



**Yakima County  
HOME Consortium**  
*Providing Housing Opportunities  
Throughout Yakima County*

# HOME-ARP Allocation Plan

For additional information contact

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# HOME-ARP Allocation Plan Template

## Guidance

- To receive its HOME-ARP allocation, a PJ must:
  - Engage in consultation with at least the required organizations;
  - Provide for public participation including a 15-day public comment period and one public hearing, at a minimum; and,
  - Develop a plan that meets the requirements in the HOME-ARP Notice.
- To submit: a PJ must upload a Microsoft Word or PDF version of the plan in IDIS as an attachment next to the “HOME-ARP allocation plan” option on either the AD-26 screen (for PJs whose FY 2021 annual action plan is a Year 2-5 annual action plan) or the AD-25 screen (for PJs whose FY 2021 annual action plan is a Year 1 annual action plan that is part of the 2021 consolidated plan).
- PJs must also submit an SF-424, SF-424B, and SF-424D, and the following certifications as an attachment on either the AD-26 or AD-25 screen, as applicable:
  - Affirmatively Further Fair Housing;
  - Uniform Relocation Assistance and Real Property Acquisition Policies Act and Anti-displacement and Relocation Assistance Plan;
  - Anti-Lobbying;
  - Authority of Jurisdiction;
  - Section 3; and,
  - HOME-ARP specific certification.

## Participating Jurisdiction: Yakima County HOME Consortium

**Date:** 3/24/2023

## Consultation

Before developing its plan, a PJ must consult with the CoC(s) serving the jurisdiction’s geographic area, homeless and domestic violence service providers, veterans’ groups, public housing agencies (PHAs), public agencies that address the needs of the qualifying populations, and public or private organizations that address fair housing, civil rights, and the needs of persons with disabilities, at a minimum. State PJs are not required to consult with every PHA or CoC within the state’s boundaries; however, local PJs must consult with all PHAs (including statewide or regional PHAs) and CoCs serving the jurisdiction.

### ***Summarize the consultation process:***

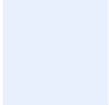
The Yakima County HOME Consortium partnered with the City of Yakima to consult with services providers throughout the County. The consultation process consisted of a survey and individual interviews throughout January and February of 2023. Twenty one service providers

responded to the survey and seven consultations were made. See Appendix A for a complete list of consultations.

***List the organizations consulted, and summarize the feedback received from these entities.***

Agency/Org Consulted	Type of Agency/Org	Method of Consultation	Feedback
See Appendix A	Type of Agency/Org.	Method of Consultation.	See Appendix A
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.
Agency Name.	Type of Agency/Org.	Method of Consultation.	Feedback.

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## Public Participation

PJs must provide for and encourage citizen participation in the development of the HOME-ARP allocation plan. Before submission of the plan, PJs must provide residents with reasonable notice and an opportunity to comment on the proposed HOME-ARP allocation plan of **no less than 15 calendar days**. The PJ must follow its adopted requirements for “reasonable notice and an opportunity to comment” for plan amendments in its current citizen participation plan. In addition, PJs must hold **at least one public hearing** during the development of the HOME-ARP allocation plan and prior to submission.

For the purposes of HOME-ARP, PJs are required to make the following information available to the public:

- The amount of HOME-ARP the PJ will receive,
- The range of activities the PJ may undertake.

***Describe the public participation process, including information about and the dates of the public comment period and public hearing(s) held during the development of the plan:***

- ***Public comment period: start date - 3/7/2023 end date - 3/22/2023***
- ***Public hearing: 2/28/2023***

The City of Yakima and Yakima County each held a public hearing in February to receive public comment regarding the use of the HOME-ARP funds. A notice was published in the Yakima Herald and was also published on the Yakima County HOME Program website. The public was also given notice that the HOME-ARP Plan was available to view and comment through the HOME Program's website.

***Describe any efforts to broaden public participation:***

The County published its notice in the local paper of record and posted it on its website. The County's website is translatable into multiple languages through the embedded Google Translate Service. The County also stated in its notice that reasonable accommodations would be made with advance notice to the County. The public hearing was held in an ADA accessible location and online.

A PJ must consider any comments or views of residents received in writing, or orally at a public hearing, when preparing the HOME-ARP allocation plan.

***Summarize the comments and recommendations received through the public participation process:***

Representatives from Noah's Ark, the Dispute Resolution Center, and Camp Hope gave comment at the public hearing regarding the needs of the populations they serve. Comments were made stating that more housing is needed in the Lower Valley, especially for the homeless to move out of emergency shelters into supportive housing. Another comment focused on the need for a multi-pronged approach to ensure housing stability and prevent homelessness, not just building houses. Another comment focused on non-traditional housing such as shipping-container tiny housing. This would provide a secure location for the homeless to go and also receive supporting services. The units have worked well with farmworker housing and is portable. County Commissioners also received three additional written comments. Two were in support of Camp Hope and the need for upgrades to shower and bathroom facilities there. A third was from Catholic Charities stating a need for the development of permanent supportive housing.

Comments regarding the HOME-ARP Plan: Yakima County did not receive any comments regarding its HOME-ARP Plan during its public comment period.

