

# 2014 Consolidated Annual Performance and Evaluation Report (CAPER) Sandy Springs, GA



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## **CR-05 - Goals and Outcomes**

### **Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)**

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The goal for the 2014 Action Plan was the continuation of the construction of Phase II of the CDBG Multiyear Sidewalk Project. 2014 CDBG funds were committed by the City to move forward with completion of this project. The Roswell Road portion of the Phase II construction was awarded to Georgia Development Partners in April 2014, with completion anticipated in March 2015.

Exhibit A identifies Census Block Group target areas for the City's CDBG investments. Each highlighted Block Group has at least 40.7 percent low-to moderate-income (LMI) residents, which is the City's threshold for LMI benefit as an exception community. The Roswell Road Multiyear Project has been completed within the target areas shown on the north end of the city.

Exhibit B shows the areas identified for the installation of ADA sidewalk ramps, new sidewalk, street lights and other improvements in the Roswell Road corridor for Phase II construction.

#### 2014 Project Status Summary

The City has made progress with meeting its 2014 CDBG Program goals, and the CDBG Multiyear Sidewalk Construction Project is on schedule:

- The contract for the remainder of Phase II was awarded to Georgia Development Partners in April 2014 and was completed in March 2015. All sidewalk improvements meet Americans with Disabilities Act (ADA) and City of Sandy Springs Suburban Overlay District standards to include handicapped ramps, streetlights, pavers and landscaping.

### **Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)**

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Public Improvements & Infrastructure	Non-Housing Community Development	CDBG: \$545,644	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	3080	3080	100.00%	3080	3080	100.00%
Public Service	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	3080	3080	100.00%			

**Table 1 - Accomplishments – Program Year & Strategic Plan to Date**

**Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.**

Sandy Springs did not commit general funds to the 2014 sidewalk construction project; however, the City committed 100% of its 2014 CDBG entitlement allocation to this project. Phase II extends from the north side of Northridge Road to the Chattahoochee River in the designated target areas shown on Exhibit B.

The City executed its CDBG Program by completing the following in 2014:

- Executed these activities consistently and in compliance with all CDBG regulations;
- No actions or willful inactions were taken to hinder the progress of the projects described in the Consolidated Plan; and
- One-hundred percent (100%) of 2014 CDBG funds were committed to the benefit of low- and moderate-income persons living in the CDBG Target areas described in this report and illustrated on Exhibit A, thus meeting the National Objective for the CDBG Program.

## CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	<b>CDBG</b>
White	2,128.28
Black or African American	640.64
Asian	169.4
American Indian or American Native	6.16
Native Hawaiian or Other Pacific Islander	3.08
Two or more races	67.76
<b>Total</b>	<b>3015.32</b>
Hispanic	437.36
Not Hispanic	3,642.64

Table 2 – Table of assistance to racial and ethnic populations by source of funds

### Narrative

## CR-15 - Resources and Investments 91.520(a)

### Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG		1,200,000	518,910

Table 3 – Resources Made Available

### Narrative

The following federal funds were made available for the 2008, 2009, 2010, 2011, 2012, 2013, and 2014 program years to accomplish the Goals and Objectives described in the 2008-2012 and 2013-2017 Consolidated Plans, and the 2008, 2009, 2010, 2011, 2012, 2013, and 2014 Action Plans:

Resources	Amount	Expended	Balance
1. 2008 CDBG Entitlement Funds (CDBG1)	\$540,875.00	\$540,875.00	\$0.00
2. 2009 CDBG-R Recovery Act Funds (CDBG R)	\$146,909.00	\$146,909.00	\$0.00
3. 2009 CDBG Entitlement Funds (CDBG2)	\$539,982.00	\$539,982.00	\$0.00
4. 2010 CDBG Entitlement Funds (CDBG3)	\$581,336.00	\$581,336.00	\$0.00
5. 2011 CDBG Entitlement Funds (CDBG4)	\$489,289.00	\$489,289.00	\$0.00
6. 2012 CDBG Entitlement Funds (CDBG5)	\$421,709.00	\$421,709.00	\$0.00
7. 2013 CDBG Entitlement Funds (CDBG6)	\$533,275.00	\$473,761.19	\$14,365.02
8. 2014 CDBG Entitlement Funds (CDBG7)	\$545,644.00	\$0.00	\$545,644.00

### Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
40.7% LMI Census Tracts	100%	100%	All funds used for Roswell Road Multiyear Sidewalk Project

Table 4 – Identify the geographic distribution and location of investments

### Narrative

Phase II of the Roswell Road Multiyear Sidewalk Project completed the sidewalk network in the qualified target areas along the Roswell Road corridor from Northridge Road to the Chattahoochee River and along Hightower Trail, specifically within Census Tract 13121010111.

The geographic allocation of the City's CDBG funds is guided by the determination that these funds can have the greatest impact when targeted to specific areas and leveraged with other local, state and federal investments. The CDBG LMI target area map is attached (Exhibit A). As provide for at 24 CFR Part 570.208(a)(1)(ii), the City may elect to use these target areas to meet National Objective requirements for selected projects that specifically meet the Area Benefit category of activities.

### Exception Status

It is important to also note that HUD has granted the City of Sandy Springs exception status based on the upper quartile calculation that permits the City to apply an LMI (low/moderate income) Area Benefit threshold of 40.7% to these project activities in the designated target areas.

## **Leveraging**

**Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.**

The City did not directly leverage its 2014 CDBG funds with general funds; however, with the construction of Phase II of the sidewalk project the City will capitalize on the intersection, paving and other infrastructure investments made by the City, Georgia Department of Transportation (GDOT) and private investors since the City's incorporation in 2005 at various intersections, including Northridge Road and Roswell Road, and Dunwoody Place and Roswell Road.

## CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of homeless households to be provided affordable housing units	0	0
Number of non-homeless households to be provided affordable housing units	0	0
Number of special-needs households to be provided affordable housing units	0	0
<b>Total</b>	<b>0</b>	<b>0</b>

Table 5- Number of Households

	One-Year Goal	Actual
Number of households supported through rental assistance	0	0
Number of households supported through the production of new units	0	0
Number of households supported through the rehab of existing units	0	0
Number of households supported through the acquisition of existing units	0	0
<b>Total</b>	<b>0</b>	<b>0</b>

Table 6 - Number of Households Supported

### Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The City did not establish goals or objectives for the preservation or development of new affordable housing in Sandy Springs for its CDBG Program for the 2013-2017 Consolidated Planning period. As described in previous sections of the 2014 CAPER, the City has executed a multiyear sidewalk program in the CDBG target areas on the north end of Roswell Road. The Housing Authority of Fulton County (HAFC) has elderly housing units in Sandy Springs, as well as 54 Housing Choice voucher participants who are currently living in Sandy Springs.

