procedures, intake forms, and processes consistently across all homeless provider agencies within Southern Nevada.

This approach will provide clients a single point of access to all homeless programs and services for which they are eligible. Once an individual has completed the general assessment process at an agency, they will receive appropriate referrals to programs the first time, irrespective of whether the client qualifies for services at the agency that assessed them. The process eliminates client frustration and wasted time, sparing applicants the process of answering the same questions over and over again, and eliminating the need to travel to many different organizations to try and figure out which program a client qualifies for.

For providers, the Centralized/Coordinated Intake Assessment and Referral Process streamlines applications for programs, provides a seamless method to share information about an individual receiving services, and reduces administrative work, allowing case workers to spend more time interacting with clients and determining appropriate solutions for each individual or family. The Centralized/Coordinated Intake System will unify all processes within a CoC, guaranteeing that agencies are readily accessible and able to meet the immediate needs of those in crisis.

By using Centralize/Coordinated intake all of our low-income individuals and families will immediately be referred to services that are available to help them avoid becoming homeless.

## **SP-65 Lead based paint Hazards – 91.215(i)**

### **Actions to address LBP hazards and increase access to housing without LBP hazards**

#### **How are the actions listed above related to the extent of lead poisoning and hazards?**

It was previously estimated that approximately 8,500 Henderson homes were built before 1978, with an estimated 2,000 of these units potentially containing lead-based paint hazards. About 75% of these units are occupied by extremely-low, low- and moderate-income households. The current Lead Hazard Control Grant Program will identify the pre-1978 homes containing lead-based paint hazards and provide the services needed to abate or stabilize deteriorated lead-based paint. The City of Henderson will have an opportunity at the end of the grant period to reapply for an additional Lead-Based Paint Hazard Control Grant Program in order to continue addressing lead-based paint hazards in Henderson housing units.

#### **How are the actions listed above integrated into housing policies and procedures?**

Homeowners of rented properties are required to sign a program terms and conditions that are in effect once lead hazard control rehabilitation takes place. The homeowner agrees to affirmatively further fair housing by continuing to lease to families with children 5 years of age or less, that meet HUD income guidelines for low-income households. The home will remain rented to low-income tenants, as defined by HUD, for a period of three (3) years from the completion of lead hazard control work. For one year, the homeowner agrees not to raise the rent of the subject unit because the lead hazard control and healthy homes activities have increased the value of the property. Lastly, the homeowner is required to maintain the dwelling in a habitable condition during tenancy according to NRS 118A.290.

#### **TERMS AND CONDITIONS SPECIFIC TO LANDLORDS**

1. Landlord agrees and grants permission to the City of Henderson (COH) and DEOH to enter and provide services to the housing unit. All appointments will be scheduled at the tenant's convenience.
2. Landlord agrees to affirmatively further fair housing by continuing to lease to families (with children 5 years of age or less) meeting HUD income guidelines for low-income.
3. Vacant units will be eligible pursuant on the unit owner agreeing to include the unit on an existing low-income program list maintained by the Nevada Housing Division.
4. Unit owner agrees to notify the City of Henderson in writing of unit vacancy within ten (10) days of such vacancy. Owner agrees to use best efforts to re-rent the unit as soon as practicable, but in no event later than ninety (90) days from the date of vacancy. Upon re-renting the unit, the owner must provide to COH a copy of the executed rental agreement and rental application showing income information no later than forty-five (45) days from the date of the rental agreement date. Landlord acknowledges that City of Henderson will place the vacant unit on an existing low-income program list maintained by the Nevada Housing Division.

5. Priority has been given in renting vacant units in the unit to families with children 5 years and under who are of low-to-moderate incomes as defined by HUD.
6. The unit remains rented to low-income tenants, as defined by HUD, for a period of three (3) years from the completion of lead hazard control work. Just cause eviction petitions must be presented to the City to determine compliance.
7. For one year, the landlord agrees not to raise the rent of the subject unit because the lead hazard control and healthy homes activities have increased the value of the property. This agreement does not interfere with the landlord's right to raise the rent for normal rent adjustments.
8. Landlords may not evict tenant(s) to void the agreement with COH. This agreement does not interfere with the landlord's right to evict tenant(s) for normal reasons.
9. "The landlord shall at all times during the tenancy maintain the dwelling unit in a habitable condition" (NRS 118A.290)
10. If during the process of monitoring, non-compliance to the above terms and conditions is discovered, the property owner will have the opportunity to remedy the situation. Failure to do so will result in the repayment of the grant in full to COH.

## **SP-70 Anti-Poverty Strategy – 91.215(j)**

### **Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families**

Henderson will continue to promote efforts that incorporate supportive services to assist extremely low and low-income residents achieve self-sufficiency. The City will also continue to work with non-profit agencies whose programs promote self-reliance and economic independence.

Henderson believes that the main opportunities to assist persons below poverty level achieve economic independence is through education and employment options. Community partners play an active role in provision of these services. The Southern Nevada Regional Housing Authority (SNRHA) has a very successful Section 8/Housing Choice Voucher (HCV) and Public Housing Self-Sufficiency program available to those residing in Henderson.

The Workforce Investment Board oversees the Nevada Job Connect offices and one is located in downtown Henderson. Job Connect is a significant component in providing outreach, training and job placement services to residents. The College of Southern Nevada in Henderson offers a large selection of programs for low-income residents in their attempts to become trained and job ready. Southern Nevada Public Television/Vegas PBS also offers job training programs to help residents increase their skill sets and become more marketable to employers.

Education is a key component that the City of Henderson will be working on over the next five years. Not only is it important to provide training and educational opportunities to our adults to help them have the options to leave poverty, but it is also extremely important to break the cycle of poverty by providing quality education to the children of these low-income families. Since the Clark County School District has historically scored very low compared to the rest of the school districts in the nation, many of our residents do not feel that their children have the opportunity to get a quality education. Supporting programs and activities that targets educational enrichment, tutoring, and literacy will help these children break the cycle of poverty.

Another example of the City's efforts to reduce the number of poverty level families in the community is the active City support for the Volunteer Income Tax Assistance (VITA) Project. In keeping with the goal of helping low-income families become self-sufficient and saving money for the future, many City employees volunteer in providing free tax return preparation and taxpayer assistance in claiming the Earned Income Tax Credit. The Earned Income Tax Credit (EITC) is the largest federal aid program for working families, providing more money to working families than food stamps and Temporary Assistance to Needy Families (TANF) combined. The program has the potential to lift many working families out of poverty but it is estimated that up to 25% of eligible taxpayers do not take advantage of the credit. The City has partnered with community based organizations in promoting the program, which helps residents avoid high-cost preparation fees and expensive refund anticipation loans.

**How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan**

As mentioned in earlier sections of the Consolidated Plan, almost half of the residents in Clark County are paying more than 30% of their income towards their housing expense. This is especially true for individuals and families that rent their housing. Maintaining our current affordable housing stock as well as creating new affordable housing options is a major contributor to reducing the number of poverty level families. If a family is able to spend less on their housing needs, then they are able to have money left over to take care of their other needs.

## **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**

The City of Henderson implements and abides by the federal standards provided in the monitoring manual provided by HUD. As a recipient of CDBG financial assistance, we are responsible for administering CDBG projects in accordance with all applicable state, federal, and program requirements. The Neighborhood Services Department of the City of Henderson has the responsibility to ensure that CDBG subrecipients are carrying out their projects in accordance with these requirements. Monitoring of programs serves as technical assistance (TA) for the subrecipient in which the City of Henderson's goal is to assist and support CDBG subrecipients in complying with these requirements and in successfully implementing their project activities from start-up through closeout of the project.

When the City of Henderson monitors a subrecipient, the staff person monitoring uses a standard monitoring checklist that was adapted from the CDBG monitoring checklist provided in the HUD monitoring manual. Using this checklist, the person monitoring checks the organization's financial records, client program files, policies and procedures, employee handbooks, Section 504 assessments, advertisement practices such as advertising in minority publications, and hiring practices.

Subrecipients are entered into a monitoring matrix according to how well they are following the guidelines and federal regulations. Subrecipients that are meeting program goals, running their programs within federal guidelines, and turning in all of their monthly reports in a timely manner, are usually put on a monitoring schedule to be visited every other year or every two years. Subrecipients that are performing well but have had a few problems are added to an annual or bi-annual monitoring schedule with periodic technical assistance. Subrecipients that are having a difficult time working within guidelines or meeting program goals are put on an annual monitoring schedule with ongoing technical assistance from City staff.

Each of these subrecipients is required to submit a monthly report that includes the number of clients served for that month and a breakdown of the clients' race, ethnicity and income status. This is done as a form of a monthly desk monitoring to make sure that the programs are on target and to see which organizations would benefit from technical assistance. The purpose of this review is to assist the organization before any major problems occur.

## Expected Resources

### AP-15 Expected Resources – 91.220(c)(1,2)

#### Introduction

The City will utilize \$1,216,904 in CDBG funds and \$432,191 in HOME funds for Fiscal Year 2015, as well as \$1,052,000 in prior year CDBG funds and \$1,047,000 in prior year HOME funds. In addition to the City's CDBG and HOME funding, the City also expects resources to be available from the State of Nevada. State funding includes State HOME funds and Low Income Housing Trust Funds (LIHTF) for Welfare Set-Aside (WSA) and Tenant-Based Rental Assistance (TBRA). The State has allocated \$187,193 in State HOME funds, \$102,795 in LIHTF WSA, and \$422,573 in LIHTF for Development of Affordable Housing for Fiscal Year 2015. The City will contribute \$120,979 of the City's general funds toward the Regional Homeless Coordination efforts and \$15,185 to WestCare to provide detox and substance abuse treatment to our residents.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,216,904	0	1,194,301	2,411,205	0	

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	432,191	0	465,666	897,857	0	

Table 54 - Expected Resources – Priority Table

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

The City will meet the 25% HOME match requirement by using Low-Income Housing Trust Funds (LIHTF), awarded to the City by the State of Nevada Housing Division. This will be reported in the HOME Match Report (HUD form 40107-A) and submitted with the Consolidated Annual Performance and Evaluation Report (CAPER).

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

Not applicable.