***Summarize any comments or recommendations not accepted and state the reasons why:***

Public comments during the public hearing relating directly to Camp Hopewere passed along to the City of Yakima because the encampment is located within Yakima City limits and is not within the Yakima County HOME Consortium's jurisdiction. However, this input was considered as a need for the entire County. Although public comments stated a need for

additional services, the County chose to focus on the construction of affordable rental units. The County will add the provision of services for HOME-ARP-assisted housing into its scoring criteria to promote the delivery of services. The County did not receive any comments or recommendations during its public comment period regarding its HOME-ARP Plan.

## **Needs Assessment and Gaps Analysis**

PJs must evaluate the size and demographic composition of qualifying populations within its boundaries and assess the unmet needs of those populations. In addition, a PJ must identify any gaps within its current shelter and housing inventory as well as the service delivery system. A PJ should use current data, including point in time count, housing inventory count, or other data available through CoCs, and consultations with service providers to quantify the individuals and families in the qualifying populations and their need for additional housing, shelter, or services. The PJ may use the optional tables provided below and/or attach additional data tables to this template.

### OPTIONAL Homeless Needs Inventory and Gap Analysis Table

Homeless													
	Current Inventory					Homeless Population				Gap Analysis			
	Family		Adults Only		Vets	Family	Adult	Vets	Victims	Family		Adults Only	
	# of	# of	# of	# of	# of					# of	# of	# of	# of
Emergency Shelter	249	70	527	119	0								
Transitional Housing	73	15	101	66	0								
Permanent Supportive Housing	127	46	104	87	101								
Other Permanent Housing						N/A	N/A	N/A	N/A				
Sheltered Homeless						46	289	11	85				
Unsheltered Homeless						1	166	9	17				
Current Gap										0	0	0	0

**Suggested Data Sources:** 1. Point in Time Count (PIT); 2. Continuum of Care Housing Inventory Count (HIC); 3. Consultation

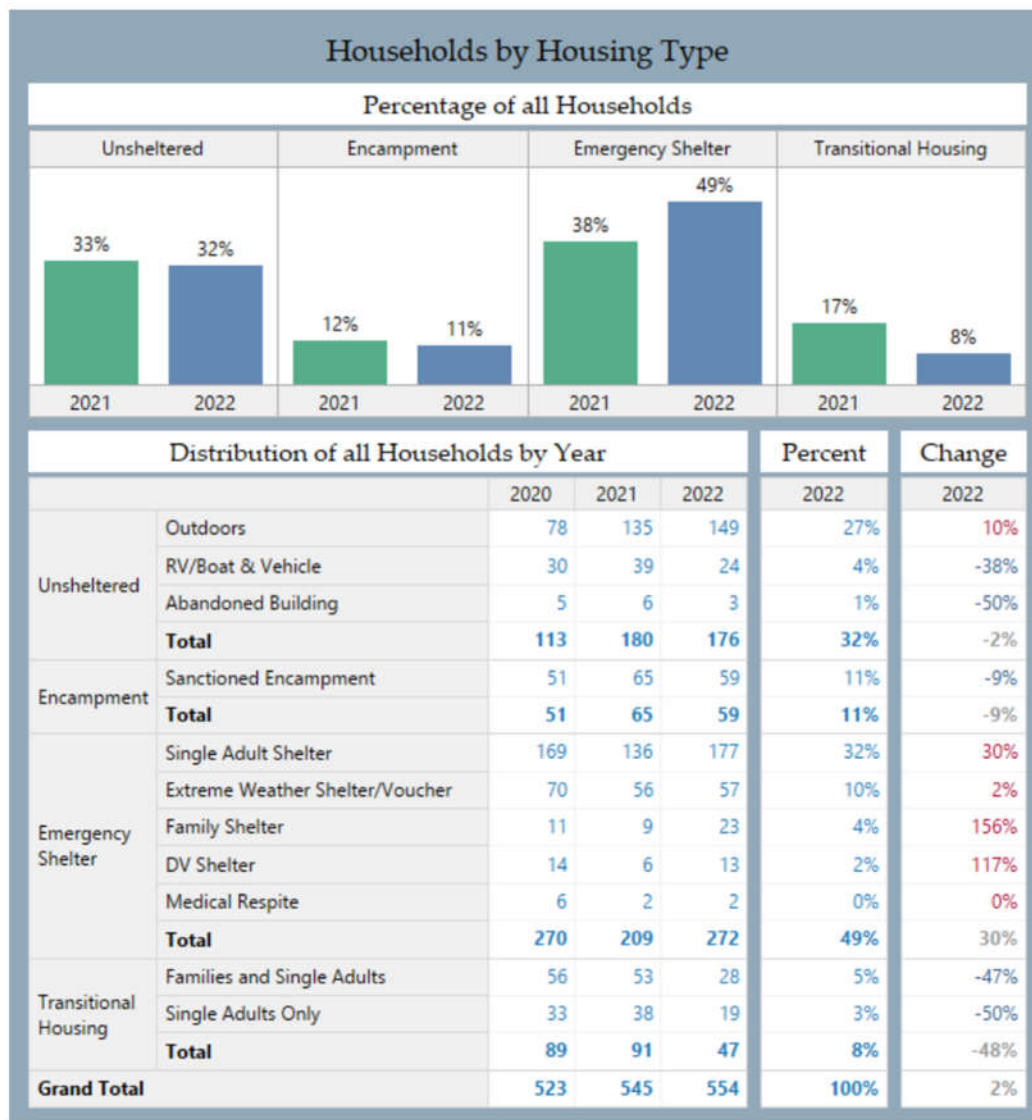
### OPTIONAL Housing Needs Inventory and Gap Analysis Table