Almost 60% of the housing units in Sandy Springs are apartments, condominiums and townhomes. These units represent the most affordable housing available in Sandy Springs. An informal survey of apartment developments was completed as part of the Analysis of Impediments to Fair Housing Choice adopted March 2, 2010. Staff surveyed seventy-four apartment developments across the city in August and

September of 2009 representing 11,171 rental units. Sixty-two percent of the seventy-four developments had 2-bedroom units priced at or below the median contract rent as published in the 2000 Census (\$796) for Sandy Springs. Sixty-two percent of the twenty-nine developments had 2-bedroom units priced at or below the median contract rent as published in the 2010 Census (\$824) for Sandy Springs.

**Discuss how these outcomes will impact future annual action plans.**

Based on the current availability of affordable housing, the City does not anticipate providing for new units or programs in future Annual Action Plans.

**Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.**

<b>Number of Persons Served</b>	<b>CDBG Actual</b>	<b>HOME Actual</b>
Extremely Low-income	0	0
Low-income	0	0
Moderate-income	0	0
<b>Total</b>	<b>0</b>	<b>0</b>

**Table 7 – Number of Persons Served**

**Narrative Information**

The City did not allocate any of its CDBG Program funds in 2014 to this activity category. However, the Analysis of Impediments was adopted on February 3, 2015, as described earlier, and outreach activities to promote fair housing in Sandy Springs have been identified for future implementation.

For 2014, the City did not participate in the HOME Investment Partnerships Program (HOME), or the American Dream Downpayment Initiative Program (ADDI), which are affordable housing programs administered by Fulton County.

## **CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)**

**Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:**

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

While the City did not dedicate CDBG funds in 2014 to addressing homeless needs, there are two well-established nonprofit social service providers who address homelessness as part of their service mission in Sandy Springs.

The Community Assistance Center (CAC) provides services to persons in need and those threatened with homelessness in Sandy Springs and Dunwoody. The CAC also provides a Youth Enrichment Program; short-term financial assistance with rent, mortgage and utility payments; and a food pantry and thrift shop. The CAC receives support from a variety of public, private, foundation, faith-based and individual contributors. Many of the clients served by the CAC rely on public transit and walk to the CAC to obtain services. As described previously, the City has completed construction of Phase I (Hightower Trail) directly benefiting the clients who receive assistance from the CAC. The City also provides a Certificate of Consistency with the Consolidated Plan for the CAC each year so that the agency may apply to the Georgia DCA for funding to support its service delivery and programs.

In addition to the CAC, Mary Hall Freedom House is located in Sandy Springs. This agency provides transitional housing and homelessness prevention services for women and for women with children seeking shelter from domestic violence and in need of supportive services to eliminate substance abuse. The Reaching New Heights (RNH) and Higher Ground II (HG2) programs are HUD-funded Supportive Housing programs located in a local apartment development in Sandy Springs. RNH is a 17-unit transitional housing program that serves homeless, single women and women with children. HG2 is a permanent housing program that serves chronically homeless single women, with a capacity of 60 beds.

The City is also included in the HUD Continuum of Care planning process and has the option to refer homeless residents in Sandy Springs to the Gateway Center, the Jefferson Place Homeless Shelter and to other facilities and services as needed.

The 2013 ACS reported the City had approximately 8,140 residents with a disability. Of these residents, the largest groups were related to employment disabilities and physical disabilities. Given the infrastructure priority for the CDBG Program, the City did not establish specific objectives for providing services, housing or other programs for special needs populations using CDBG funds. The City, however, will monitor the needs for such services and housing and will revisit its CDBG funding priorities during the 2013-2017 Consolidated Plan period. For the purposes of the 2014 Annual Action Plan, Sandy Springs relied on Fulton County and nonprofit service providers in the North Fulton area to address service needs for these targeted populations. The City will continue to review agency requests for certificates of consistency to support these agencies in their need to access HUD, Georgia Department of Community Affairs (DCA), and other resources to address service needs where consistent with the Consolidated Plan. The City also maintains disability-related information and links to services for the disabled on its website, along with other social service links for its residents at <http://www.sandyspringsga.gov/city-services/urban-development/planning-and-zoning/cdbg>.

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

There are no emergency homeless shelters in Sandy Springs and the City did not dedicate CDBG funds to homeless services or activities in 2014. However, housing units and services available to the homeless in Fulton County, and the City of Atlanta are also available to homeless persons in Sandy Springs.

**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**

See above.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after 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); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs**

See above.

## **CR-30 - Public Housing 91.220(h); 91.320(j)**

### **Actions taken to address the needs of public housing**

The Housing Authority of Fulton County (HAFC) maintains one traditional public housing property in Sandy Springs: the Belle Isle Apartments which has 9 units of traditional public housing for LMI families.

In 2014, the HAFC was awarded 9% tax credit funding from the Georgia Department of Community Affairs, along with HUD Rental Assistance Demonstration (“RAD”) funding for Allen Road Midrise. Upon closing of the financing in February 2015, the formerly public housing building converted to Project Based Voucher. This 100-unit residential property continues to be for low-income elderly and disabled residents. Renovations to the building are anticipated to be completed by February 29, 2016.

The HAFC has also traditionally placed some Housing Choice Voucher (Section 8) residents in market-rate units in Sandy Springs. There are currently 54 families using vouchers to secure affordable housing in Sandy Springs.

In addition to traditional public housing units and programs, the HAFC participated in the development of three multifamily properties in Sandy Springs, the Commons of Victoria Park, Monterey and Hampton Hill using its multifamily housing bond program and through partnering with private developers. While not in the identified CDBG Target areas, these properties will benefit from the sidewalk improvements initiated in 2010 as these improvements will improve access to commercial areas, parks, public transit and services across the sidewalk network.

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

The City did not plan to take any actions to encourage resident participation in public housing management and/or homeownership programs at the facilities managed by the Housing Authority of Fulton County (HAFC) in its 2014 Annual Action Plan.