**Discussion**

The City will utilize these CDBG and HOME funds for housing and community development activities that are in line with the goals of the 2015-2019 Consolidated Plan. Other funding sources will assist the City in identifying and removing lead-based hazards, improving energy efficiency, and assisting with regional homeless efforts.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable/Decent Housing	2015	2019	Affordable Housing Homeless	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Affordable Housing		
2	Expanding Economic Opportunity	2015	2015	Non-Homeless Special Needs Non-Housing Community Development Economic Development	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site	Economic development/job creation		
3	First-time Homebuyers	2015	2019	Affordable Housing	Henderson Citywide	Affordable Housing		
4	Transitional Services for Homeless	2015	2019	Homeless	Henderson Citywide	homeless services		
5	Homelessness Prevention	2015	2019	Affordable Housing	Henderson Citywide	homeless services		

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Expanding Suitable Living Opportunities	2015	2019	Non-Homeless Special Needs Non-Housing Community Development	Henderson Citywide	Affordable Housing		
7	Lead-based Paint Hazards	2015	2019	Affordable Housing		Affordable Housing		
8	Sidewalk Improvements	2015	2019	Non-Housing Community Development	Henderson Citywide Boulder Highway Opportunity Site	Affordable Housing		
9	Neighborhood Facility Improvements	2015	2019	Non-Housing Community Development	Henderson Citywide	Affordable Housing		
10	Emergency Home Repairs	2015	2019	Affordable Housing	Henderson Citywide	Affordable Housing		
11	Historic Preservation	2015	2019	Non-Housing Community Development	Downtown Investment Strategy	Affordable Housing		
12	Public Services	2015	2019	Homeless Non-Homeless Special Needs		Economic development/job creation Educational Enrichment Youth Services Services for Seniors and Disable Individuals homeless services Nutritional Services		

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	Services for Disabled	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Services for Seniors and Disable Individuals		
14	Youth Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Youth Services		
15	Child Care Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Youth Services		
16	Senior Services	2015	2019	Non-Homeless Special Needs	Henderson Citywide	Services for Seniors and Disable Individuals		

### Goal Descriptions

1	<b>Goal Name</b>	Affordable/Decent Housing
	<b>Goal Description</b>	Increase the number of affordable housing units
2	<b>Goal Name</b>	Expanding Economic Opportunity
	<b>Goal Description</b>	Provide funding to services that create, develop and connect low to moderate income residents to job training and opportunities
3	<b>Goal Name</b>	First-time Homebuyers
	<b>Goal Description</b>	Assist first-time homebuyers with purchasing a home, including down payment and closing costs
4	<b>Goal Name</b>	Transitional Services for Homeless
	<b>Goal Description</b>	Assist homeless individuals and families transition to stable housing

5	<b>Goal Name</b>	Homelessness Prevention
	<b>Goal Description</b>	Provide funding for services to prevent homelessness and encourage self-sufficiency
6	<b>Goal Name</b>	Expanding Suitable Living Opportunities
	<b>Goal Description</b>	Improving the safety and livability of neighborhoods
7	<b>Goal Name</b>	Lead-based Paint Hazards
	<b>Goal Description</b>	Provide funding to assess lead-based paint hazards and rehab at least 50 housing units
8	<b>Goal Name</b>	Sidewalk Improvements
	<b>Goal Description</b>	Provide funding for safety and accessibility improvements in the Trailer Estates neighborhood
9	<b>Goal Name</b>	Neighborhood Facility Improvements
	<b>Goal Description</b>	Provide funding to make improvements at neighborhood facilities
10	<b>Goal Name</b>	Emergency Home Repairs
	<b>Goal Description</b>	Assist low-income homeowners with home repairs
11	<b>Goal Name</b>	Historic Preservation
	<b>Goal Description</b>	Provide funding to survey historically significant properties
12	<b>Goal Name</b>	Public Services
	<b>Goal Description</b>	Provide funding for social services, including emergency needs assistance programs
13	<b>Goal Name</b>	Services for Disabled
	<b>Goal Description</b>	Provide funding to improve services for disabled individuals and their families
14	<b>Goal Name</b>	Youth Services
	<b>Goal Description</b>	Provide funding for mentoring and personal development for children and teens.
15	<b>Goal Name</b>	Child Care Services
	<b>Goal Description</b>	Provide funding for before- and after-school programs for children.

16	<b>Goal Name</b>	Senior Services
	<b>Goal Description</b>	Provide funding to assist seniors in maintaining self-sufficiency

## Projects

### AP-35 Projects – 91.220(d)

#### Introduction

During the 2015-2016 CDBG application period, the City of Henderson received 28 CDBG applications requesting funds for various activities, including public services and public facility improvements. After initial review, none of the activities were found to be ineligible under CDBG but one application was withdrawn by the applicant. The CDBG Program Advisory Committee (PAC) had a total of 27 applications to review during the application process, and after hearing presentations from all applicants, the Committee recommended funding for 21 of the 27 applicants. In the table below, the first 21 project are the projects that the committee recommended for funding. Projects 22 through 28 are the projects that the City of Henderson will be utilizing CDBG dollars to support initiatives and priorities set by the consolidated plan.

#### Projects

#	Project Name
1	After-School All-Stars Las Vegas
2	Andson Foundation Inc.
3	Blind Center of Nevada
4	Boys & Girls Clubs of Southern Nevada
5	Boys Town Nevada
6	Club Christ Ministries
7	Dignity Health - St. Rose Dominican Hospital
8	Giving Life Ministries
9	HELP of Southern Nevada
10	High School Leadership Henderson
11	Hopelink of Southern Nevada
12	Nevada Partners, Inc.
13	Rebuilding Together
14	Rebuilding Together -Lead
15	SAFE House
16	Serving Our Kids Foundation
17	The Shade Tree Shelter

#	Project Name
18	Southern Nevada public television
19	COH Parks and Rec Wells Park Baseball Fence
20	COH Public Works Tree Street Phase 2
21	COH Public Works Tree Street Phase 2
22	Help of Southern Nevada -Homeless Youth Center
23	City of Henderson CDBG Housing Services
24	City of Henderson CDBG Administration
25	City of Henderson CDBG Rehabilitation Admin
26	City of Henderson Rehab Projects - Emergency Repair
27	City of Henderson HOME First-time Homebuyer
28	City of Henderson HOME Development of Affordable Housing
29	City of Henderson HOME CHDO
30	City of Henderson HOME Rehab
31	City of Henderson HOME Administration

**Table 55 – Project Information**

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

During the development of the 2015-2019 Consolidated Plan, Henderson citizens stated that services for economic development/job creation and educational enrichment/educational services were a high priority. Victims of abuse and neglect as well as services that assisted seniors and disable residents were deemed priorities as well. Because of that, the CDBG Program Advisory Committee (PAC) adhered to the needs of the community and the priorities set in the Consolidated Plan. The applications with the highest scores were S.A.F.E. House's Emergency Services program for victims of domestic violence, the Shade Tree shelter's Emergency Shelter program for homeless women and children and Andson Academics and After-School All-Stars (both educational programs). These programs meet the immediate needs of Henderson residents. Another priority, as identified by the community during the consolidated planning process, was the need for job creation. For this reason, the PAC allocated funding for Southern Nevada Public Television's GOAL Workforce Education program which will train low to moderate income individuals and Nevada partners to assist them with employment.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	After-School All-Stars Las Vegas
	<b>Target Area</b>	Downtown Investment Strategy
	<b>Goals Supported</b>	Youth Services
	<b>Needs Addressed</b>	Educational Enrichment Youth Services
	<b>Funding</b>	\$7,500
	<b>Description</b>	The What Cool After-School program provides a safe place for children during the critical hours after-school and fills a void in the lack of resources of at-risk, low-income families in Henderson. This program will provide the opportunity for over 300 students at C.T. Sewell Elementary to engage in positive, constructive activities after the school bell rings each day, focusing on both academic and enrichment classes. All students attending C.T. Sewell Elementary School have the opportunity to attend after-school programs directly after school for FREE and at no charge to them or their families.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	300 children from over 150 families (approximately 2 children per family). Will benefit from on-site tutoring and educational enrichment activities to enhance their grades and skill set.
	<b>Location Description</b>	Services will be provided to children attending C.T. Sewell Elementary School located in census tract 54. 22.
	<b>Planned Activities</b>	The “What’s Cool After-School” program provides a safe place for children during the critical hours after-school and fills a void in the lack of resources of at-risk, low-income families in Henderson. This program will provide the opportunity for over 300 students at C.T. Sewell Elementary to engage in positive, constructive activities after the school bell rings each day, focusing on both academic and enrichment classes. All students attending C.T. Sewell Elementary School have the opportunity to attend after-school programs directly after school for FREE and at no charge to them or their families.
2	<b>Project Name</b>	Andson Foundation Inc.
	<b>Target Area</b>	Downtown Investment Strategy

<b>Goals Supported</b>	Youth Services
<b>Needs Addressed</b>	Educational Enrichment Youth Services
<b>Funding</b>	\$18,000
<b>Description</b>	Andson Academics provides after school homework help and tutoring that helps each child achieve grade level proficiency in both math and reading and reach the learning goals of the common core state standards. By offering small group instruction, Andson Academics can accommodate individual learning styles and reach the students who are least likely to receive the remedial academic attention that they are in need of. At each site, all students participate in homework help/tutoring for one hour, Monday through Thursday, from September through May. During this time, students complete their homework in a non-threatening environment with assistance being provided by Andson tutors, who are licensed CCSD teachers. During homework help students can explore subjects more fully than classroom time permits with current teachers who are familiar with the curriculum.
<b>Target Date</b>	6/30/2016
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This program will help an estimated 60 children at both locations.
<b>Location Description</b>	Robert Taylor Elementary School, 144 Westminster Way, Henderson, NV 89015, census tract 5422; Gordon McCaw, 330 Tin St., Henderson, NV 89015, census tract 5422