Non-Homeless			
	Current Inventory	Level of Need	Gap Analysis
	# of Units	# of Households	# of Households
Total Rental Units	33,278		
Rental Units Affordable to HH at 30% AMI (At-Risk of Homelessness)	3,111		
Rental Units Affordable to HH at 50% AMI (Other Populations)	15,194		
0%-30% AMI Renter HH w/ 1 or more severe housing problems (At-Risk of Homelessness)		4,055	
30%-50% AMI Renter HH w/ 1 or more severe housing problems (Other Populations)		1,460	
<b>Current Gaps</b>			944

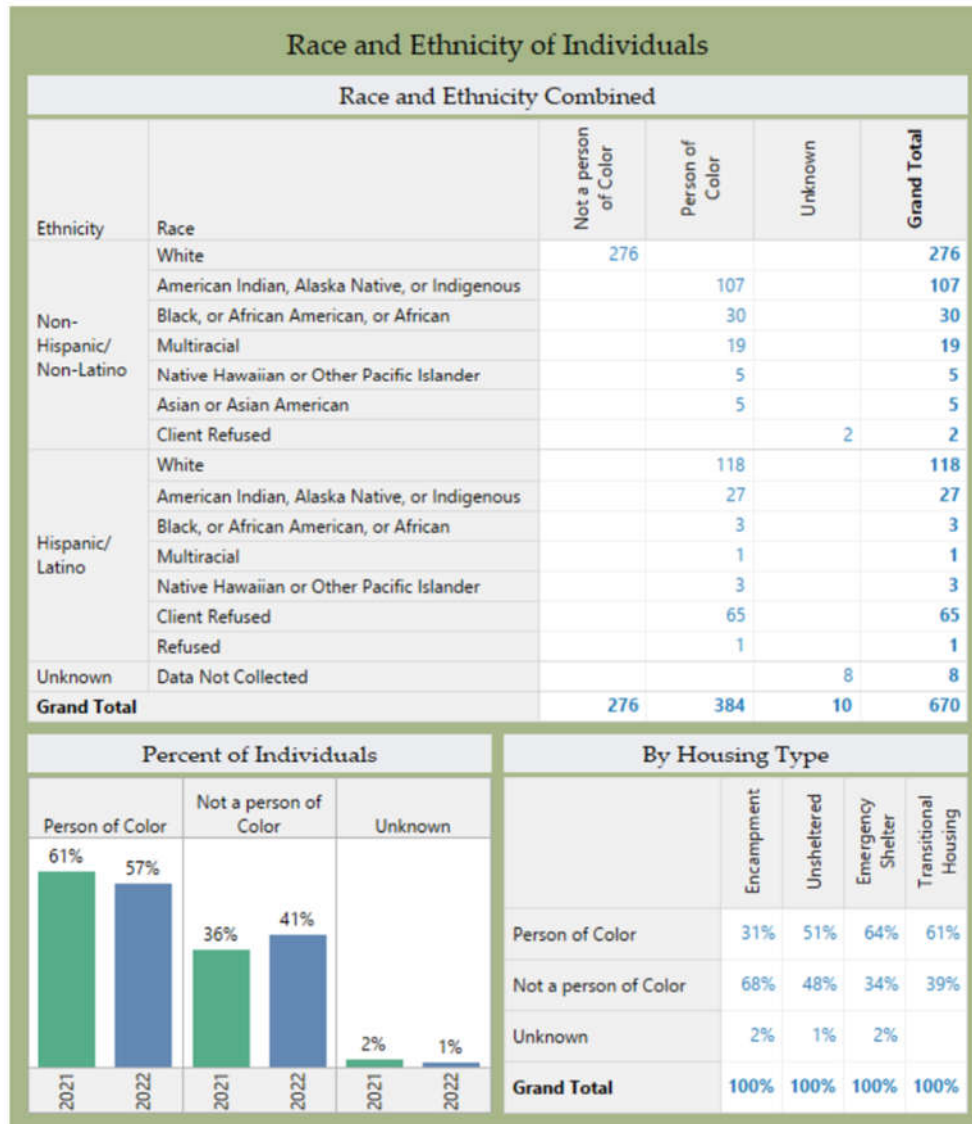
**Suggested Data Sources:** 1. American Community Survey (ACS); 2. Comprehensive Housing Affordability Strategy (CHAS)

***Describe the size and demographic composition of qualifying populations within the PJ's boundaries:***

Homeless – A majority of the homeless within Yakima County are located within the City of Yakima where emergency shelters are located, with the exception of Noah's Ark in Wapato and a temporary extreme winter weather shelter in Toppenish. The 2022 Point in Time (PIT) counted 93 homeless in the Lower Yakima Valley. Since the Yakima County Home Consortium includes unincorporated Yakima County, and data is primarily available for all of Yakima County, this plan considers all qualifying populations within the County. A majority of homeless individuals are between the ages of 25 and 64 and have been experiencing homelessness for fewer than 3 years. One hundred seventy six homeless households were unsheltered and 378 homeless households were housed in either an encampment, emergency shelter, or transitional housing. Forty-seven households had children present with only one household with children being unsheltered.