### **Actions taken to provide assistance to troubled PHAs**

N/A

## **CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)**

**Actions taken 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. 91.220 (j); 91.320 (i)**

For the period of the 2014 program year, the City continued to analyze the 2027 Comprehensive Plan and City Center Master Plan to ensure that affordable, workforce housing is encouraged. This has been done primarily through the creation of the Apartment Subcommittee of the Economic Development Advisory Committee. The Subcommittee's charge has been to evaluate existing housing stock, including quality and affordability.

**Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)**

In 2014, the City focused its efforts on the completion process for Phase II of the project. Phase I was completed in May 2013 and Phase II was completed March 2015. Because the City's focus for 2013-2017 is on infrastructure improvements, it did not undertake any additional analysis related to other underserved needs relevant to the 2014 CDBG Program.

**Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)**

The City did not engage in any housing or other rehabilitation activities in 2014 that would trigger compliance with the Lead-based Paint rule as published at 24 CFR Part 35. It is anticipated that for the duration of the 2013-2017 Consolidated Plan, the City will not undertake any activities that would require compliance with the lead-based paint rule.

**Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)**

Taking into consideration factors over which the City has control and using its limited CDBG funds for its infrastructure priorities, the City did not establish an antipoverty strategy in 2014 and does not anticipate doing so for the period of the current 2013-2017 Consolidated Plan.

**Actions taken to develop institutional structure. 91.220(k); 91.320(j)**

The focus of the City's 2014 CDBG Program was to complete construction of Phase II, which is necessary to upgrade the sidewalk network in the LMI target areas along Roswell Road as shown on Exhibit A and Exhibit B. As described earlier, infrastructure improvements are the City's priority; therefore, the need to develop a more extensive institutional service delivery structure was not required for this reporting period as the City used its current staff to manage the 2014 CDBG Program. It is expected that this approach will prove to be all that is required for the period of the 2013-2017 Consolidated Plan unless City Council amends the program to focus on other eligible activities.

**Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)**

While the City has not adopted any specific strategies to address homelessness and the priority needs of homeless persons, the City has provided a \$100,000 grant from its general fund to the Community Assistance Center annually since 2010. These grant funds have been used by the CAC to further its programs for low and moderate-income individuals. In addition to continuing its support of the CAC, the City's objectives for enhancing coordination for the 2014 program year were as follows:

1. Coordinate with the Fulton County Office of Workforce Development to determine if programs or partnerships with service agencies could help the City achieve a reasonable antipoverty strategy.

The City has not developed any programs or partnerships at this time.

### **Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)**

The City's Analysis of Impediments to Fair Housing (AI) report was adopted on March 2, 2010. The AI was submitted to HUD's Office of Fair Housing and Equal Opportunity (OFHEO) on March 3, 2010. The AI identified the following "General Recommendations for Promoting Fair Housing":

1. Establish a fair housing information website.

This task was completed and information can be found at the following links in English and Spanish:

<http://www.sandyspringsga.gov/City-Departments/Community-Development/Community-Development-Block-Grant/Fair-Housing-Information>

<http://www.sandyspringsga.gov/City-Departments/Community-Development/Community-Development-Block-Grant/Feria-de-Informacion-de-Vivienda>

2. Highlight fair housing activities in Sandy Springs during National Fair Housing month every April.

The City recognized Fair Housing month through adoption of a resolution in 2013 and hosted a CDBG Program 40<sup>th</sup> Anniversary event with a Fair Housing component.

3. Explore partnerships with Sandy Springs Community Action Center (CAC) and Holy Spirit Catholic Church to ensure fair housing information is available for Hispanic/Latino residents.

In 2011, the City worked with the CAC to develop fair housing information for a brochure to be produced in 2012 (Exhibit C). The brochures were distributed to CAC and the City's seventy plus apartment complexes in August 2012 and in the summer of 2014.

4. As part of annual apartment certification requirements provide information to landlords on fair housing.

See Recommendation #3 above.

5. Develop a fair housing outreach program for residents of Sandy Springs' rental properties for support if residents suspect they have experienced housing discrimination.

The City has reached out to the CAC and Cred-Ability (formerly Consumer Credit Counseling Service) to develop an annual joint event in the future.

6. Explore partnerships with Cred-Ability or other financial counseling agencies for outreach opportunities to Sandy Springs minority residents.

See Recommendation #5 above.

7. Future Comprehensive Plan updates should analyze opportunities to directly incentivize the inclusion of mixed-income housing in future redevelopment projects consistent with Sandy Springs' policies.

The City analyzed the 2027 Comprehensive Plan and City Center Master Plan to ensure affordable, workforce housing is encouraged. This has been done primarily through the creation of the Apartment Subcommittee of the Economic Development Advisory Committee. The Subcommittee's charge has been to evaluate existing housing stock, including quality and affordability.

8. Complete an accessibility survey of available rental housing accessible to persons with disabilities in Sandy Springs to ensure compliance with fair housing law. Coordinate this recommendation with Sandy Springs ADA Coordinator.

The City has not taken action on this recommendation at this time.

The City provided the following in its Analysis of Impediments to Fair Choice adopted in 2015 as recommendations for promoting fair housing:

- a. Continue to establish a fair housing information site using the Community Development Block Grant Program webpage. Make fair housing law, how to file a complaint and other information available on the website.

This task was completed and information can be found at the following link in English and Spanish:

<http://www.sandyspringsga.gov/city-services/urban-development/planning-and-zoning/cdbg>

- b. Highlight fair housing activities in Sandy Springs during National Fair Housing month every April. Atlanta Metro Fair Housing has expressed an interest in partnering with Sandy Springs on possible future outreach events. (April is designated National Fair Housing Month each year by HUD.)

The City recognized Fair Housing month through adoption of a resolution in 2015 and two Fair Housing Education Workshops were hosted, one for the professionals of the City and the second for the citizens of the City. The workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.

- c. Preserve partnerships with Sandy Springs Community Action Center (CAC) and Holy Spirit Catholic Church to ensure fair housing information is available for Hispanic/Latino residents. Consider partnerships with other nonprofit and faith-based organizations that serve minority residents in Sandy Springs to promote fair housing.

In 2011, the City worked with the CAC to develop fair housing information for a brochure to be produced in 2012 (Exhibit C). The brochures were distributed to CAC and the City's seventy plus apartment complexes in August 2012 and in the summer of 2014.

- d. As part of annual apartment certification requirements provide information to landlords on fair housing. Evaluate how to best incorporate this with the apartment inspection ordinance and enforcement procedures.

See Recommendation #3 above.