	<b>Planned Activities</b>	<p>Andson Academics provides after school homework help and tutoring that helps each child achieve grade level proficiency in both math and reading and reach the learning goals of the common core state standards. By offering small group instruction, Andson Academics can accommodate individual learning styles and reach the students who are least likely to receive the remedial academic attention that they are in need of.</p> <p>All students participate in homework help/tutoring for one hour, Monday through Thursday, from September through May. During this time, students complete their homework in a non-threatening environment with assistance being provided by Andson tutors, who are licensed CCSD teachers. During homework help students can explore subjects more fully than classroom time permits with current teachers who are familiar with the curriculum.</p> <p>Andson Academics – provides no-cost after school homework help and tutoring to students K-12 based on common core standards and delivered by licensed Clark County School District teachers.</p> <p>Martha Speaks/Design Squad – a summer reading and science program operated in collaboration with Nevada State College, the Boys &amp; Girls Clubs of Southern Nevada, Vegas PBS, and the YMCA. Designed for K-8 students, these programs combine reading, computer lessons, and science experiments, to encourage children to stay engaged in learning throughout the summer break.</p> <p>Andson Money – delivers five to seven in-class financial literacy lessons to students grades K-12. Andson Money has earned Andson the Pinnacle Achievement Award from the National Association of State Treasurers.</p> <p>The Piggy Bank Project – The Piggy Bank Project at Bracken Elementary combines monthly financial literacy education with weekly savings opportunities – a real savings account for every child in the school.</p>
<b>3</b>	<b>Project Name</b>	Blind Center of Nevada
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Services for Disabled
	<b>Needs Addressed</b>	Services for Seniors and Disable Individuals

	<b>Funding</b>	\$11,000
	<b>Description</b>	The Blind Center "Road to Independence" • program, offers people who are blind/visually impaired free transportation to the center in order to participate in all of the services. People who are blind often live a life of isolation and the Blind Center can prevent that isolation. These funds will be used to purchase Regional Transit Commission (RTC) vouchers for Henderson residents so they can use ITN Las Vegas Valley (ITN) and RTC paratransit service at no cost. In addition to expanding the service area to include all of Henderson, using a RTC subcontractor is more cost effective than using Blind Center vehicles. The average voucher is \$3 whereas providing drivers, fuel, insurance, and maintaining vehicles raises the average Blind Center van ride cost to or \$8.04. Blind Center vans will continue to be used to take clients shopping, transport them to off-site programs like bowling, or take them on field trips to local places of interest.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	245 unduplicated people who are blind/visually impaired will be served with the
	<b>Location Description</b>	1001 North Bruce Street, Las Vegas; Clark County including all of Henderson.
	<b>Planned Activities</b>	The Blind Center "Road to Independence" program, offers people who are blind/visually impaired free transportation to our Center in order to participate in all of our services. People who are blind often live a life of isolation and the Blind Center can prevent that isolation. These funds will be used to purchase Regional Transit Commission (RTC) vouchers for Henderson residents so they can use ITN Las Vegas Valley. (ITN) and RTC paratransit service at no cost. In addition to expanding the service area to include all of Henderson, using a RTC subcontractor is more cost effective than using Blind Center vehicles. The average voucher is \$3 whereas providing drivers, fuel, insurance, and maintaining vehicles raises the average Blind Center van ride cost to or \$8.04. Blind Center vans will continue to be used to take clients shopping, transport them to off-site programs like bowling, or take them on field trips to local places of interest.
<b>4</b>	<b>Project Name</b>	Boys & Girls Clubs of Southern Nevada

	<b>Target Area</b>	Downtown Investment Strategy
	<b>Goals Supported</b>	Youth Services Child Care Services
	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	\$11,500
	<b>Description</b>	The Wormcatcher program is a comprehensive before and after school program at the John Kish Club at 401 Drake Street in Henderson. The Wormcatcher program provides affordable child care for the economically disadvantaged working families and includes breakfast, transportation to and from several nearby schools, an afternoon snack, and special activities including homework assistance. This service helps low to moderate income working parents continue to work by assisting them with low to no cost child care.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	65 children will be served in this program which will allow their parents to remain employee who to affordable childcare.
	<b>Location Description</b>	John Kish Club at 401 Drake Street in Henderson
	<b>Planned Activities</b>	The Wormcatcher program, a comprehensive before and after school program at the John Kish Club at 401 Drake Street in Henderson. The Wormcatcher program provides affordable child care for the economically disadvantaged working families and includes breakfast, transportation to and from several nearby schools, an afternoon snack, and special activities including homework assistance.
5	<b>Project Name</b>	Boys Town Nevada
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Youth Services
	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	\$10,000

	<b>Description</b>	The program will offer a continuum of research-based family support services in Henderson, including In-Home Family Services (IHFS), Common Sense Parenting (CSP), and Care Coordination (CCS). These services strengthen families in order to prevent parental neglect and abuse, which often results from risk factors such as housing insecurity, poverty, or lack of access to medical care. Upon referral, Boys Town will evaluate the specific needs of each family before placing them in the appropriate level of care. CDBG monies will provide funding for three families in IHFS, one family in CCS, and three CSP classes serving 3-8 families each. IHFS clients will receive 50 hours of intensive in-home support. CCS case managers will assist struggling families in navigating complex systems in order to reduce risk factors. Each 6-week CSP course will provide parents with the skills to become more effective caretakers, strengthening the bond between parent and child.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10 families will be served in this program.
	<b>Location Description</b>	John Kish Club at 401 Drake Street in Henderson
	<b>Planned Activities</b>	Upon referral, Boys Town will evaluate the specific needs of each family before placing them in the appropriate level of care. CDBG monies will provide funding for three families in IHFS, one family in CCS, and three CSP classes serving 3-8 families each. IHFS clients will receive 50 hours of intensive in-home support. CCS case managers will assist struggling families in navigating complex systems in order to reduce risk factors. Each 6-week CSP course will provide parents with the skills to become more effective caretakers, strengthening the bond between parent and child.
<b>6</b>	<b>Project Name</b>	Club Christ Ministries
	<b>Target Area</b>	Downtown Investment Strategy
	<b>Goals Supported</b>	Youth Services
	<b>Needs Addressed</b>	Educational Enrichment Youth Services
	<b>Funding</b>	\$10,000

	<b>Description</b>	Educational Enrichment: CCM Learning Center offer individualized literacy programs, summer programs and enrichment activities so that students will be prepared for advanced careers and higher education. Leadership Development: By incorporating service opportunities and leadership classes, CCM equips indigenous leaders to invest into their own neighborhoods in the years to come. Spiritual Development:CCM offers optional biblical foundation classes so that young people can learn how to make responsible decisions. Only students who have been given parent permission are able to participate. No one participating in CCM activities is discriminated based on ethnic or national origin, color, race, religion, or sex.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve 40 students.
	<b>Location Description</b>	The center is located at 750 N. Major Street and serves residents in the 54.23-1 census tract.
	<b>Planned Activities</b>	Club Christ Ministries (CCM) Learning Center provides literacy program in the AI Landsman Gardens (Housing Authority property). Over the past year, the CCM staff has become aware of an educational gap faced by there students that cannot be addressed in a classroom. In order for students to exit generational poverty, a specific set of life skills or assets are essential. Known as the 40 Developmental Assets, these social, personal and relational skills are often what makes the difference between graduation and dropping out. This program will help the students to develop these developmental assets in order to help break the cycle of poverty by helping them develop better decision-making skills
<b>7</b>	<b>Project Name</b>	Dignity Health - St. Rose Dominican Hospital
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Services for Disabled
	<b>Needs Addressed</b>	Services for Seniors and Disable Individuals
	<b>Funding</b>	\$5,000
	<b>Description</b>	Artie J. Cannon Helping Hands of Henderson - provides transportation assistance to seniors 60 years and older to and from medical appointments and errands

	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This program will serve 125 unduplicated clients who will receive 1375 one way trip rides provided by part time driver.
	<b>Location Description</b>	All zip codes in the municipal boundaries of Henderson, Nevada (89002, 89009, 89011, 89012, 89014, 89015, 89016, 89044, 89052, 89053, 89074, and 89077).
	<b>Planned Activities</b>	Dignity Health – St. Rose Dominican operates three acute care campuses and several ancillary facilities as well as sponsors and operates a variety of community benefit programs to serve people in need, particularly those with low to moderate incomes. Programs include: Artie J. Cannon Helping Hands of Henderson - provides transportation assistance to seniors 60 years and older to and from medical appointments and errands
8	<b>Project Name</b>	Giving Life Ministries
	<b>Target Area</b>	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site
	<b>Goals Supported</b>	Public Services
	<b>Needs Addressed</b>	homeless services Nutritional Services
	<b>Funding</b>	\$24,000
	<b>Description</b>	This program will provide nutritional services to extremely low, low and moderate income Henderson residents.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve 2400 unduplicated families.
	<b>Location Description</b>	The program will provide nutritional services to Henderson residents, but the program itself is located at 416 Perlite St, Hend, Nv, 89015.

	<b>Planned Activities</b>	The Food Pantry is the main program, but we also have a grant to purchase DMV Drivers Licenses, DMV ID's, Health Cards, TAM Cards, Birth certificates, LVMPD and St of NV Gaming back-ground checks, finger prints and other work related items. The program provides fresh bottled water, P38 can openers, NEW wool blankets and hygiene kits for homeless families.
9	<b>Project Name</b>	HELP of Southern Nevada
	<b>Target Area</b>	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site
	<b>Goals Supported</b>	Transitional Services for Homeless
	<b>Needs Addressed</b>	homeless services
	<b>Funding</b>	\$20,000
	<b>Description</b>	This program will use grant funds to pay for a case manager who will oversee and case manage clients for the City of Henderson Tenant Based Rental Assistance (TBRA) program.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve 25-40 households throughout the year, as some clients will not need as much time in the program.
	<b>Location Description</b>	The program will provide housing and utility assistance for the client at the apartment location of the client's choice. The clients will all originate from within the Henderson jurisdiction. The organization itself is located at 1640 E Flamingo Road #100, Las Vegas, NV 89119
	<b>Planned Activities</b>	The City of Henderson will be working with the program to provide a housing first model, Tenant-Based Rental Assistance (TBRA) program for our homeless population.
10	<b>Project Name</b>	High School Leadership Henderson
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Youth Services
	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	\$3,000