Of the 670 homeless individuals counted, 20% were American Indian, 5% were black, 3% were multiracial, and 57% were Hispanic. Veterans made up 3% of the homeless population. The population of Yakima County is 7% American Indian, 2% black, 3% multiracial, and 52% Hispanic.



**At Risk of Homelessness** – Within Yakima County, 6,185 owners and renters at or below 30% AMI were severely cost burdened, meaning that over 50% of household income goes to housing costs (rent, mortgage, utilities). Additionally, 5,495 of household renters and 2,770 household owners at or below 30% AMI have at least one of the four housing problems (incomplete kitchen or plumbing facilities, more than 1 individual per room, and/or cost burdened). This represents 75% of all households at or below 30% AMI. These housing problems greatly increase the risk of homelessness.



Fleeing, or Attempting to Flee Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking – Yakima County has one of the highest domestic violence rates in the State of Washington. The YWCA of Yakima responded to over 6,000 domestic violence crisis calls in 2020 and over 4,000 individuals received services. In the PIT report, 54 households (8%) reported domestic violence as a cause/condition of their homelessness. Yakima County reached out to the Northwest Justice Project for information on human trafficking and received no response. The County also reached out to the Yakima County Sheriff's Office also regarding human trafficking. The Sheriff's Office said that the last reported case of human trafficking was in 2020 in Yakima County.

Other Populations at greatest risk of housing instability – According to the Comprehensive Housing Affordability Strategy (CHAS) data, 3,515 households between 30% and 50% Area Median Income (AMI) area severely cost burdened. In addition to this, nearly 3,000 households received up to 15 months of rental assistance through the County's COVID Rental Assistance Program.

Veterans – In the PIT survey, 20 homeless individuals identified themselves as a Veterans, which equates to 3% of the homeless population.

***Describe the unmet housing and service needs of qualifying populations, including but not limited to:***

- ***Sheltered and unsheltered homeless populations;***
- ***Those currently housed populations at risk of homelessness;***
- ***Other families requiring services or housing assistance or to prevent homelessness; and,***
- ***Those at greatest risk of housing instability or in unstable housing situations:***

Homeless – Homeless Service Providers identified the greatest unmet needs of homeless are transitional/supportive housing, and support services for mental health and substance abuse disorders. There are not enough housing and corresponding services for the homeless to exit homelessness.

At Risk of Homelessness – The greatest unmet needs of those at risk of homelessness are similar to those of the homeless. Services for mental health and substance abuse disorders are needed to help those at risk to remain in their homes. Additionally, the lack of decent and affordable housing is a major cause of housing instability.

Fleeing, or Attempting to Flee Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking – For the past 5 years YWCA has not been able to shelter over 400 families each year on their first call for shelter. These families have had to shelter in a hotel or other location until shelter could be secured. This is due to the lack of affordable housing and the unwillingness of landlords to work within government-funded programs to provide housing.

Other Populations at Greatest Risk of Housing Instability – The unmet needs of this qualifying population are similar to those at risk of homelessness. The lack of decent and affordable housing and housing services to prevent evictions/homelessness are the greatest unmet needs. Multiple agencies also stated that service providers should provide services within the client’s home to more effectively deliver these services.

In summary, the greatest need identified by nearly all service providers is for additional low-income housing. This is needed to support those at risk of homelessness and those attempting to exit homelessness. A re-occurring comment was that there are limited permanent housing units available for those trying to exit homelessness. Additional services were also identified as the greatest need for the qualifying populations.

A major theme that arose from conversations with public housing authorities, homeless service providers, and fair housing organizations was the need for additional mental health and substance abuse disorder services to help households either get into a home or remain in their existing home. Substance abuse disorders and hoarding were specific examples given regarding those who are either unable to qualify for affordable housing or to remain in their current housing.

***Identify and consider the current resources available to assist qualifying populations, including congregate and non-congregate shelter units, supportive services, TBRA, and affordable and permanent supportive rental housing:***

Yakima County currently administers multiple state and federal grants to provide homeless services, supportive services, and rental assistance throughout Yakima County. Over \$9 million is awarded each year to service providers to provide emergency shelter, rapid rehousing, transitional housing, homeless services, and permanent supportive housing. The County began collecting a mental health sales and use tax of 0.1% in 2020 and is in the process of creating a plan for the use of this revenue. Revenue from this tax ranges from \$3-5 million per year.

Yakima County currently provides COVID emergency rental assistance. About \$13 million has been disbursed to 3,000 households to-date.