- e. Maintain a fair housing outreach program for residents of Sandy Springs' rental properties to include basic information on Fair Housing laws and agencies that are available for support if residents suspect they have experienced housing discrimination. Consider partnerships with the Atlanta Board of Realtors, the Apartment Council and other similar organizations.

The City has reached out to the CAC and Cred-Ability (formerly Consumer Credit Counseling Service) to develop an annual joint event in the future.

- f. Continue to explore partnerships with Consumer Credit Counseling Service (CCCS) or other financial counseling agencies for outreach opportunities to Sandy Springs minority residents since poor credit histories and other financial management issues have the greatest impact on minority loan denial rates according to HMDA data for the Atlanta-Sandy Springs-Marietta MSA.

See Recommendation #5 above.

- g. Assess whether opportunities exist to directly incentivize the inclusion of mixed-income housing in future redevelopment projects consistent with Sandy Springs' policies.

The City has not taken action on this recommendation at this time.

- h. Complete an accessibility survey of available rental housing accessible to persons with disabilities in Sandy Springs to ensure compliance with fair housing law. Coordinate this recommendation with Sandy Springs ADA Coordinator.

The City has not taken action on this recommendation at this time.

- i. Provide incentives for the inclusion of affordable units within new developments.

The City has not taken action on this recommendation at this time.

## **CR-40 - Monitoring 91.220 and 91.230**

**Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements**

2014 was the seventh year of the City's participation in the CDBG Program. The City monitored its CDBG program regularly throughout the program year, and staff regularly updated the Director of Community Development, Director of Public Works, Assistant City Manager, City Manager, and the Mayor and City Council on the status of the CDBG Program.

Five (5) agenda items and corresponding CDBG documents were presented to the Mayor and City Council from July 2014 through June 2015 to complete the planning and reporting required for the CDBG Program and to ensure the program remained in compliance with HUD regulations and guidelines. In 2014, staff continued to review procedures for record-keeping, procurement, contracting and other processes in anticipation of future HUD monitoring reviews. Particular emphasis was placed on using HUD's established monitoring checklists, where they exist, to structure the City's CDBG Program records. These documents, as well as policies and procedures for managing the program are available in the City's CDBG Program Policies and Procedures manual.

Also, to ensure the benefits of the project are reported consistent with HUD's objective and outcome measures, the City reports its progress in providing access to a suitable living environment by using Census data that document the LMI persons who live in the CDBG target areas. At the conclusion of the project, up to 3,080 LMI persons living in the neighborhoods along Roswell Road will live in areas with a complete sidewalk network and have the option to walk to Kroger, Publix, CVS, MARTA, Ison Road Elementary School, Morgan Falls Park, Big Trees Forest Preserve, Fulton County's new community health center, the CAC, and other city services without having to drive. Sidewalk construction for the Hightower Trail portion of Phase II was completed on February 28, 2014. Exhibit A and Exhibit B show the CDBG target areas that will benefit from the services previously mentioned. The multiyear sidewalk project will benefit all of the target areas on the north side of Sandy Springs and the surrounding neighborhoods.

In accordance with HUD requirements, the City submitted its MBE reports in October and May as required showing contracts and subcontracts that have been awarded to minority businesses (Exhibit D).

## **Citizen Participation Plan 91.105(d); 91.115(d)**

**Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.**

The City followed its Citizen Participation Plan to develop the 2014 Action Plan, including a public hearing at the initiation of the process on December 12, 2013 and its adoption on May 6, 2014. No comments were received at the public hearing. Consistent with the requirements of the Citizen Participation Plan, a public hearing is also required at the time the City's draft CAPER is available for review. The public hearing for the 2014 CAPER will be held on September 1, 2015, and public comments are included in the Appendix to this report (Exhibit E).

Media	Start	End	Days
Fulton Daily Report (legal organ)	July 22	August 6	15
Sandy Springs Neighbor	July 22	August 6	15
Sandy Springs website	July 22	August 6	15

**CR-45 - CDBG 91.520(c)**

**Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.**

There have been no changes to the City's program objectives.

**Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?**

No

**[BEDI grantees] Describe accomplishments and program outcomes during the last year.**

# CR-60 - ESG 91.520(g) (ESG Recipients only)

## ESG Supplement to the CAPER in *e-snaps*

### For Paperwork Reduction Act

#### 1. Recipient Information—All Recipients Complete

##### Basic Grant Information

Recipient Name	SANDY SPRINGS
Organizational DUNS Number	619646040
EIN/TIN Number	203767748
Identify the Field Office	ATLANTA
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	

##### ESG Contact Name

Prefix  
First Name  
Middle Name  
Last Name  
Suffix  
Title

##### ESG Contact Address

Street Address 1  
Street Address 2  
City  
State  
ZIP Code  
Phone Number  
Extension  
Fax Number  
Email Address

##### ESG Secondary Contact

Prefix  
First Name  
Last Name  
Suffix  
Title  
Phone Number  
Extension  
Email Address

#### 2. Reporting Period—All Recipients Complete

**Program Year Start Date** 07/01/2014  
**Program Year End Date** 06/30/2015

**3a. Subrecipient Form – Complete one form for each subrecipient**

**Subrecipient or Contractor Name**  
**City**  
**State**  
**Zip Code**  
**DUNS Number**  
**Is subrecipient a victim services provider**  
**Subrecipient Organization Type**  
**ESG Subgrant or Contract Award Amount**

## CR-65 - Persons Assisted

### 4. Persons Served

#### 4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

Table 8 – Household Information for Homeless Prevention Activities

#### 4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

Table 9 – Household Information for Rapid Re-Housing Activities

#### 4c. Complete for Shelter

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

Table 10 – Shelter Information

**4d. Street Outreach**

<b>Number of Persons in Households</b>	<b>Total</b>
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

**Table 11 – Household Information for Street Outreach**

**4e. Totals for all Persons Served with ESG**

<b>Number of Persons in Households</b>	<b>Total</b>
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

**Table 12 – Household Information for Persons Served with ESG**

**5. Gender—Complete for All Activities**

	<b>Total</b>
Male	
Female	
Transgender	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

**Table 13 – Gender Information**

**6. Age—Complete for All Activities**

	<b>Total</b>
Under 18	
18-24	
25 and over	
Don't Know/Refused/Other	
Missing Information	
<b>Total</b>	