	<b>Description</b>	The program is designed to take 40 high school juniors to a leadership retreat at no cost to them. The students are accompanied by a lead facilitator and 2 adults for every 5-7 students. There is one male and one female per family cluster who act as small group facilitators for the students. The number of students has varied every year from 18 to 30. We have been working diligently with local high schools to boost our application numbers to ensure we reach our 40-student goal. Our vision is to expand the program from one weekend retreat per year to a 12-month mentorship program after the retreat. The expansion of the program will begin after we have created a footprint in all the Henderson High Schools and have sufficient funds. We specifically seek to draw students from a variety of high schools with diversity in economic, social, and ethnic backgrounds.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve 40 students.
	<b>Location Description</b>	The location for the 2015 retreat is Kyle Canyon. The students for the retreat are recruited from Henderson High Schools.
	<b>Planned Activities</b>	The program is designed to take 40 high school juniors to a leadership retreat at no cost to them. The students are accompanied by a lead facilitator and 2 adults for every 5-7 students. There is one male and one female per family cluster who act as small group facilitators for the students. The number of students has varied every year from 18 to 30. We have been working diligently with local high schools to boost our application numbers to ensure we reach our 40-student goal. Our vision is to expand the program from one weekend retreat per year to a 12-month mentorship program after the retreat. The expansion of the program will begin after we have created a footprint in all the Henderson High Schools and have sufficient funds. We specifically seek to draw students from a variety of high schools with diversity in economic, social, and ethnic backgrounds.
<b>11</b>	<b>Project Name</b>	HopeLink of Southern Nevada
	<b>Target Area</b>	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site
	<b>Goals Supported</b>	Homelessness Prevention

	<b>Needs Addressed</b>	homeless services
	<b>Funding</b>	\$10,000
	<b>Description</b>	HopeLink overseas homeless shelter services for the City of Henderson since we do not have a shelter facility in Henderson.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program estimates that 50 households will be served.
	<b>Location Description</b>	The program is located at 178 Westminster Way Henderson, NV 89105. However, off-site lodging will be at the Siena suites located at 6555 Boulder Hwy, Las Vegas, NV 89122.
	<b>Planned Activities</b>	HopeLink overseas homeless shelter services for the City of Henderson since we do not have a shelter facility in Henderson.
<b>12</b>	<b>Project Name</b>	Nevada Partners, Inc.
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Expanding Economic Opportunity
	<b>Needs Addressed</b>	Economic development/job creation
	<b>Funding</b>	\$5,000
	<b>Description</b>	This program provides emergency needs assistance for Henderson residents participating in employment services. We provide employment services to nearly 100 Henderson residents each year. These services typically include occupational skills training and work supports like licenses and tools, in accordance with the Workforce Investment Act. However, there is a great need for rental, transportation, and food assistance. When individuals are facing eviction, lack food, or lack childcare, they frequently are unable to complete employment services. Accordingly, we are requesting funds to provide emergency needs assistance to Henderson residents as we support them to secure long term employment. The funds will be used to assist 60 Henderson residents with the following: rental needs, utility needs, and Bus Pass transportation needs
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will be used to assist 60 Henderson residents
	<b>Location Description</b>	The location and service area for the proposed program is Henderson, Nevada. The services will be provided in the Henderson JobConnect Office located at 119 South Water Street, Henderson, Nevada, 89015.
	<b>Planned Activities</b>	This program provides emergency needs assistance for Henderson residents participating in employment services. We provide employment services to nearly 100 Henderson residents each year. These services typically include occupational skills training and work supports like licenses and tools, in accordance with the Workforce Investment Act. However, there is a great need for rental, transportation, and food assistance. When individuals are facing eviction, lack food, or lack childcare, they frequently are unable to complete employment services. Accordingly, we are requesting funds to provide emergency needs assistance to Henderson residents as we support them to secure long term employment. The funds will be used to assist 60 Henderson residents with the following: rental needs, utility needs, and Bus Pass transportation needs
<b>13</b>	<b>Project Name</b>	SAFE House
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Transitional Services for Homeless
	<b>Needs Addressed</b>	Youth Services homeless services
	<b>Funding</b>	\$32,000

	<b>Description</b>	This program provides assistance to women and children who are survivors of domestic violence. The services include, the Emergency Services Program - provides shelter, basic needs assistance, case management, and other services to move clients closer to self-sufficiency. Counseling Program - provides counseling to adults and children to assist them in coping with the impact and trauma of domestic violence. Transitional Services Program - enhances the ability of domestic violence survivors to attain economic independence and emotional autonomy. Advocacy Program - Advocates work with clients in legal procedures, Family Court, Child Protective Services, and immigration issues. Outreach & Education Program - Provides education and information to the general public and students in order prevent future abuse.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will provide services to 150 women and children
	<b>Location Description</b>	The business office is located at 921 American Pacific Drive #300, Henderson, NV 89014. However due to the safety of these victims, the address of the actual shelter is not known.
	<b>Planned Activities</b>	The Emergency Services Program - provides shelter, basic needs assistance, case management, and other services to move clients closer to self-sufficiency. Counseling Program - provides counseling to adults and children to assist them in coping with the impact and trauma of domestic violence. Transitional Services Program - enhances the ability of domestic violence survivors to attain economic independence and emotional autonomy. Advocacy Program - Advocates work with clients in legal procedures, Family Court, Child Protective Services, and immigration issues. Outreach & Education Program - Provides education and information to the general public and students in order prevent future abuse.
<b>14</b>	<b>Project Name</b>	Serving Our Kids Foundation
	<b>Target Area</b>	Henderson Citywide Downtown Investment Strategy Boulder Highway Opportunity Site
	<b>Goals Supported</b>	Youth Services

<b>Needs Addressed</b>	Youth Services Nutritional Services
<b>Funding</b>	\$2,500
<b>Description</b>	Serving Our Kids Foundation secures food donations, bags them, and delivers them to students in elementary schools, whom the school counselors deem eligible for distribution. This food is secured through food drives and purchases with funds secured through foundation fundraisers. The leadership contacts school counselors to find out how many students are eligible to receive food bags. Serving Our Kids Foundation supplements the "capped" number of food bags the schools receive from other community agencies. We do not duplicate the services provided by other agencies, but we supplement by giving to the students, so each student eligible can receive a food bag. Schools are acquired by referral system and when Serving Our Kids has resources and food to supply these schools, we acquire a number needed from the counselor and assign a volunteer to deliver the food bags on a weekly basis. In addition the foundation serves personal care item bags on a monthly basis.
<b>Target Date</b>	6/30/2016
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve 500 students.
<b>Location Description</b>	Serving Our Kids Foundation has identified 5 elementary schools in Henderson with a need.

	<b>Planned Activities</b>	Serving Our Kids Foundation secures food donations, bags them, and delivers them to students in elementary schools, whom the school counselors deem eligible for distribution. This food is secured through food drives and purchases with funds secured through foundation fundraisers. The leadership contacts school counselors to find out how many students are eligible to receive food bags. Serving Our Kids Foundation supplements the "capped" number of food bags the schools receive from other community agencies. We do not duplicate the services provided by other agencies, but we supplement by giving to the students, so each student eligible can receive a food bag. Schools are acquired by referral system and when Serving Our Kids has resources and food to supply these schools, we acquire a number needed from the counselor and assign a volunteer to deliver the food bags on a weekly basis. In addition the foundation serves personal care item bags on a monthly basis.
15	<b>Project Name</b>	The Shade Tree Shelter
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Transitional Services for Homeless
	<b>Needs Addressed</b>	homeless services
	<b>Funding</b>	\$9,500
	<b>Description</b>	The shade tree is a homeless shelter for women and children.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will assist approximately 112 Henderson families (women and children).
	<b>Location Description</b>	The shelters located at 1 West Owens Avenue, North Las Vegas, NV 89030.

	<b>Planned Activities</b>	<p>Emergency Shelter-Accessible 24 hours a day, 7 days a week, and 365 days a year. This program provides women and children with a safe place to stay and help with all life necessities.</p> <p>Transitional Shelter-Up to 2 years stay, with the help of a case manager, each participant develops a case plan including employment, housing, and skill-building goals</p> <p>Survivor Services Center-Provides assistance and advocacy for survivors of domestic abuse, sexual assault, human trafficking, elder abuse, and street crime</p> <p>Case Management-Client advocacy focuses on needs determination, housing guidance, referrals, and intervention</p> <p>Workforce Readiness-A full service center that prepares clients for appropriate employment at a living wage</p> <p>Life Skills-A variety of Life Skills courses are offered to teach self-sufficiency</p> <p>Children's Activity Center-Designed to address the special needs of children who are experiencing homelessness</p>
16	<b>Project Name</b>	Rebuilding Together
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Emergency Home Repairs
	<b>Needs Addressed</b>	Affordable Housing Services for Seniors and Disable Individuals
	<b>Funding</b>	\$58,500
	<b>Description</b>	The program provides year round critical home repairs provided by licensed contractors whose licenses and proof of insurance coverage is on file: roofing, HVAC, plumbing, accessibility modification, safety precautions and energy efficiency upgrades. National Rebuilding Day, Make a Difference Day and Veterans Housing Initiative: Volunteer driven events to provide homeowners with property clean-up, exterior painting, some small repairs, all free of charge to the homeowners. All program services are rendered free of charge to low to moderate income homeowners who are seniors, disabled or veterans.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 14 households.
	<b>Location Description</b>	The organization is located at 611 South Ninth Street, Las Vegas, NV 89101. But the services are provided citywide.
	<b>Planned Activities</b>	The program provides year round critical home repairs provided by licensed contractors whose licenses and proof of insurance coverage is on file: roofing, HVAC, plumbing, accessibility modification, safety precautions and energy efficiency upgrades. National Rebuilding Day, Make a Difference Day and Veterans Housing Initiative: Volunteer driven events to provide homeowners with property clean-up, exterior painting, some small repairs, all free of charge to the homeowners. All program services are rendered free of charge to low to moderate income homeowners who are seniors, disabled or veterans.
<b>17</b>	<b>Project Name</b>	Rebuilding Together -Lead
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Lead-based Paint Hazards
	<b>Needs Addressed</b>	Affordable Housing Services for Seniors and Disable Individuals
	<b>Funding</b>	\$20,000
	<b>Description</b>	The City of Henderson received a three-year lead hazard control grant and will be partnering with rebuilding together who received CDBG funding to administer this program.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 4 households.
	<b>Location Description</b>	The organization is located at 611 South Ninth Street, Las Vegas, NV 89101. But the services are provided citywide.
	<b>Planned Activities</b>	This organization will partner with the city of Henderson's lead hazard control grant to provide lead hazard control, remediation and healthy homes services to qualified pre-1979 homes in the Henderson area.
<b>18</b>	<b>Project Name</b>	Southern Nevada Public Television