Yakima County also has two public housing authorities. These are the Sunnyside Housing Authority (SHA) and the Yakama Nation Housing Authority (YNHA). The City of Yakima also operates the Yakima Housing Authority (YHA). The three housing authorities have a combined 1,308 rental units. Catholic Charities also owns and operates 382 affordable rental units throughout Yakima County and 32 units are under construction.

#### **TBRA**

The Yakima Housing Authority administers the Housing Choice Voucher (HCV) program throughout Yakima County. It serves over 1,000 households with funding of nearly \$9 million.

***Identify any gaps within the current shelter and housing inventory as well as the service delivery system:***

Historically, Yakima County has had a very low apartment vacancy rate of 1%. However, in 2022 the vacancy rate jumped to 6.9% according to the Washington Center for Real Estate Research Report. This was largely due to the addition of new market-rate units. The additional units will likely ease the trend in increasing rents, but it will do little to make existing rental units affordable. A major challenge that multiple service providers identified was the lack of housing available to the qualifying populations to house homeless individuals or those experiencing housing instability. This is a two-part issue. The first part is the supply of affordably priced units. The second part is the willingness of landlords to work with service providers to house their clients. Last year, Yakima County held an outreach event to help educate landlords and address questions or concerns they had regarding participation in community housing programs for the homeless and those experiencing housing instability.

Another gap in service delivery is for behavioral health and substance abuse disorders. These are the two main issues that were repeatedly identified as major contributors to housing instability or to an individuals inability to find suitable housing.

***Identify the characteristics of housing associated with instability and an increased risk of homelessness if the PJ will include such conditions in its definition of “other populations” as established in the HOME-ARP Notice:***

Not Applicable

***Identify priority needs for qualifying populations:***

Yakima County’s survey showed that housing and service providers prioritized the addition of affordable housing and supportive services. Tenant Based Rental Assistance (TBRA) was third and development of non-congregate shelters was fourth. Multiple providers specifically identified permanent supportive housing and mental health services as top priorities. Housing providers also stated that their waiting lists are extensive, with the least restrictive programs having the largest waiting lists.

How would you rank the following eligible uses of HOME-ARP Funds in terms of priority within our community? (Highest priority, Mid/High Priority, Mid/Low priority, Lowest Priority)



***Explain how the level of need and gaps in its shelter and housing inventory and service delivery systems based on the data presented in the plan were determined:***

The level of need and gaps were determined based on available data from the Point in Time (PIT), Housing Inventory Count (HIC), Comprehensive Housing Affordability Strategy (CHAS) Data, American Community Survey (ACS) data, and data provided by service providers. Services providers were also surveyed regarding what the greatest needs are for Yakima County and where the County should use its HOME-ARP funds to meet those needs.

## HOME-ARP Activities

***Describe the method for soliciting applications for funding and/or selecting developers, service providers, subrecipients and/or contractors and whether the PJ will administer eligible activities directly:***

Yakima County will use a competitive bid process to select developers. The County will issue a Request for Proposal (RFP) which will contain the required regulations and requirements for the HOME-ARP Program and the County's scoring criteria. Yakima County will not directly administer eligible activities.

***If any portion of the PJ's HOME-ARP administrative funds were provided to a subrecipient or contractor prior to HUD's acceptance of the HOME-ARP allocation plan because the subrecipient or contractor is responsible for the administration of the PJ's entire HOME-ARP grant, identify the subrecipient or contractor and describe its role and responsibilities in administering all of the PJ's HOME-ARP program:***

Not Applicable – Yakima County will administer the HOME-ARP Program.

PJs must indicate the amount of HOME-ARP funding that is planned for each eligible HOME-ARP activity type and demonstrate that any planned funding for nonprofit organization operating assistance, nonprofit capacity building, and administrative costs is within HOME-ARP limits. The following table may be used to meet this requirement.

#### Use of HOME-ARP Funding

	Funding Amount	Percent of the Grant	Statutory Limit
Supportive Services	\$ #		
Acquisition and Development of Non-Congregate Shelters	\$ #		
Tenant Based Rental Assistance (TBRA)	\$ #		
Development of Affordable Rental Housing	\$ 1,634,137		
Non-Profit Operating	\$ #	# %	5%
Non-Profit Capacity Building	\$ #	# %	5%
Administration and Planning	\$ 180,000	10 %	15%
<b>Total HOME ARP Allocation</b>	\$ #		

#### *Additional narrative, if applicable:*

Enter narrative response here.

#### ***Describe how the characteristics of the shelter and housing inventory, service delivery system, and the needs identified in the gap analysis provided a rationale for the plan to fund eligible activities:***

There is a significant shortage of affordable housing throughout Yakima County. This affects all of the qualifying populations. Additional permanent affordable housing is needed because there are nearly 10,000 households who are severely cost burdened within Yakima County. Additionally, multiple homeless and domestic violence service providers stated that the lack of permanent affordable housing was one of the main issues they had with helping their clients either avoid or exit homelessness.

#### HOME-ARP Production Housing Goals

#### ***Estimate the number of affordable rental housing units for qualifying populations that the PJ will produce or support with its HOME-ARP allocation:***

The County plans to assist with the production of 7 units of rental housing within its jurisdiction. This will be an average of \$230,000 of assistance per unit.

