





April 29, 2024

**FISCAL AND POLICY NOTE**

TO: Jennifer A. Jenkins  
Council Administrator

Colette R. Gresham, Esq.  
Deputy Council Administrator

THRU: Josh Hamlin   
Director of Budget and Policy Analysis

FROM: Shalene Miller-Whye   
Legislative Budget and Policy Analyst

RE: Policy Analysis and Fiscal Impact Statement  
CR-024-2024 FY 2025 Annual Action Plan for Housing and Community  
Development

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**CR-024-2024** (*Proposed by:* The Chair of the Council at the request of the County Executive)

*Introduced by Council Members Fisher, Harrison, Hawkins, and Watson*

Assigned to the Committee of the Whole

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A RESOLUTION CONCERNING Fiscal Year (“FY”) 2025 Annual Action Plan for Housing and Community Development For the purpose of approving and adopting the Prince George’s County Fiscal Year (“FY”) 2025 Annual Action Plan for Housing and Community Development (“FY 2025 Annual Action Plan”).

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**Fiscal Summary**

**Direct Impact**

*Expenditures:* \$9,727,279 increase in expenditures of federal grant funds.

*Revenue:* An increase in revenue of \$9,727,279 in federal grant funds.

### **Indirect Impact**

Potentially favorable.

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### **Legislative Summary:**

CR-024-2024<sup>1</sup>, proposed by the Council Chair at the request of the County Executive, was introduced on April 2, 2024 by Council Members Fisher, Harrison, Hawkins, and Watson and referred to the Committee of the Whole. CR-024-2024 would approve and adopt the Prince George's County Fiscal Year ("FY") 2025 Annual Action Plan for Housing and Community Development. A public hearing on CR-024-2024 was held on April 23, 2024.

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### **Current Law/Background**

The County's FY 2021-2025 Consolidated Plan was adopted through CR-047-2020<sup>2</sup> through citizen participation, assessment of housing and community development needs, and the incorporation of housing market analysis. According to the Department of Housing and Community Development (HUD), The Consolidated Plan is put in place to help states and local jurisdictions assess their affordable housing needs and market conditions by making investment decisions that are based on research and data. The planning process is created to be a framework for future housing and community development priorities that align and focus funding on the Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) Program, Housing Trust Fund (HTF), Emergency Solutions Grants (ESG) Program and Housing Opportunities for Persons with AIDS (HOPWA) Program.

The Consolidated Plan is carried out through Annual Actions Plans, which provide summaries of the actions, activities, and federal and non-federal resources to be used to address priorities and goals identified in the Consolidated Plan. Grantees use the Consolidated Annual Performance and Evaluation Report (CAPER) to report accomplishments towards their Consolidated Plan goals.

According to Sec. 15A-105 of the County Code, the Annual Housing and Community Development Action Plan shall be generally consistent with the Strategic Plans contained in the Five-Year Consolidated Housing and Community Development Plan and the Annual Statement of Community Development Objectives and shall include:

1. A detailed description of recommended housing and community development activities proposed for implementation during the succeeding program year;

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<sup>1</sup> [CR-024-2024](#)

<sup>2</sup> [CR-047-2020](#)

2. The estimated cost of each project proposed in the subject program year, and the total cost to bring the project to completion if it is a multiyear project, together with an identification of the sources of such funds;
3. The geographical boundaries, locations, and targeting where applicable;
4. Identification of the agency or combination of agencies responsible for administering and/or implementing the recommended activities;
5. Identification of priority housing activities and federal resources to address the needs of low and moderate income households, as well as special needs populations;
6. Identification of priority activities in areas that address underserved housing needs which include, but are not limited to: maintaining adequate housing; removing barriers to adequate housing; evaluating and reducing lead-based paint hazards; reducing the number of poverty level families; developing institutional structures; enhancing coordination between public and private housing, and social services agencies; and fostering public housing improvements and resident initiatives; and
7. Submission of a combined application for use of federal entitlement funds for programs such as Community Development Block Grant, HOME Investment Partnerships, and Emergency Shelter Grant, Neighborhood Stabilization Grant Program, and HUD Section 108 Loan Guarantee Program.