	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Expanding Economic Opportunity
	<b>Needs Addressed</b>	Economic development/job creation
	<b>Funding</b>	\$50,000
	<b>Description</b>	This program will provide training services and job development to low to medium income Henderson residents.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 100 participants.
	<b>Location Description</b>	The organization is located at 3050 E. Flamingo Road, Las Vegas, NV 89121. But the services are provided citywide.
	<b>Planned Activities</b>	The Global Online Advanced Learning (GOAL) workforce education program offers online certification programs in NV's priority and emerging sectors and 1000's of courses for enrichment, career development and continuing education. GOAL provides unemployed, low-income persons and professionals with courses that teach basic English; lead to a high school diploma; allow attainment of certifications to be employable; improve job skills; and secure required continuing professional education.
19	<b>Project Name</b>	COH Parks & Rec - Wells Park Baseball Fence
	<b>Target Area</b>	Boulder Highway Opportunity Site
	<b>Goals Supported</b>	Neighborhood Facility Improvements
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$50,000
	<b>Description</b>	This activity will replace the chain-link fencing material, to install fence slats in center field to create a batter's eye, and to make some minor safety modification to the existing baseball fence at Wells Park. The funds will be used for both design and construction and will result in a much safer, functional and aesthetically pleasing baseball fence at Wells Park.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 200 households.
	<b>Location Description</b>	The project is located at 1640 Price St, Henderson, NV 89011.
	<b>Planned Activities</b>	This activity will replace the chain-link fencing material, to install fence slats in center field to create a batter's eye, and to make some minor safety modification to the existing baseball fence at Wells Park. The funds will be used for both design and construction and will result in a much safer, functional and aesthetically pleasing baseball fence at Wells Park.
<b>20</b>	<b>Project Name</b>	COH Public Works-Tree Streets Streetlight Replacements Phase 2
	<b>Target Area</b>	Downtown Investment Strategy
	<b>Goals Supported</b>	Sidewalk Improvements
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$128,625
	<b>Description</b>	This project is a continuation of a street and streetlight improvement to the tree Street area which is predominantly low to moderate income.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 108 households.
	<b>Location Description</b>	The project is located in the tree Streets neighborhood east of the downtown area.
<b>Planned Activities</b>	The removal of approximately nine (9) wooden pole mounted streetlights and installation of approximately thirteen (13) standard streetlight poles and fixtures. The area is generally bounded by Dogwood Street to the north, Fir Street to the south, Continental Avenue to the west, and Constitution Avenue to the east	
<b>21</b>	<b>Project Name</b>	COH Public Works-Tree Streets Streetlight Replacements Phase 3
	<b>Target Area</b>	Downtown Investment Strategy
	<b>Goals Supported</b>	Sidewalk Improvements
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$218,250

	<b>Description</b>	This is the third phase of the tree streets improvement and streetlight replacements activity.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program will serve an estimated 133 households.
	<b>Location Description</b>	The project is located in the tree Streets neighborhood east of the downtown area.
	<b>Planned Activities</b>	This activity will removal approximately twenty-two (22) wooden pole mounted streetlights and installation of approximately twenty-five (25) standard streetlight poles and fixtures. The area is generally bounded by Fir Street to the north, Constitution Avenue to the east, and Ivy Street to the south and west.
22	<b>Project Name</b>	HELP of Southern Nevada - New Shannon West Homeless Youth Center
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Transitional Services for Homeless
	<b>Needs Addressed</b>	Youth Services Homeless Services
	<b>Funding</b>	\$250,000
	<b>Description</b>	This activity will be funding for the construction of the New Shannon West Homeless Youth Center. The Shannon West Homeless Youth Center (SWHYC) is a new construction project of a three story, 37,267 square foot building with 40 dormitory rooms with up to four beds in each room, and six step-up program single room occupancy (SRO) units. The new facility will include a larger dining room, and commercial kitchen as well as, each floor will have its own television room, computer room and multipurpose group activity room. CDBG funding will be used for construction and eligible related costs.
	<b>Target Date</b>	6/30/16
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This facility will house 160 beds.
	<b>Location Description</b>	The project will be located at 1650 E Flamingo Road, between Maryland Parkway and Spencer.

	<b>Planned Activities</b>	This activity will fund a portion of the construction of the New Shannon West Homeless Youth Center. The Shannon West Homeless Youth Center (SWHYC) is a new construction project of a three story, 37,267 square foot building with 40 dormitory rooms with up to four beds in each room, and six step-up program single room occupancy (SRO) units. The new facility will include a larger dining room, and commercial kitchen as well as, each floor will have its own television room, computer room and multipurpose group activity room. CDBG funding will be used for construction and eligible related costs
<b>23</b>	<b>Project Name</b>	City of Henderson CDBG Housing Services
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Affordable/Decent Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$163,000
	<b>Description</b>	Cost supporting activities eligible for HOME programs, to include preparing work specifications, inspections, loan processing and other services related to assisting individuals, developers and contractors participating or seeking to participate in HOME programs.
	<b>Target Date</b>	6/30/16
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This activity will serve an estimated 10 households.
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	Cost supporting activities eligible for HOME programs, to include preparing work specifications, inspections, loan processing and other services related to assisting individuals, developers and contractors participating or seeking to participate in HOME programs
<b>24</b>	<b>Project Name</b>	City of Henderson CDBG Administration
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Neighborhood Facility Improvements Public Services

	<b>Needs Addressed</b>	Affordable Housing Economic development/job creation Educational Enrichment Youth Services Services for Seniors and Disable Individuals homeless services Nutritional Services
	<b>Funding</b>	\$243,380
	<b>Description</b>	Staff costs and expenses required for administering the CDBG program.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	Staff costs and expenses required for administering the CDBG program
25	<b>Project Name</b>	City of Henderson CDBG Rehabilitation Admin
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Emergency Home Repairs
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$42,000
	<b>Description</b>	Staff costs and expenses required for outreach, screening households and structures, preparing work specifications, energy auditing and inspections and other services to assist contractors, individuals and households participating in or seeking to participate in CDBG eligible rehabilitation activities.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015

	<b>Planned Activities</b>	Staff costs and expenses required for outreach, screening households and structures, preparing work specifications, energy auditing and inspections and other services to assist contractors, individuals and households participating in or seeking to participate in CDBG eligible rehabilitation activities
26	<b>Project Name</b>	City of Henderson Rehab Projects - Emergency Repair
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Emergency Home Repairs
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$22,000
	<b>Description</b>	Cost of labor, materials, supplies and other expenses required for the rehabilitation of property, including the repair of or replacement of principal fixtures and components of existing structures (e.g. heating systems).
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	Cost of labor, materials, supplies and other expenses required for the rehabilitation of property, including the repair of or replacement of principal fixtures and components of existing structures (e.g. heating systems).
27	<b>Project Name</b>	City of Henderson HOME First-time Homebuyer
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	First-time Homebuyers
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$100,000
	<b>Description</b>	This program is designed to help low to moderate income Henderson residents with down payment assistance to purchase a home.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project is projected to assist 5 households
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	This program is designed to help low to moderate income Henderson residents with down payment assistance to purchase a home.
<b>28</b>	<b>Project Name</b>	City of Henderson HOME Development of Affordable Housing
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Affordable/Decent Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$103,971
	<b>Description</b>	The activities under this project title are for the advancement and development of affordable housing.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project is projected to assist 10 households
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	The activities under this project title are for the advancement and development of affordable housing.
<b>29</b>	<b>Project Name</b>	City of Henderson HOME CHDO
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Affordable/Decent Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$85,000
	<b>Description</b>	The activities under this project title consist of all activities that occur under and with our CHDO.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project is projected to assist the development of 4 households housing units.
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	The activities under this project title consist of all activities that occur under and with our CHDO.
<b>30</b>	<b>Project Name</b>	City of Henderson HOME Rehab
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Emergency Home Repairs
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$100,000
	<b>Description</b>	Activities under this program title will consist of rehabbing affordable housing in order to maintain its affordability.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This project is projected to assist the development of 10 households housing units.
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	Activities under this program title will consist of rehabbing affordable housing in order to maintain its affordability.
<b>31</b>	<b>Project Name</b>	City of Henderson HOME Administration
	<b>Target Area</b>	Henderson Citywide
	<b>Goals Supported</b>	Affordable/Decent Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	\$43,219
	<b>Description</b>	Activities under this project title are for the cost of staff and expenses required to operate the HOME program.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	The administrative work will take place at 240 Water St., Henderson NV 89015
	<b>Planned Activities</b>	Activities under this project title are for the cost of staff and expenses required to operate the HOME program.

## **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**

The City of Henderson is located just outside Las Vegas, Nevada, in the southeast region of the Las Vegas Valley. The City has grown dramatically over the past decade and includes a population of over 275,000 residents within approximately 105 square miles. The City does not have qualified low-income census tracts for utilizing CDBG funds, but the City follows the Quartile Threshold of 32.8%. The City operated under the 43.7% Quartile from the 1990 Census which entitled the City to 10 qualified census block groups. Adjusted for the new threshold of 32.8% the City has 30 qualified census block groups throughout the City. The block groups are not in a concentrated area; however, the highest population of minorities is Hispanic and is located in the Downtown Henderson area (Townsite), Pittman area and the Victory Village area. These are the areas of major concentration for CDBG projects, as well as utilization of HOME funding for rehabilitation and first-time homebuyer programming.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Henderson Citywide	34
Downtown Investment Strategy	33
Boulder Highway Opportunity Site	33

**Table 56 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

Year one of the Consolidated Plan will not allocate investments based on geographic location, but on the priority needs identified by citizen input. The majority of funds are allocated for projects in the CDBG Eligible Block Groups and the city limits of Henderson.