#### ***Describe the specific affordable rental housing production goal that the PJ hopes to achieve and describe how it will address the PJ's priority needs:***

The primary goal for the addition of rental housing is to create permanent affordable housing for the qualifying populations and pair this with services for the tenant. The County intends to cover

a majority of the cost of production for two reasons. First, the qualifying population will likely not be able to contribute a substantial amount of rental revenue to cover the operational costs of the units produced. The second reason is to incentivize the owner of the rental units to provide services to the tenants. This will be reflected in the scoring criteria for the RFP process and subsequent written agreements.

## Preferences

***Identify whether the PJ intends to give preference to one or more qualifying populations or a subpopulation within one or more qualifying populations for any eligible activity or project:***

- Preferences cannot violate any applicable fair housing, civil rights, and nondiscrimination requirements, including but not limited to those requirements listed in 24 CFR 5.105(a).
- PJs are not required to describe specific projects to which the preferences will apply.

Yakima County does not intend to give preference to one or more qualifying populations. Service providers equally ranked each of the qualifying populations as having the greatest need in the County's survey and in consultations.



***If a preference was identified, explain how the use of a preference or method of prioritization will address the unmet need or gap in benefits and services received by individuals and families in the qualifying population or category of qualifying population, consistent with the PJ's needs assessment and gap analysis:***

No preferences will be given.

***If a preference was identified, describe how the PJ will use HOME-ARP funds to address the unmet needs or gaps in benefits and services of the other qualifying populations that are not included in the preference:***

No preferences will be given.

## HOME-ARP Refinancing Guidelines

If the PJ intends to use HOME-ARP funds to refinance existing debt secured by multifamily rental housing that is being rehabilitated with HOME-ARP funds, the PJ must state its HOME-ARP refinancing guidelines in accordance with [24 CFR 92.206\(b\)](#). The guidelines must describe the conditions under which the PJ will refinance existing debt for a HOME-ARP rental project, including:

- ***Establish a minimum level of rehabilitation per unit or a required ratio between rehabilitation and refinancing to demonstrate that rehabilitation of HOME-ARP rental housing is the primary eligible activity***  
HOME-ARP funds will not be used to refinance existing debt.
- ***Require a review of management practices to demonstrate that disinvestment in the property has not occurred; that the long-term needs of the project can be met; and that the feasibility of serving qualified populations for the minimum compliance period can be demonstrated.***  
HOME-ARP funds will not be used to refinance existing debt.
- ***State whether the new investment is being made to maintain current affordable units, create additional affordable units, or both.***  
HOME-ARP funds will not be used to refinance existing debt.
- ***Specify the required compliance period, whether it is the minimum 15 years or longer.***  
HOME-ARP funds will not be used to refinance existing debt.
- ***State that HOME-ARP funds cannot be used to refinance multifamily loans made or insured by any federal program, including CDBG.***  
HOME-ARP funds will not be used to refinance existing debt.
- ***Other requirements in the PJ's guidelines, if applicable:***  
HOME-ARP funds will not be used to refinance existing debt.

## Appendix A: Organizations Consulted

Agency/Org Consulted	Type of Agency/Org	Method of Consultation	Feedback
<b>Washington State CoC</b>	CoC	Interview	Organizations need to establish better relationships with landlords. Mental health housing retention services are lacking. Supply of affordable housing is critical.
<b>Yakima Housing Authority</b>	Government Entity	Survey	2 areas of concern are the stock of affordable housing and case management resources to help households maintain stable housing
<b>Sunnyside Housing Authority</b>	PHA	Interview	Substance abuse disorders and mental health support is needed. Waiting lists are very long.
<b>Yakama Nation Housing Authority</b>	PHA	Interview / Survey	It is difficult to house some of the homeless because of drug use, criminal background, and a tenant's responsibility to maintain their unit. Current Housing Authority policies require drug testing, criminal background checks for certain offenses, and that the tenant maintain the rental unit. There is a severe shortage of affordable housing. Current waitlists are extensive
<b>Catholic Charities</b>	Non-Profit Housing Organization	Survey	Funds should be used for permanent supportive housing (capital expenses) to best serve the community. Waitlists are extensive and tenant turnover is low. HOME-ARP funds would be best used to leverage other resources.
<b>Yakima County Veterans Coalition</b>	Veterans Service Provider	Survey	There are multiple Veterans with HUD VASH vouchers who cannot find a place due to high rents. More case management is also needed.
<b>NW Fair Housing Alliance</b>	Fair Housing Organization	Interview	There are multiple barriers to housing such as criminal history, disability, behavioral health, and source of income.
<b>Office of Rural &amp; Farmworker Housing</b>	Non-Profit Housing Development	Survey	Domestic Violence rates are high in Yakima County. The community lacks affordable housing opportunities. Much of the current stock is dilapidated and unsafe. Downpayment requirements are a major hurdle for first-time homebuyers.
<b>Dispute Resolution Center</b>	Non-Profit	Survey / Interview	Community education regarding housing resources available is lacking. Service providers need to better coordinate service delivery. There is a severe shortage of affordable housing. Households are being displaced by rent increases and other living expense increases. The community needs housing brokers/navigators to help households access housing services. Case managers should go to the client's home and services should be provided in the home. The qualification system used by landlords is a significant barrier to housing.