**Table 14 – Age Information**

**7. Special Populations Served—Complete for All Activities**

**Number of Persons in Households**

<b>Subpopulation</b>	<b>Total</b>	<b>Total Persons Served – Prevention</b>	<b>Total Persons Served – RRH</b>	<b>Total Persons Served in Emergency Shelters</b>
Veterans				
Victims of Domestic Violence				
Elderly				
HIV/AIDS				
Chronically Homeless				
<b>Persons with Disabilities:</b>				
Severely Mentally Ill				
Chronic Substance Abuse				
Other Disability				
Total (unduplicated if possible)				

**Table 15 – Special Population Served**

**CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes**

**10. Shelter Utilization**

Number of New Units – Rehabbed	
Number of New Units – Conversion	
Total Number of bed - nighths available	
Total Number of bed - nights provided	
Capacity Utilization	

**Table 16 – Shelter Capacity**

**11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)**

## CR-75 – Expenditures

### 11. Expenditures

#### 11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	2012	2013	2014
Expenditures for Rental Assistance			
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance			
Expenditures for Housing Relocation & Stabilization Services - Services			
Expenditures for Homeless Prevention under Emergency Shelter Grants Program			
<b>Subtotal Homelessness Prevention</b>			

Table 17 – ESG Expenditures for Homelessness Prevention

#### 11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	2012	2013	2014
Expenditures for Rental Assistance			
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance			
Expenditures for Housing Relocation & Stabilization Services - Services			
Expenditures for Homeless Assistance under Emergency Shelter Grants Program			
<b>Subtotal Rapid Re-Housing</b>			

Table 18 – ESG Expenditures for Rapid Re-Housing

#### 11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	2012	2013	2014
Essential Services			
Operations			
Renovation			
Major Rehab			
Conversion			
<b>Subtotal</b>			

Table 19 – ESG Expenditures for Emergency Shelter

**11d. Other Grant Expenditures**

	Dollar Amount of Expenditures in Program Year		
	2012	2013	2014
Street Outreach			
HMIS			
Administration			

Table 20 - Other Grant Expenditures

**11e. Total ESG Grant Funds**

Total ESG Funds Expended	2012	2013	2014

Table 21 - Total ESG Funds Expended

**11f. Match Source**

	2012	2013	2014
Other Non-ESG HUD Funds			
Other Federal Funds			
State Government			
Local Government			
Private Funds			
Other			
Fees			
Program Income			
<b>Total Match Amount</b>			

Table 22 - Other Funds Expended on Eligible ESG Activities

**11g. Total**

Total Amount of Funds Expended on ESG Activities	2012	2013	2014

Table 23 - Total Amount of Funds Expended on ESG Activities

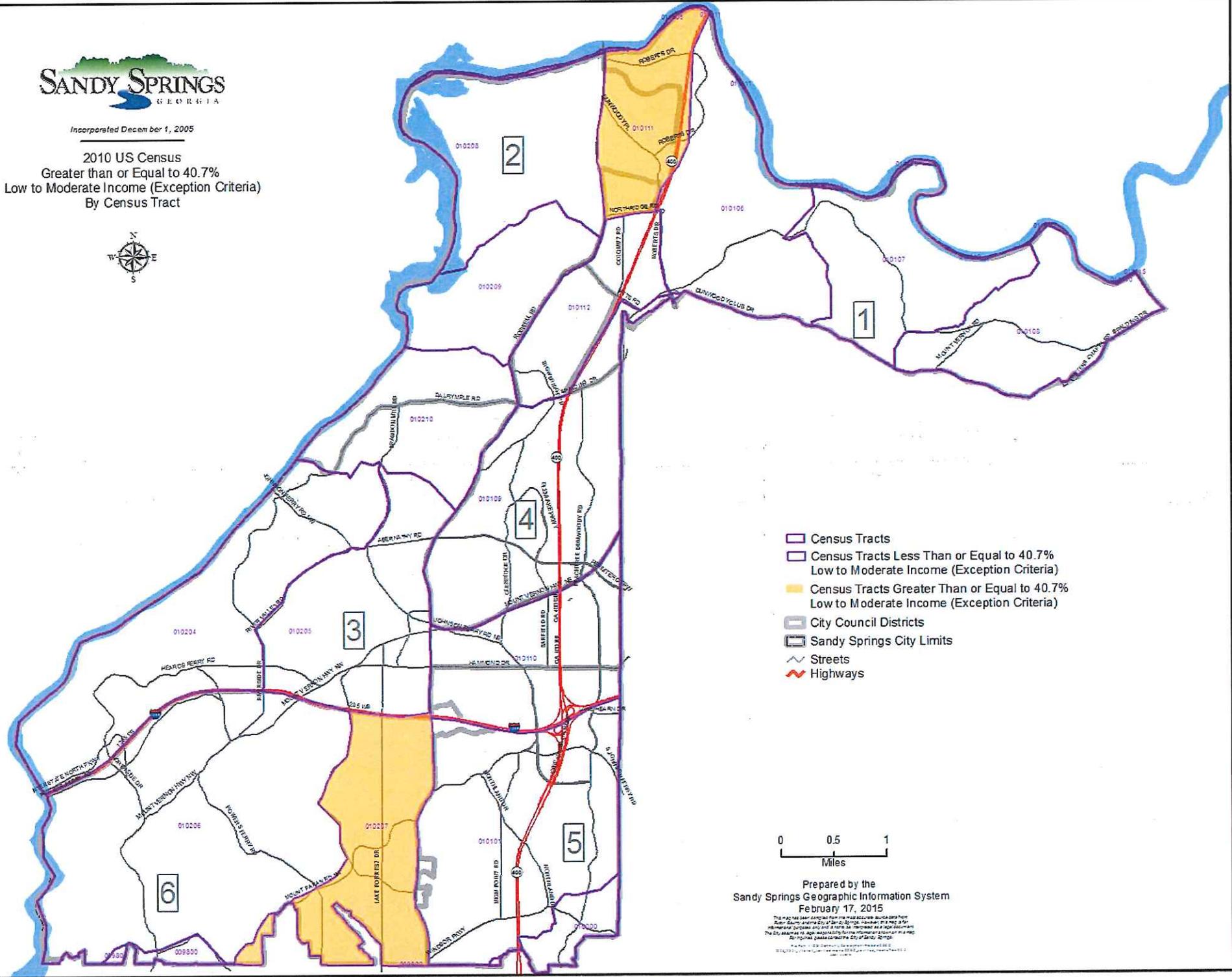
# APPENDIX

Exhibit A  
CDBG 40.7% LMI Area Map

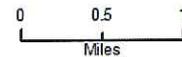


Incorporated December 1, 2005

2010 US Census  
Greater than or Equal to 40.7%  
Low to Moderate Income (Exception Criteria)  
By Census Tract



- Census Tracts
- Census Tracts Less Than or Equal to 40.7% Low to Moderate Income (Exception Criteria)
- Census Tracts Greater Than or Equal to 40.7% Low to Moderate Income (Exception Criteria)
- City Council Districts
- Sandy Springs City Limits
- Streets
- Highways