### **Discussion**

For year one of the Consolidated Plan, all public facility improvement projects will be located within Henderson city limits. All public service projects will benefit Henderson residents, even if they are located outside of Henderson city limits. An example of this would be that the City of Henderson does not have a shelter for women and children within our jurisdictional lines. However, in past years the City of Henderson has given CDBG dollars to a shelter for women and children that operates in the City of Las Vegas. The CDBG funding that the City of Henderson utilizes to fund the shelter provides beds and services for Henderson residents.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The City of Henderson will utilize CDBG, HOME and LIHTF funds to increase the amount of affordable housing units, as well as help low-income residents maintain their housing. Monitoring of funding recipients providing rental housing confirmed rental inspections are being properly conducted and the units and complexes met Housing Quality Standards (HQS). The City's affirmative marketing policies and procedures mirror HUD's HOME affirmative marketing requirements and the City monitors funding recipient affirmative marketing activities. Funding recipients maintain Affirmative Marketing Certifications which include the following:

- Ensuring that all potential applicants and the general public have access to Federal fair housing laws and affirmative marketing procedures through outreach methods
- Ensuring that all persons, including persons covered by the Fair Housing Act and it's amendments, have access to information about program services and available units
- Ensuring record keeping and affirmative action activities
- Assessing and reporting on affirmative marketing activities

The City proactively encourages Section 3 business concerns, as well as minority and women-owned businesses (MBE/WBE), to participate in City contracting activities. The City maintains a database of Section 3 contractors, MBE, and WBE who have expressed an interest in contracting with the City. The City posts contracting opportunities on a proprietary website and simultaneously notifies MBE/WBEs of contract opportunities.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	30
Non-Homeless	67
Special-Needs	0
Total	97

**Table 5 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	55
The Production of New Units	12
Rehab of Existing Units	42
Acquisition of Existing Units	0
Total	109

**Table 6 - One Year Goals for Affordable Housing by Support Type**

## Discussion

In order to increase the supply of affordable housing, the City of Henderson will provide funding to a local developer to construct 12 new affordable family apartment units in a mixed use building located in the Downtown Redevelopment Area. The City is also working with a Community Housing Development Organization (CHDO) to build four new affordable single-family homes. The City recently partnered with the Southern Nevada Regional Housing Authority (SNRHA) under the Rental Assistance Demonstration (RAD) program to rehab 100 affordable family housing units at the Al Landsman Gardens. These units were originally constructed in 1971 and have been standing vacant for over two years. The units will be completely rehabilitated and leased out to existing housing authority families by the end of this year. The City is also diligently working on maintaining our affordable housing stock by assisting low-income residents with home rehabilitation programs to keep housing costs low. Programs such as our Lead Hazard Control program, Emergency Repair program, Homeowner Rehabilitation program and our partnership with Rebuilding Together assist with residents who do not have the ability or financial resources to maintain decent and affordable housing without the assistance of these programs.

The City of Henderson will also award LIHTF Welfare Set-Aside (WSA) funding to Hopelink of Southern Nevada to administer a rental assistance program that will provide rental and utility assistance to extremely low- and low-income individuals and families to help prevent them from becoming homeless. The City will also award HOME funds to HELP of Southern Nevada to administer a Tenant-Based Rental Assistance (TBRA) program as a housing first model to assist Henderson residents who have become homeless. The City also continues to recover from the housing crash and the wave of foreclosures that crippled our economy and dramatically affected our affordable housing stock five years ago. The City will continue to use HOME funds to provide our residents with a first-time homebuyer program.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The SNRHA's Supportive Services Department has a Program Specialist who meets regularly with SNRHA's Resident Councils Organizations to provide leadership, training and financial guidance to help them succeed in completing their objectives. It is the goal of SNRHA to increase the number of Resident Council Organizations at public housing developments located throughout the Southern Nevada region of Clark County.

SNRHA works to provide a sense of community among its residents. Each year, the SNRHA hosts a major Father's Day event the weekend before Father's Day. The event is held to celebrate fatherhood and recognize dads in the community who are doing a great job with their children, and to reconnect fathers and their families. This free event is open to the public and designed to reach all housing authority families, including non-residents of SNRHA that have children that reside with the housing authority. There are free games, raffle prizes, jump houses for kids, face painting, haircuts, and a cookout. Community partners are on-hand to provide information on employment programs, family court mediation and child support, mental health and substance abuse resources, health and wellness services, vocational training, teen and children's programs, and more.

### **Actions planned during the next year to address the needs to public housing**

The SNRHA's Supportive Services Department's primary function is to inform seniors and families of the available community services and resources and to assist them with facilitating access to those services. The Department's mission is to provide services that will enable seniors to age in place and remain independent and to promote self-sufficiency for families. These goals are continuously met by providing several onsite service providers, advocating for the residents, distributing resource information and making referrals as needed.

SNRHA has a very vibrant Section 3 program. Section 3 helps foster local economic development, neighborhood economic improvement, and individual self-sufficiency. The Section 3 program requires that recipients of certain HUD financial assistance, to the greatest extent feasible, provide job training, employment, and contracting opportunities for low- or very-low income residents in connection with projects and activities in their neighborhoods. Through Section 3 employment, residents gain valuable job training and experience.

The Supportive Services Department has also received over \$1.8 million dollars in Adult and Youth Workforce Investment Act (WIA) funding to not only work with its residents, but also all low-income community members to help them become self-sufficient. This program funds vocational skills training, on-the-job training and supportive services necessary for individuals to obtain and maintain employment.

The SNRHA has formed a partnership with College of Southern Nevada to provide a program that will allow residents access to several high school, GED and college classes. Additional educational programs that are beneficial to our residents are provided by College of Southern Nevada, Clark County School

District, Nevada Partners, Desert Rose Adult High School and University of Nevada, Las Vegas.

The SNRHA receives an ongoing funding stream that assists working residents with their payment of security deposits. Additionally, the agency continues to utilize the free computers from the Broadband Technology Opportunities Program (BTOP) in collaboration with the Las Vegas-Clark County Urban League, to provide free public computer centers on-site at some of the housing developments; the labs are operated by residents.

The SNRHA has also received a Partnership Grant with Safe Nest that provides an on-site domestic violence advocacy to assist residents with domestic violence intervention and prevention.

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

The SNRHA has 17 resident councils in formation or operation and has a staff member designated to assist in organizing the remaining SNRHA public housing development's resident councils. Additionally, SNRHA has a Resident Advisory Board, usually consisting of eleven (11) members from Public Housing and the Housing Choice Voucher Program.

Family Self-Sufficiency (FSS) coordinators provide case management to participants of the Housing Choice Voucher Program and Public Housing Program. Coordinators work closely with various community partners and service providers to secure services to help FSS participants reach economic independence. Post-secondary education, vocational training, credit repair, budgeting preparation and homeownership opportunities are explored with each participant. The SNRHA works with the State Welfare Division and the Clark County Department of Social Services to help residents make the "Welfare to Work" transition and to further their self-sufficiency concepts. SNRHA has designated 96 of its existing scattered site public housing units for the Public Housing Homeownership Program. The remaining 291 scattered sites will be utilized for applicants in the Public Housing Program.

**If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

The SNRHA is designated as a High Performer under the Housing Choice Voucher Program and a Standard Performer under the Public Housing Program; therefore, no financial or other assistance is required.

## **Discussion**

SNRHA continues to maintain a safe environment for its residents. The Sherman Gardens and Marble Manor communities have the Safe Village Initiative project. This initiative represents a coalition of community partners that work closely to provide a comprehensive array of resources, as well as to reduce crime, enhance safety, and improve the quality of life in the community. The partners for this initiative include the housing authority, local criminal justice agencies, social service organizations, clergy, schools and residents. The intent of the Safe Village Initiative is to improve the outcomes for our communities by working collaboratively, using a broad community approach, to address the issues that challenge our community at large. Through the Safe Village Initiative, an environment is being created and fostered whereby every person is positively supported by their community, family, and peers, and they are all part of the solution. A unique forum has developed which allows residents to have real access to the resources needed to be safe, healthy, productive and contributing members of the community.

The Casa Grande Transitional Center, of the Nevada Department of Corrections, is a strong partner of the SNRHA. Casa Grande is a dormitory-style facility built to house non-violent, non-sex crime inmates who are within 18 months from their parole eligibility date. The main purpose of Casa Grande is to allow these residents the opportunity to seek work and secure permanent housing prior to reintegrating into society. Since its inception, Casa Grande has expanded its programs to include parolees, probation violators, and ex-offenders.

## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

The City of Henderson will participate in Regional Homeless Coordination efforts to reduce homelessness and address the needs of homeless individuals and families. The City prioritizes assistance for families at imminent risk of becoming homeless and will award CDBG funds to a community-based partner to assist with rent and utilities in order to prevent homelessness and maintain permanent housing. Three non-profit organizations will receive CDBG funds to assist homeless persons with emergency shelter and transitional housing, including victims of domestic violence and homeless pregnant teens. The City will also participate on the Southern Nevada Regional Planning Commission's (SNRPC) Technical Working Group for the Committee on Homelessness, as well as the Continuum of Care's Evaluation Working Group.

### **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 of Henderson is a partner in regional efforts to eliminate chronic homelessness, including the regional Continuum of Care (CoC) collaborative. The regional effort includes Mobile Crisis and OUTREACH Teams to actively seek-out chronically homeless individuals and families with children to engage them in services. The team routinely visits encampments and is successful in moving people into programs and housing. City of Henderson staff participates in these outreach efforts by participating in the annual homeless census count and conducting homeless surveys to better assess the needs and barriers that the homeless population is facing in our area.

Again this year, the City of Henderson will participate in Project Homeless Connect, an annual event to assist the homeless. Formerly called Stand Down for the Homeless, this event links homeless individuals and families with community resources. The purpose is to provide free services to meet the immediate needs of the homeless while helping them transition from homelessness to a more stable environment. Project Homeless Connect is part of the Regional Homeless Coordination effort to address homelessness on a regionally cooperative scale. Henderson will provide free bus transportation to and from the Project Homeless Connect event. Bus transportation will be available from several locations in Henderson. The City will also participate in outreach efforts promoting the event, including advertising the event in City facilities and informing people of the event during informational visits to nutrition sites.

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

Through the City's participation in Regional Homeless Coordination efforts, the City uses a voucher program which allows homeless people to get off the streets and seek shelter. HopeLink of Southern Nevada is a local non-profit organization that provides hotel vouchers to homeless while coordinating

other supportive services for them. The voucher allows homeless persons to obtain temporary hotel accommodations for a short period of time, meanwhile allowing them an opportunity to seek long-term community resources. The Henderson Police Department assists in these efforts by contacting HopeLink for hotel vouchers and case management to homeless persons encountered during calls for service. These local efforts have been coordinated with regional efforts mentioned above. Combined regional and local efforts enable homeless individuals and families to rebuild their lives.