Agency/Org Consulted	Type of Agency/Org	Method of Consultation	Feedback
<b>Northwest Justice Project</b>	Non-Profit	Interview / Email	Mental health is a current gap in services being provided. Services should be provided to households at-risk of homelessness within the home. Clients often downplay or lie about their housing situation/problems. It is often difficult for previously homeless individuals to conform to behavioral norms. This increases the risk of eviction. Requested information regarding human trafficking, but was unable to get a response.
<b>City of Sunnyside</b>	Government Entity	Survey	There are very few programs to help residents stay in their homes. Vacancy rates are below 1% and much of the affordable housing is owned and operated by non-profits and is often allocated for a specific socioeconomic group or demographic. Public outreach and education would help build trust and inform the public.
<b>Yakima Neighborhood Health Services</b>	Non-Profit Homeless Provider	Survey	Few rental units are charging fair market rents. This is an issue because most housing assistance programs will only pay fair market rents. Hotels/motels are effective non-congregate shelters. Many homeless are unable to tolerate congregate settings due to mental health conditions. Medical respite is also an effective form of emergency shelter for those with communicable conditions.
<b>Yakima Union Gospel Mission</b>	Non-Profit Homeless Provider	Survey	Additional substance abuse disorder services along with counseling for job/housing and relationship skills is needed. There is a lack of affordable housing, supportive housing, and housing for illegal residents. More family intervention, support, and counseling are needed for families experiencing domestic violence. Homeless services for medically needful individuals are also needed. Some homeless need nursing home-level of care.
<b>YWCA</b>	Domestic Violence Services	Survey	Domestic violence shelter is limited and unable to serve all needs. It is crucial that housing be available to victims on their first call. Yakima County has the highest rate of domestic violence in the State. More affordable housing is needed and more landlords willing to participate in government housing programs. Landlords often require a large upfront payment to rent their units (First and last month's rent, security deposits – between \$3,000 and \$5,000 up-front)

<b>Agency/Org Consulted</b>	<b>Type of Agency/Org</b>	<b>Method of Consultation</b>	<b>Feedback</b>
<b>Grace City Outreach</b>	Non-Profit Homeless Provider	Survey	There are not enough emergency shelter beds and no transitional housing. All supportive housing is controlled by a single entity. Transitional housing is an intermediate step to permanent housing. There is not enough family shelter available
<b>City of Toppenish</b>	Government Entity	Survey	Non-congregate shelter and homeless prevention are the highest priorities.
<b>YVFWC</b>	Non-Profit Homeless Provider	Survey	Health Care needs to address chronic problems (substance abuse disorder, mental health, physical health). Family housing is needed for those experiencing an emergency. There is a lack of affordable housing and emergency assistance in rural areas. Assistance with housing fees, utilities, and other emergent needs will help households remain in their current home.
<b>Yakima Partners Habitat for Humanity</b>	Non-Profit Housing Developer	Survey	Housing supply falls farther and farther behind demand every year. Those at-risk of homelessness have fewer and fewer housing options because of this trend. There is a huge gap in housing inventory for first-time buyers and low-income rental units. A greater supply of buildable lots is needed. There is a need for non-congregate shelter with case management.
<b>Yakama Nation</b>	Sovereign Government	Survey	Yakama Nation needs more tiny homes with infrastructure for transitional housing. Criminal history is a major barrier to obtaining permanent housing. Additional case management is also needed. Youth on the street are getting younger and younger. The homeless need wrap-around services available and ready to provide assistance when an individual is ready to receive assistance. Services for youth will be more effective than waiting until someone is middle-aged to provide services. Assistance for first and last month's rent and security deposit would help more households get into stable housing.
<b>Homeless Network of Yakima County</b>	Non-Profit Homeless Provider	Survey	There is a lack of homeless prevention and rapid rehousing. There is a serious shortage of affordable housing and supportive housing, especially for the chronically homeless. Data from the Consolidated Plan should be used in this Plan.
<b>Justice Housing Yakima</b>	Non-Profit Housing Developer	Survey	Permanent supportive housing is the greatest needed to help people exit homelessness. Assistance is needed with land acquisition, utility hook ups, and predevelopment costs.

Agency/Org Consulted	Type of Agency/Org	Method of Consultation	Feedback
Yakima County Sheriff's Office	Law-Enforcement	Email	The last case of human trafficking was in 2020.