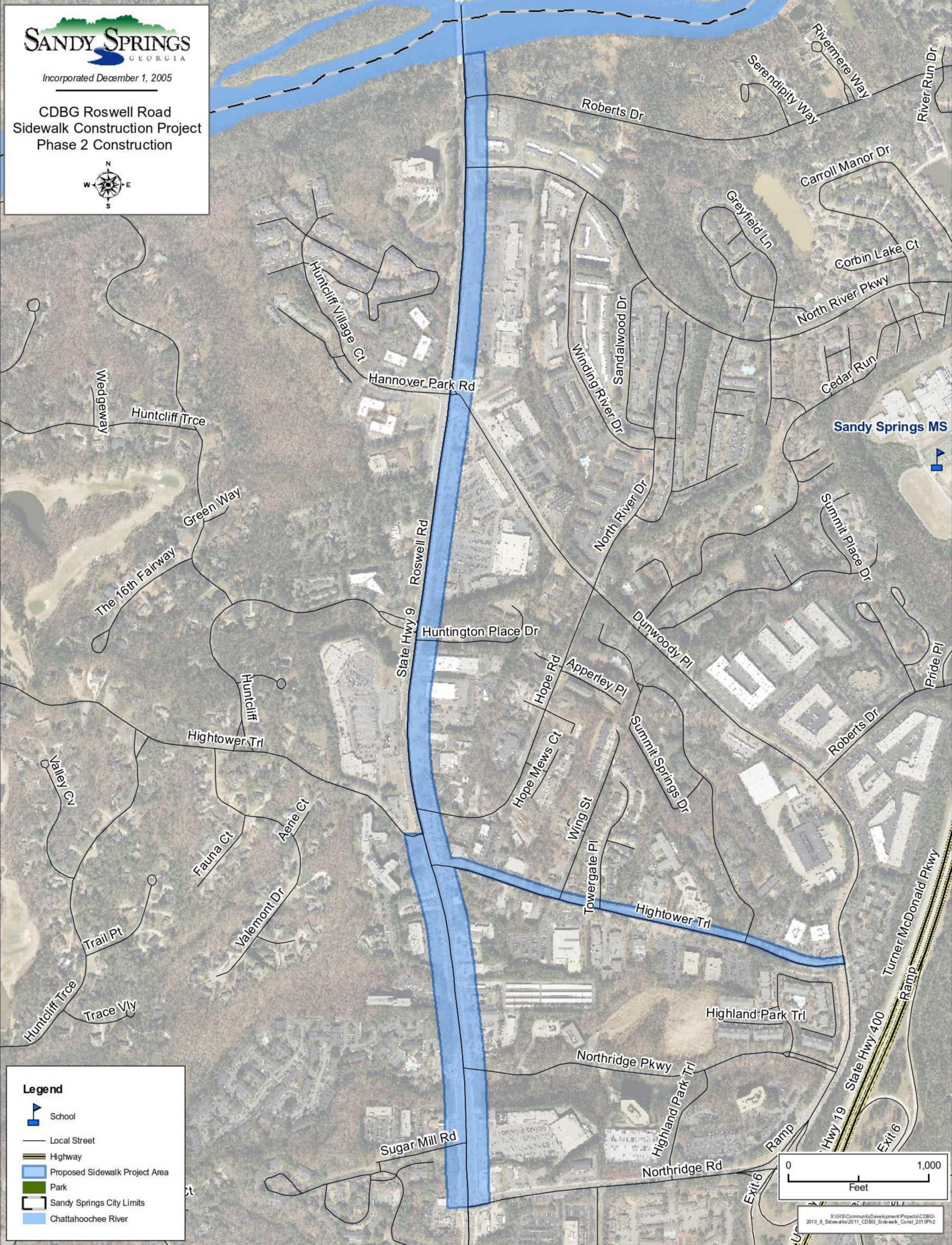
Prepared by the  
Sandy Springs Geographic Information System  
February 17, 2015

This map was prepared for the 2010 US Census from the 2010 US Census data for Sandy Springs, Georgia. The map is not intended to be used for any other purpose. The City assumes no responsibility for the accuracy of the map. © 2015 Sandy Springs, Georgia. All rights reserved.

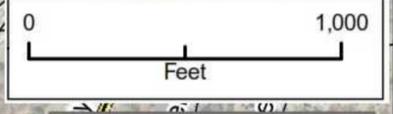
# APPENDIX

## Exhibit B Phase II Project Map

**CDBG Roswell Road  
Sidewalk Construction Project  
Phase 2 Construction**



- Legend**
- School
  - Local Street
  - Highway
  - Proposed Sidewalk Project Area
  - Park
  - Sandy Springs City Limits
  - Chattahoochee River



# APPENDIX

## Exhibit C

Fair Housing Brochure

Fair Housing Education Workshop

# FILING A FAIR HOUSING COMPLAINT WITH THE CITY OF SANDY SPRINGS

**T**here are two (2) options available to the public to report Fair Housing complaints to the City of Sandy Springs.

- The Citizen Response Center answers calls 24 hours a day, seven days a week. During business hours, the operator will transfer you to the person or department best able to assist you. Outside of business hours, the operator will enter the issue you are reporting into the City's work order database.
- Additionally, you can use the form on the City's website at [sandyspringsga.gov/issue](http://sandyspringsga.gov/issue) to submit your issue to the City 24-hours a day. In either instance, you will need to indicate that you are reporting a Fair Housing Violation.