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

The City of Henderson is an active member in the Southern Nevada Regional Planning Commission's (SNRPC) Technical Working Group for the Committee on Homelessness and is involved in the regional strategic planning effort to eliminate chronic homelessness. The strategy contains a gap analysis to identify the areas that are most in need of being addressed and receiving attention. Lack of funding and the current national financial crisis are huge barriers to achieving these goals. The SNRPC has adopted a Southern Nevada Regional Homeless & Housing Plan, otherwise known as the Help Hope Home Plan, which provides guidance for regional planning efforts and reports progress toward regionally established goals.

The Help Hope Home Plan defines core strategies and details the following implementation schedule that we will use to make this change a reality. These strategies and their objectives, along with the activities that support them, form our local agenda to end homelessness in Southern Nevada. Core strategies of the plan are based on best practices and proven methods that have decreased the incidence of homelessness in communities that are successfully implementing similar plans across the country.

Southern Nevada rolled out the Help Hope Home Business Case and initial implementation schedule in the fall of 2007. The implementation schedule is designed to contain the detailed work plan supporting the Business Case and identify the strategies, action steps and evaluation methodology to measure progress. After three (3) years of executing the action steps contained within the initial work plan to advance the goal of ending homelessness in Southern Nevada, Help Hope Home has re-tooled the implementation schedule to eliminate unnecessary duplication and provide a summary overview of progress.

The Regional Homeless Coordination group plays the central role in coordinating efforts to address chronic homelessness. The Continuum of Care process is developed and managed through regional coordination, ensuring funding applicants and funding recipients are coordinating efforts and targeting identified community needs. Protocols are developed through this coordinated effort and inter-local agreements among the jurisdictions document regional commitment to following developed protocols.

Utilization of the Homeless Management Information System (HMIS) is now being mandated by other local funding sources which enhances coordination.

The City of Henderson will be contributing \$200,000 of State of Nevada LIHTF TBRA funds to support a statewide effort to offer critical services to people who experienced chronic homelessness and have co-occurring mental health and substance abuse disorders. The City will join other local municipalities in a collaborated effort to support the State of Nevada Cooperative Agreement to Benefit Homeless Individuals (CABHI)-State Fund project to provide permanent housing, evidence-based treatment and critical support services to a growing number of our vulnerable chronic homeless population. In Southern Nevada, 70 chronic homeless clients with co-occurring disorders will receive intensive case management from HELP of Southern Nevada, which is a well-established non-profit organization. HELP of Southern Nevada will use a housing first and harm reduction model and will be partnering with Community Counseling Service, WestCare Nevada, Southern Nevada Adult Mental Health, Straight from the Streets and Clark County Social Services to assist the needs of our homeless.

**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**

The City prioritizes assistance for families at imminent risk of becoming homeless. The City collaborates with community-based partners to secure emergency housing and utility resources to help at-risk households maintain existing housing. The City actively participates in regional allocations of United Way Immediate Needs funding, the Emergency Food & Shelter Program, and Low-Income Housing Trust Fund (LIHTF) initiatives to help bring resources to the jurisdiction and its residents.

The City of Henderson partners with HopeLink of Southern Nevada, United Way, and the Internal Revenue Service to provide free tax assistance to low-income families through the Volunteer Income Tax Assistance (VITA) program. The goal of the VITA program is to maximize tax refunds and assist low to moderate income households to remain self-sufficient. In addition, the City funds emergency nutritional programming for low-income persons and case management efforts to assist individuals and families at imminent risk of homelessness, including victims of domestic violence and homeless pregnant teens. The City also collaborates with community-based partners such as Consumer Credit Counseling Services, Nevada Fair Housing, Women's Development Center, Housing for Nevada, Nevada Bankers Collaborative, and Legal Aid Center of Southern Nevada in providing outreach, education, and counseling assistance to people coping with bankruptcy and foreclosure issues.

## **Discussion**

The City of Henderson plays an active role in Regional Homeless Coordination efforts and will continue

to work with community partners to address the needs of homeless individuals and families. Funding will be awarded to local non-profits to assist with homelessness prevention activities, as well as emergency shelter and transitional housing.

## **AP-75 Barriers to affordable housing – 91.220(j)**

### **Introduction:**

In an effort to remove barriers to affordable housing, the City of Henderson served as the lead agency for Southern Nevada Strong, a regional planning effort that focused on issues facing our community, including safe and affordable housing. The City will also offer incentive programs for down-payment assistance and will work with developers to construct new affordable housing units.

### **Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

The City of Henderson served as the lead agency for Southern Nevada Strong, a regional planning project funded through HUD's Office of Sustainable Communities. The Housing Task Group was charged in part with encouraging development of a wider variety of housing types, with an emphasis on improving access for under-represented or marginalized groups. This group, comprised of developers, community leaders, and subject matter experts, will utilize extensive community outreach to identify the existing public policies and other issues that may need to be addressed to accomplish this along with recommended implementation measures. Recommendations from the group were approved and became available early 2015.

During the Regional Assessment of Impediments (RAI), it was determined that there are few affordable housing options for residents who do not qualify for public assistance but still fall into protective groups. Two suggestions that the RAI made is:

- The jurisdictions need to research increasing affordable housing options across Southern Nevada and take the necessary steps to amend their zoning codes and comprehensive plans to support these changes
- Support the Southern Nevada Strong regional plan goal to encourage an adequate supply of housing with the range of price, income, density, ownership and building type.

In addition to being the lead agency for Southern Nevada Strong, the City also offers incentive programs like the First-Time Homebuyer Program, which offers down-payment assistance to low-income households. As for new units of affordable housing, the City will continue to collaborate with non-profit and for-profit developers to produce affordable rental housing. A for-profit developer is working with the City to construct 210 new family affordable apartment units during the 2014-2015 year.

**Discussion:**

Through the work of the Housing Task Group, the City will further identify barriers to affordable housing and strategies to remove these barriers. The City will also work with developers to increase the supply of affordable housing and encourage the use of incentive programs to offer down-payment assistance.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The City of Henderson will collaborate with community partners to provide affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, maintain an institutional structure, and enhance coordination with public housing and social service agencies.

### **Actions planned to address obstacles to meeting underserved needs**

The largest obstacle the City faces in meeting underserved needs is the limited funding available from federal, state, and local sources. With limited funding, the City must rely on community partners to leverage resources to address priority needs. The City will continue to identify additional funding resources and community partners to assist with prioritized needs. In addition, the City will continue the collaborative efforts with other jurisdictions to improve serving these needs.

As an entitlement recipient of CDBG and HOME funds, the City of Henderson is required to provide business opportunities to minority and women-owned businesses (MBE/WBE) in connection with the activities funded through the CDBG and HOME grants. This requirement is applicable to contracting and subcontracting opportunities funded in whole or in part with Federal housing and community development assistance provided to the City as a grantee. To comply with these requirements, the City proactively encourages Section 3 business concerns, as well as MBE/WBE firms, to participate in City contracting activities. The City maintains a database of Section 3 contractors, minority- and women-owned businesses who have expressed an interest in contracting opportunities. The City posts contracting opportunities on a proprietary website and simultaneously notifies MBE/WBEs of contract opportunities.

### **Actions planned to foster and maintain affordable housing**

The City will be assisting income-qualified homebuyers through the First Time Homebuyers Program. Existing market-rate units will be acquired, rehabilitated, and resold as affordable units through a Community Development Housing Organization (CHDO) community-based partner. Income-qualified residents will be assisted in maintaining their existing affordable units through the Homeowner Rehabilitation and Emergency Repair programs, as well as through CDBG funding to community partner, Rebuilding Together. The City has provided gap financing to a for-profit developer to create 12 new units of affordable, mixed-use, rental family apartments.

In addition to the City's allocations of CDBG and HOME funds, the City anticipates utilizing State HOME pass-through funds, State Low Income Housing Trust Fund (LIHTF) allocations to assist in emergency rent/mortgage and utility assistance, as well as HOME funds that will be utilized for a Tenant-Based Rental Assistance program (TBRA).

In responding to the identified impediments, the City will continue communication with the local HUD Fair Housing and Equal Opportunity (FHEO) office examining complaint data on the number and type of fair housing complaints received from our community. The City will analyze data in an effort to respond to trends and required actions as may be necessary. The City will review any and all group home licensing applications and note potential neighborhood resistance and facilitate appropriate communications as required. The Nevada Legislature meets on a bi-annual cycle and the City is monitoring potential changes to Nevada Statutes regarding community and group homes. Legislative changes could result in updates to the City's code.

The City has contracted with Silver State Fair Housing Council (SSFHC) to assist with fair housing education and outreach to housing providers and the community as a whole. The organization has been in the State of Nevada for 25 years and will assist the City with providing additional resources for residents to obtain guidance on fair housing rights. Silver State Fair Housing Council will launch an advertising campaign, making sure that our community is well aware of their rights and fair housing resources. They will also conduct classes for housing providers and community residents, conduct testing to see if our housing providers are knowingly discriminating against residents, maintain a fair housing complaints hotline and assist residents who have been discriminated against.

### **Actions planned to reduce lead-based paint hazards**

Lead poisoning is a serious health concern, and can be especially dangerous for young children with repeated exposure to lead sources. A person can be exposed to lead in a variety of ways. According to the Southern Nevada Health District's (SNHD) Childhood Lead Poisoning Prevention Program, common sources of lead include soil, especially in dense urban areas, paint chips from interior and exterior paint in homes built before 1978, and household dust & debris from older building renovations. Lead can also be found in contaminated drinking water, usually the result of leaks in homes that have lead pipes, brass fixtures, and/or brass valves. There are also other sources of lead hazards that are non-paint based, which include imported cosmetics, candy and toys; pottery and ceramics; and homework and hobby activities such as remodeling, radiator repair, or use of an indoor firing range.

The City of Henderson will continue collaborations with the University of Nevada – Las Vegas (UNLV) Department of Environmental & Occupational Health and the Southern Nevada Health District (SNHD) and its partner agencies in public awareness and outreach campaigns to educate the public on lead-based hazards, in addition to providing all testing and abatement data. Neighborhood Services will continue collaborating with the Nevada Healthy Homes Partnership and incorporate referral procedures within existing rehabilitation programs. The City will continue testing pre-1978 homes of all residents requesting/receiving housing assistance from the City. The City will provide participating owners with educational materials, as well as financial assistance to identify and abate hazards. The Southern Nevada Regional Housing Authority (SNRHA) has tested all public housing units within this jurisdiction and they are lead-free.