**Application for Federal Assistance SF-424**

**\* 1. Type of Submission:**

- ☐ Preapplication  
☒ Application  
☐ Changed/Corrected Application

**\* 2. Type of Application:**

- ☐ New  
☒ Continuation  
☐ Revision

**\* If Revision, select appropriate letter(s):**

**\* Other (Specify):**

**\* 3. Date Received:**

**4. Applicant Identifier:**

**5a. Federal Entity Identifier:**

**5b. Federal Award Identifier:**

M-21-DP-53-0209

**State Use Only:**

**6. Date Received by State:**

**7. State Application Identifier:**

**8. APPLICANT INFORMATION:**

**\* a. Legal Name:**

Yakima County

**\* b. Employer/Taxpayer Identification Number (EIN/TIN):**

91-60013287

**\* c. UEI:**

P1SDBNX9U258

**d. Address:**

\* Street1: 185 North 2nd Street

Street2:

\* City: Yakima

County/Parish:

\* State: WA: Washington

Province:

\* Country: USA: UNITED STATES

\* Zip / Postal Code: 98901-2613

**e. Organizational Unit:**

**Department Name:**

Human Services

**Division Name:**

**f. Name and contact information of person to be contacted on matters involving this application:**

Prefix:

\* First Name:

Brian

Middle Name:

\* Last Name:

Hedengren

Suffix:

Title: HOME Program Manager

**Organizational Affiliation:**

\* Telephone Number: 509-574-1363

Fax Number:

\* Email: brian.hedengren@co.yakima.wa.us

## Application for Federal Assistance SF-424

### \* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

### \* 10. Name of Federal Agency:

Department of Housing and Urban Development

### 11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

### \* 12. Funding Opportunity Number:

M-21-DP-53-0209

\* Title:

HOME Investment Partnerships Program

### 13. Competition Identification Number:

Title:

### 14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

### \* 15. Descriptive Title of Applicant's Project:

HOME-ARP funding to create multi-family units for the identified qualifying populations.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments



**Application for Federal Assistance SF-424****16. Congressional Districts Of:**\* a. Applicant \* b. Program/Project 

Attach an additional list of Program/Project Congressional Districts if needed.

**17. Proposed Project:**\* a. Start Date: \* b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="1,814,137.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="1,814,137.00"/>

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

**\* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 18, Section 1001)**

☒ \*\* I AGREE

\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

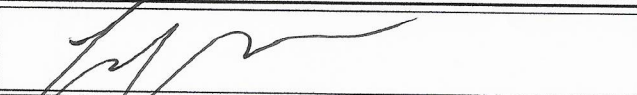
**Authorized Representative:**

Prefix:  \* First Name:

Middle Name:

\* Last Name:

Suffix:

\* Title: \* Telephone Number:  Fax Number: \* Email: \* Signature of Authorized Representative:  \* Date Signed:

## HOME-ARP CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the participating jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing pursuant to 24 CFR 5.151 and 5.152.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** --It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It will comply with the acquisition and relocation requirements contained in the HOME-ARP Notice, including the revised one-for-one replacement requirements. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42, which incorporates the requirements of the HOME-ARP Notice. It will follow its residential anti-displacement and relocation assistance plan in connection with any activity assisted with funding under the HOME-ARP program.

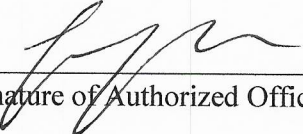
**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations and program requirements.

**Section 3** --It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 75.

**HOME-ARP Certification** --It will use HOME-ARP funds consistent with Section 3205 of the American Rescue Plan Act of 2021 (P.L. 117-2) and the CPD Notice: *Requirements for the Use of Funds in the HOME-American Rescue Plan Program*, as may be amended by HUD, for eligible activities and costs, including the HOME-ARP Notice requirements that activities are consistent with its accepted HOME-ARP allocation plan and that HOME-ARP funds will not be used for prohibited activities or costs, as described in the HOME-ARP Notice.

  
\_\_\_\_\_  
Signature of Authorized Official

03/20/2023  
Date

DIRECTOR of HUMAN SERVICES  
Title



## ASSURANCES - NON-CONSTRUCTION PROGRAMS

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0040), Washington, DC 20503.

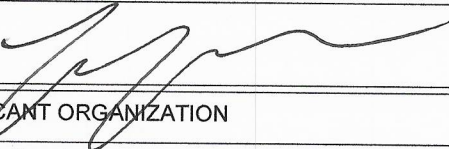
**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the awarding agency. Further, certain Federal awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project cost) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
5. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
6. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and, (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.
7. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal or federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
8. Will comply, as applicable, with provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.

9. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333), regarding labor standards for federally-assisted construction subagreements.
10. Will comply, if applicable, with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
11. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93- 205).
12. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
13. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593(identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
14. Will comply with P.L. 93-348 regarding the protection of human subjects involved in research, development, and related activities supported by this award of assistance.
15. Will comply with the Laboratory Animal Welfare Act of 1966 (P.L. 89-544, as amended, 7 U.S.C. §§2131 et seq.) pertaining to the care, handling, and treatment of warm blooded animals held for research, teaching, or other activities supported by this award of assistance.
16. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
17. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
18. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
19. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

<b>SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL</b> 	<b>TITLE</b> Director of Human Services
<b>APPLICANT ORGANIZATION</b> Yakima County	<b>DATE SUBMITTED</b> 03/24/2023



## ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009  
Expiration Date: 02/28/2025

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.


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1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
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<b>SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL</b> 	<b>TITLE</b> Director of Human Services
<b>APPLICANT ORGANIZATION</b> Yakima County	<b>DATE SUBMITTED</b> 03/24/2023