## FOR ADDITIONAL INFORMATION ON THE FAIR HOUSING ACT CONTACT:

### *Atlanta HUD Regional Office of Fair Housing and Equal Opportunity*

U.S. Department of Housing and Urban Development  
Five Points Plaza  
40 Marietta Street, 16th Floor  
Atlanta, Georgia 30303-2806  
Ph: (404) 331-5140  
Toll Free: 1-800-440-8091  
TTY: (404) 730-2654

### *U.S. Department of Justice Civil Rights Division*

950 Pennsylvania Avenue, N.W.  
Office of the Assistant Attorney General, Main  
Washington, D.C. 20530  
Ph: (202) 514-4609  
(TTY): (202) 514-0716  
Fax: (202) 514-0293 | (202) 307-2572 | (202) 307-2839

### *State of Georgia Commission on Equal Opportunity*

2 Martin Luther King, Jr., Drive, SE  
Suite 1002 – West Tower  
Atlanta, GA 30334  
Local (404) 656-1736  
Within Georgia (800) 473-6736  
Fax (404) 656-4399  
Atlanta Metro Fair Housing  
Wagon Works Building  
1514 East Cleveland Avenue, Suite 118  
East Point, Georgia 30344  
Local: (404) 765-3940  
Toll Free: 1-888-328-3334  
Fax: (404) 765-3986

**CITIZEN RESPONSE CENTER**  
**770.730.5600**



# FAIR HOUSING IN SANDY SPRINGS

**E**ach year the City of Sandy Springs certifies through its participation in the Community Development Block Grant Program (CDBG) that it will analyze impediments to fair housing choice in Sandy Springs, take steps to overcome any identified impediments and keep records showing the efforts to promote fair housing for City residents. On March 2, 2010, the Sandy Springs Mayor and City Council adopted the City's first Analysis of Impediments to Fair Housing study. The study identified several impediments to actions that remove fair housing and steps are underway to implement these transactions.

The first implementation effort to promote fair housing began in early 2011 when the City collaborated with an important human service provider in Sandy Springs, the non-profit Community Action Center (CAC), on an outreach project to make housing resource information available to clients of the CAC, including fair housing information. With the City's assistance, the CAC has included fair housing information and other housing resources on its website at [www.ourcac.org](http://www.ourcac.org). Information has been provided in both English and Spanish as a significant number of the CAC's clients are Hispanic/Latino.

In addition to the 2011 work with the CAC, the City has created a webpage on its website in conjunction with the City's annual CDBG program to further fair housing and provide important housing resource information to city residents. A variety of publications and links are included on the webpage to provide residents with information on the protections offered by the Fair Housing Act, along with other important housing information.

# BASIC PROTECTIONS OF THE FAIR HOUSING ACT

## **W**hat Housing is Covered?

The Fair Housing Act covers most housing. In some circumstances, the Act exempts owner-occupied buildings with no more than four units, single-family housing sold or rented without the use of a broker, and housing operated by organizations and private clubs that limit occupancy to members.

## **W**hat is Prohibited?

***In the Sale and Rental of Housing:*** No one may take any of the following actions based on race, color, national origin, religion, sex, familial status or disability:

- Refuse to rent or sell housing
- Refuse to negotiate for housing
- Make housing unavailable
- Deny a dwelling
- Set different terms, conditions or privileges for sale or rental of a dwelling
- Provide different housing services or facilities
- Falsely deny that housing is available for inspection, sale, or rental
- For profit, persuade owners to sell or rent (blockbusting)

***In Mortgage Lending:*** No one may take any of the following actions based on race, color, national origin, religion, sex, familial status or handicap (disability):

- Refuse to make a mortgage loan

- Refuse to provide information regarding loans
- Impose different terms or conditions on a loan, such as different interest rates, points, or fees
- Discriminate in appraising property
- Refuse to purchase a loan or
- Set different terms or conditions for purchasing a loan.

***In Addition:*** It is illegal for anyone to:

- Threaten, coerce, intimidate or interfere with anyone exercising a fair housing right or assisting others who exercise that right
- Advertise or make any statement that indicates a limitation or preference based on race, color, national origin, religion, sex, familial status, or handicap. This prohibition against discriminatory advertising applies to single-family and owner-occupied housing that is otherwise exempt from the Fair Housing Act.

## ***Additional Protection if You Have a Disability***

If you or someone associated with you:

- Have a physical or mental disability (including hearing, mobility and visual impairments, chronic alcoholism, chronic mental illness, AIDS, AIDS Related Complex and mental retardation) that substantially limits one or more major life activities
- Have a record of such a disability or
- Are regarded as having such a disability

## ***Your landlord may not:***

- Refuse to let you make reasonable modifications to your dwelling or common use areas, at your expense, if necessary for the disabled person to use the housing. (Where reasonable, the landlord may permit changes only if you agree to restore the property to its original condition when you move.)
- Refuse to make reasonable accommodations in rules, policies, practices or services if necessary for the disabled person to use the housing

# PARA LLENAR UNA QUEJA RAZONABLE DE VIVIENDA CON LA CIUDAD DE SANDY SPRINGS

Hay dos (2) opciones disponibles para el público reportar QUEJAS RAZONABLES DE VIVIENDAS en la Ciudad de Sandy Springs.

- El Centro de Llamadas para los Ciudadanos responde llamadas 24 horas al día, siete días a la semana. Durante las horas de trabajo, el operador te transferirá a la persona o departamento que mejor te pueda ayudar. Después de las horas de trabajo, el operador documentará su comentario(s) en un banco de información establecido por la ciudad.
- Adicionalmente, puedes usar el formulario en la página de internet de la ciudad: [sandyspringsga.gov/issue](http://sandyspringsga.gov/issue) para someter tus comentarios a la ciudad 24 horas al día. En cualquier instancia necesitas indicar que estas reportando una VIOLACION RAZONABLE DE VIVIENDA.

## INFORMACIÓN ADICIONAL SOBRE LA LEY DE EQUIDAD DE VIVIENDA SE PUEDE ENCONTRAR EN LOS ENLACES Y EN LAS PUBLICACIONES PREVISTAS A CONTINUACIÓN:

### *Atlanta HUD Oficina Regional de Vivienda Justa e Igualdad de Oportunidades*

EE.UU. Departamento de Vivienda y Desarrollo Urbano  
Five Points Plaza  
40 Marietta Street, 16th Floor  
Atlanta, Georgia 30303-2806  
Tel: (404) 331-5140  
Número telefónico gratuito: 1-800-440-8091  
TTY: (404) 730-2654

### *EE.UU. Departamento de Justicia de la División de Derechos Civiles*

950 Pennsylvania Avenue, N.W.  
Office of the Assistant Attorney General, Main  
Washington, D.C. 20530  
Tel: (202) 514-4609  
(TTY): (202) 514-0716  
Fax: (202) 514-0293 | (202) 307-2572 | (202) 307-2839