Sec. 15A-106. of the County Code requires the review and approval of the five-year Consolidated Housing and Community Development Plan and Annual Action Plan. Sec. 15-A-106 states that the County Executive shall forward each proposed Five-Year Consolidated Housing and Community Development Plan and each Annual Action Plan; after public hearings(s), the County Council may amend any part of the Consolidated Housing and Community Development Plan or Annual Action Plan.

This will be the 33<sup>rd</sup> year the County is qualified to receive entitlement HOME Investment Partnership (HOME) Program funds, the 37<sup>th</sup> year the County is qualified to receive entitlement Emergency Solutions Grants (ESG) Program funds, and the 50<sup>th</sup> year the County is qualified to receive entitlement Community Development Block Grant (CDBG) Program funds.

**Resource Personnel:**

- Aspasia Xypolia, Director, Department of Housing and Community Development, DHCD
- Adedamola George Esq., Chief Compliance and Program Manager, DHCD

**Discussion/Policy Analysis**

The entitlement for federal grant funds for the FY 2025 Annual Action plan totals \$9,727,279, \$5,291,711 from CDBG Program entitlement funds, and \$546,386 in CDBG Program income. \$2,406,629 in entitlement HOME program funds and \$1,036,307 in HOME program income. As well as \$446,246 in entitlement, ESG program funds will require a \$446,246 match. Please see the chart below detailing funds, sources, and the use of funds, demonstrated in the draft of the FY 2025 Annual Action Plan.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				*Expected Amount Available Remainder of Con Plan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
<b>CDBG</b>	public-federal	Acquisition Admin and Planning Housing Economic Development Public Improvements Public Services	\$5,291,711	\$546,386	-	\$5,838,097	\$0.00	The expected amount available for all years is based on a three-year average of prior federal allocations and Program Income
<b>HOME</b>	public-federal	Acquisition Homebuyer Assistance Homeowner Rehabilitation Multifamily Rental Rehab	\$2,406,629	\$1,036,307	-	\$3,442,936	\$0.00	The expected amount available for all years is based on a three-year average of prior federal allocations and Program Income
<b>ESG</b>	public-federal	Rapid Re-housing Rental Assistance Transitional Housing	\$446,246	-	-	\$446,246	\$0.00	The expected amount available for all years is based on a three-year average of prior federal allocations.

**\*Note:** The Expected amount available for the remainder of the FY 2021-2025 Consolidated Plan is zero because, FY 2025 marks the end of the 5-year Consolidated Plan. The expected amount for FY 2026 will be indicated in the new 5-year Consolidated Plan covering fiscal years 2026-2031.

Annual Action Plan FY 2025 Draft<sup>3</sup>

Consistent with the Consolidated Plan, FY 2025 Annual Action Plan Goals include:

1. Increase supply of affordable rental homes
2. Stabilize and improve rental properties

<sup>3</sup> [CR-024-2024 Attachment B](#)

3. Increase homeownership opportunities
4. Increase supply of accessible and affordable homes
5. Prevent displacement of long-time residents
6. Support independent living for seniors and persons living with disabilities
7. Prevent homelessness
8. Increase access to job training and economic development assistance
9. Improve quality of life/livability
10. Support high-quality public infrastructure improvements
11. Improve communications and information-sharing

Information regarding the project's planned activities can be found on pages 28-52 of the FY 2025 Annual Action Plan draft.

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### **Fiscal Impact:**

- *Direct Impact*

Adoption of CR-024-2024 would have offsetting impacts on revenues and expenditures, reflecting the receipt and expenditure of \$9,727,279 in federal grant funds, specifically for CDBG, HOME, and ESG projects.

- *Indirect Impact*

Adoption of CR-024-2024 aligns with County Plan 2035<sup>4</sup> goals and will focus on initial goals set in place by the FY 2021-2025 Consolidated Plan to prioritize affordable housing and economic development, rental assistance, as well as homeowner's assistance.

- *Appropriated in the Current Fiscal Year*

Yes

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### **Effective Date of Proposed Legislation:**

The proposed Resolution shall be effective upon its adoption.

If you require additional information, or have questions about this fiscal impact statement, please email me.

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<sup>4</sup> [Plan 2035](#)