In addition, the City has received a grant from HUD's 2013 Lead-Based Paint Hazard Control Program. This grant is a three (3) year grant that will allow the City to evaluate 70 units for lead-based paint hazards, implement 35 lead hazard controls, evaluate 40 units for healthy homes hazards, implement 20 healthy homes hazard control and support childhood lead poisoning prevention efforts in Clark County to 525 families. The City will educate the community through encouraging blood lead screenings for young children, providing lead poisoning prevention education and conducting risk assessments for units with children having elevated blood lead levels. The outreach will focus on target areas and will include those who qualify for HUD Section 3 designation. This award will help address a significant hazard in our community.

### **Actions planned to reduce the number of poverty-level families**

As previously described, the housing crisis and economic recession has left Southern Nevada as one of the hardest hit areas of the country. Area unemployment has been as high as 14%, with current rates at 9.3%, while the national average rate is 6.6%, and estimates are the local economic recovery is likely to lag behind the rest of the country. Jobs and education programs are required to reduce the number of poverty level families and the City of Henderson will continue to promote efforts that incorporate local and regional economic development and supportive services to assist extremely low- and low-income residents achieve self-sufficiency. The City will also continue to encourage CDBG applications from non-profit agencies for programs that promote self-sufficiency and economic independence.

The Workforce Investment Act of 1998 created a streamlined workforce development system channeling federal funds earmarked for training, apprenticeships and other resources to couple workers with employers. The City will continue to partner with Southern Nevada Workforce Connection (SNWC) who works with relevant agencies and organizations to connect those looking for work with the best resources available so that they can make a difference in their own lives. Workers who need jobs, additional skills or related workforce information, and employers who need skilled workers or assistance with workforce concerns are assisted through SNWC. Through programs such as Adult & Dislocated Worker and Prisoner Reentry, and specific sector-targeted programs such as Green Economy and Healthcare, SNWC works with both employers and job seekers in making appropriate "matches". A key component of SNWC is Nevada JobConnect, a "one stop" model for employment services, and a JobConnect Center is located in downtown Henderson. Nevada JobConnect is a significant component in providing outreach, training and job placement services to residents. In addition, the College of Southern Nevada offers a large selection of programs for low-income residents at their Division of Workforce and Economic Development. With two of their campuses located in Henderson, the Division offers training programs and classes to develop new skills and improve opportunities for career advancement.

The City is an active partner in the Volunteer Income Tax Assistance (VITA) program. In keeping with the goal of helping low-income families become self-sufficient and save money for the future, many City employees volunteer in providing free federal tax return preparation and taxpayer assistance in claiming the Earned Income and Child Care Tax Credits. The Earned Income Tax Credit (EITC) is the largest federal

aid program for working families, providing more money to working families than food stamps and Temporary Assistance to Needy Families (TANF) combined. The program has the potential to lift many working families out of poverty but it is estimated that up to 25% of eligible taxpayers do not take advantage of the credit. The City has partnered with community-based organizations in promoting the program, which helps residents avoid high-cost preparation fees and expensive refund anticipation loans.

The City's active collaboration with the Southern Nevada Regional Homeless Coordination will continue throughout implementation of the Hearth Act of 2009 and the Emergency Solutions Grant (ESG) Program as these initiatives are expected to be beneficial supportive lifelines in our community.

### **Actions planned to develop institutional structure**

During the next year, the City of Henderson will continue to work together with other local jurisdictions and non-profit organizations to maintain an institutional structure. The lead agency, Neighborhood Services, will work on behalf of the City of Henderson to administer the CDBG, HOME, and NSP programs, and will be working closely with other City departments, such as Public Works, Parks & Recreation, Community Development, Economic Development, and the Redevelopment Agency.

In addition to these City departments, other jurisdictions will also be a factor in this process. The City is part of a consortium that includes Clark County, City of Las Vegas, City of North Las Vegas, Boulder City and City of Mesquite. This consortium meets on a bi-monthly basis to discuss issues regarding CDBG, HOME, ESG, HOPWA, and other federal programs. These meetings usually cover such topics as the application process, citizen participation schedules, consolidated plans, homelessness issues, program reporting, upcoming events and local issues.

Non-profit organizations are also an important component of the institutional structure. There are 21 non-profit organizations receiving CDBG funding from the City of Henderson for FY 2015, and each of these organizations offers a unique service to the Henderson community.

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

While Henderson has never had its own housing authority, the Southern Nevada Regional Housing Authority (SNRHA) benefits all of Southern Nevada with their regional efforts and improved coordination. Coordination between public housing agencies was enhanced in January 2010 when three local housing authorities merged to become the SNRHA. SNRHA is comprised of the housing authority staff from the Housing Authorities of Las Vegas, North Las Vegas, and Clark County. The City will continue to collaborate with the SNRHA on public housing needs.

The City of Henderson is fortunate to have the HopeLink of Southern Nevada Family Resource Center located in one of its mature neighborhoods. This agency is accessible to Henderson residents in need of

housing and social services. HopeLink provides referrals to a wide variety of complimentary services in Southern Nevada. In addition, social service agencies are better able to coordinate efforts through the use of the Nevada 211 system. This is a statewide effort to provide Nevada residents with the best referral services as possible. The City will continue to refer residents to these two resources.

### **Discussion:**

The City of Henderson Neighborhood Services staff has developed policies and procedures to monitor each agency receiving CDBG and HOME funding to ensure compliance with Federal regulations. City staff will conduct both desk reviews and on-site monitoring visits for organizations receiving CDBG funds. Each CDBG subrecipient is required to submit a monthly report describing the activities of the program for that month and the number of clients served, including demographic data. Staff will review these reports to monitor the progress being made toward project goals and outcome measurements. Backup documentation is also required with any requests for reimbursement and these documents are reviewed to ensure compliance with CDBG program requirements, including timeliness of expenditures. On-site monitoring visits will be scheduled periodically to review several areas of activity, including client records; organization policies and procedures; accounting systems and records; budget management; property records; timely expenditures; and other Federal requirements. In addition, the City conducts site visits to ensure compliance with Davis-Bacon wage requirements related to construction projects and reviews documentation to ensure requirements are met.

The City has also adopted a HOME monitoring plan for multi-family housing units to ensure compliance with Federal regulations. Desk reviews are completed on an annual basis to determine if performance measures are being met and to identify any potential problems. Compliance reports are required on an annual basis and are inspected during the desk review. On-site monitoring visits are conducted at the multi-family properties and HOME-assisted units are inspected to ensure compliance with housing regulations. Written notification of the results of the monitoring visit will be sent to the property manager, and if necessary, will provide a timeframe for corrective actions.

Subrecipients will receive training and technical assistance from City staff to guarantee that they understand the program requirements. Technical assistance will be customized and intensified as necessary to support any struggling sub-recipients and bring them into compliance. In the event that technical assistance fails to produce full compliance, written notification will be sent to the agency's leadership and further examination may lead to withholding of funds or a demand for repayment.

## Program Specific Requirements

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

#### Introduction:

The City of Henderson does not anticipate any program income being generated from CDBG projects.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	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
<b>Total Program Income:</b>	<b>0</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

**HOME Investment Partnership Program (HOME)**  
**Reference 24 CFR 91.220(I)(2)**

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City will meet the 25% HOME match requirement by using Low-Income Housing Trust Funds (LIHTF), awarded to the City by the State of Nevada Housing Division. This will be reported in the HOME Match Report (HUD form 40107-A) and submitted with the Consolidated Annual Performance and Evaluation Report (CAPER).

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:

All guidelines and requirements that address resale or recapture, as required in §92.254 of the HOME rule, are outlined in the City of Henderson's Affordable Housing Programs Operating Procedures and a recapture provision is included in all program agreements. The City's HOME agreements state that the applicant agrees that the deferred loan amount shall be due and payable to the City upon sale, transfer, lease or change of ownership of the property during the "Period of Affordability". In the event of a voluntary or involuntary sale during the Period of Affordability, the City will recapture the entire amount of direct HOME subsidy that assisted the homebuyer to purchase the property. Recapture of funds upon sale will be limited to "Net Proceeds", if any. The Net Proceeds of a sale are the sale price minus the non-HOME loan repayments and any closing costs.

Upon verification by the City that the applicant is in breach of the terms of the agreement, the City will notify the applicant in writing that they are in breach of the agreement and that the deferred loan amount is immediately due and payable to the City. The applicant shall have ten (10) days to respond to the City's Notice of Breach and the loan must be repaid in full within 90 days from the date of the Notice of Breach.

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:

The City utilizes recapture provisions to recoup all or a portion of the direct HOME subsidy to ensure the unit or units remain affordable. These requirements are detailed in the City's Affordable Housing Programs Operating Procedures and included as conditions in HOME funding agreements. Recapture occurs within the affordability period and recaptured funds will be used for additional HOME eligible activities.

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:

The City of Henderson does not use HOME funds to refinance existing debt on a multifamily housing rehabilitation projects.

## Appendix

### Glossary of Common Acronyms & Abbreviations

AI	Analysis of Impediments
BLM	Bureau of Land Management
CAPER	Consolidated Annual Performance and Evaluation Report
CDBG	Community Development Block Grant
CHDO	Community Housing Development Organization
CoC	Continuum of Care
COH	City of Henderson
CPMP	Consolidated Plan Management Process
DOE	Department of Energy
ESG	Emergency Shelter Grant
EITC	Earned Income Tax Credit
FHEO	Fair Housing and Equal Opportunity
FY	Fiscal Year
HMIS	Homeless Management Information System
HOME	HOME Investment Partnerships Program
HOPWA	Housing Opportunities for People with HIV/AIDS
HPRP	Homelessness Prevention and Rapid Re-housing Program
HUD	U.S. Department of Housing and Urban Development
LIHEA	Low Income Home Energy Assistance program
LIHTF	Low Income Housing Trust Funds
NAHRO	National Association of Housing & Redevelopment Officials
NSP	Neighborhood Stabilization Program
NSP3	Neighborhood Stabilization Program 3
PAC	Program Advisory Committee
SNHD	Southern Nevada Health District
SNRHA	Southern Nevada Regional Housing Authority
SNRPC	Southern Nevada Regional Planning Commission
SNWC	Southern Nevada Workforce Connection
TBRA	Tenant Based Rental Assistance
TCAP	Tax Credit Assistance Program