### *Estado de Georgia de la Comisión sobre Igualdad de Oportunidades*

2 Martin Luther King, Jr., Drive, SE  
Suite 1002 – West Tower  
Atlanta, GA 30334  
Local (404) 656-1736  
En Georgia (800) 473-6736  
Fax (404) 656-4399  
Atlanta Metro Fair Housing  
Wagon Works Building  
1514 East Cleveland Avenue, Suite 118  
East Point, Georgia 30344  
Local: (404) 765-3940  
Número telefónico gratuito: 1-888-328-3334  
Fax: (404) 765-3986

**CENTRO DE LLAMADAS DEL CIUDADANO**  
**770.730.5600**



# FERIA DE VIVIENDA EN SANDY SPRINGS

Cada año la ciudad de Sandy Springs certifica a través de su participación en el Community Development Block Grant Program (CDBG) que analizará los obstáculos a la elección de vivienda justa en Sandy Springs, adopte medidas para superar los obstáculos identificados y llevar un registro que muestra los esfuerzos para promover la justa vivienda para residentes de la ciudad. El 2 de marzo de 2010, la Sandy Springs Alcalde y el Concejo Municipal aprobó un primer análisis de la Ciudad de impedimentos a la Feria de estudio de la Vivienda. El estudio se identificaron varias recomendaciones propuestas y acciones para promover la equidad de vivienda y los pasos se están realizando para llevar a cabo estas recomendaciones. Análisis completo de la Ciudad de impedimentos para la Equidad de Vivienda se encuentra en la “Recursos y Publicaciones” de la página en la página web del programa CDBG.

El esfuerzo de la primera implementación para promover la equidad de vivienda comenzó a principios de 2011 cuando la Ciudad colaboró con un importante proveedor de servicios humanos en Sandy Springs, sin fines de lucro Centro de Acción Comunitaria (CAC), en un proyecto de divulgación para que la información de recursos de viviendas disponibles para los clientes de la CAC, incluida la información de vivienda justa. Con la asistencia de la Ciudad, el CAC ha incluido información de equidad de vivienda y otros recursos de vivienda en su sitio web [www.ourcac.org](http://www.ourcac.org).

Se ha facilitado información en Inglés y Español como número de clientes de la CAC son hispanos / latinos.

Además del trabajo de 2011 con la CAC, la Ciudad ha creado esta página web en relación con el programa anual de la Ciudad de CDBG a una vivienda más justa y proporcionar otra información importante de los recursos de vivienda para residentes de la ciudad. Una variedad de publicaciones y enlaces se incluyen aquí para proporcionar a los residentes con información sobre las protecciones que ofrece la Ley de Equidad de Vivienda, junto con otra información importante de vivienda.

# LA LEY DE VIVIENDA JUSTA

Un resumen de las disposiciones de Ley de Vivienda Justa se puede encontrar en el sitio Web de HUD en: [sandyspringsga.gov/FairHousing](http://sandyspringsga.gov/FairHousing)

Sin embargo, las protecciones básicas de la Ley de Vivienda Justa se resumen a continuación.

## ¿Qué viviendas están cubiertas?

La Ley de Vivienda Justa cubre la mayor parte de la vivienda. En algunas circunstancias, la Ley exime a los edificios ocupados por sus propietarios con no más de cuatro unidades, viviendas unifamiliares vendidas o alquiladas sin el uso de un corredor, y viviendas operadas por organizaciones y clubes privados que limitan la ocupación a sus miembros.

## ¿Qué está prohibido?

**En la venta y alquiler de viviendas:** Nadie puede tomar cualquiera de las siguientes acciones por motivos de raza, color, origen nacional, religión, sexo, estado familiar o incapacidad:

- Negarse a alquilar o vender una vivienda
- Negarse a negociar una vivienda
- Hacer que la vivienda no está disponible
- Negar una vivienda
- Establecer diferentes términos, condiciones o privilegios para la venta o el alquiler de una vivienda
- Proporcionar diferentes servicios o instalaciones de vivienda
- Negar falsamente que la vivienda está disponible para inspección, venta o alquiler
- Para fines de lucro, persuadir a los propietarios a vender o alquilar (blockbusting) o
- Negar a alguien el acceso o la pertenencia a una instalación o servicio (como un servicio de listado múltiple) relacionado con la venta o el alquiler de la vivienda.)

**En los préstamos hipotecarios:** Nadie puede tomar cualquiera de las siguientes acciones por motivos de raza, color, origen nacional, re-

ligión, sexo, estado familiar o incapacidad (discapacidad):

- Negarse a hacer un préstamo hipotecario
- Negarse a proporcionar información sobre préstamos
- Imponer diferentes términos o condiciones de un préstamo, tales como tasas de interés, puntos u honorarios
- Discriminar en la tasación de una propiedad
- Negarse a comprar un préstamo o
- Establecer diferentes términos o condiciones para la compra de un préstamo.

**Además:** Es ilegal que cualquier persona:

- Amenazar, coaccionar, intimidar o interferir con cualquier persona que ejerza un derecho de equidad de vivienda o ayudar a otros a ejercer ese derecho
- Anunciar o hacer cualquier declaración que indique una limitación o preferencia basada en motivos de raza, color, origen nacional, religión, sexo, estado familiar o discapacidad. Esta prohibición contra la publicidad discriminatoria se aplica a una sola familia y la vivienda ocupada por el propietario que de otra manera exentos de la Ley de Vivienda Justa.

## **Protección adicional si usted tiene una discapacidad**

Si usted o alguien asociado con usted:

- Tener una discapacidad física o mental (incluyendo la audición, la movilidad y discapacidad visual, el alcoholismo crónico, enfermedad mental crónica, SIDA, Complejo relacionado con el SIDA retraso y mental) que limita sustancialmente una o más actividades importantes de la vida
- Tener un registro de dicha discapacidad o
- Si considera que tiene dicha discapacidad

## **El propietario no puede:**

- Negarse a permitirle realizar modificaciones razonables a su vivienda o áreas de uso común, a su cargo, si es necesario para la persona discapacitada pueda usar la vivienda. (Cuando sea razonable, el propietario puede permitir cambios sólo si usted se compromete a restaurar la propiedad a su estado original cuando se mude.)
- Negarse a hacer modificaciones razonables en las reglas, políticas, prácticas o servicios si es necesario para la persona discapacitada pueda usar la vivienda.



## YOU'RE INVITED

The City of Sandy Springs  
Department of Community Development

*presents*

# A Professional's Guide to the Fair Housing Act

*Introduction and History of the Fair Housing Act*  
*Fair Housing Responsibilities*  
*A Critical Checklist for Fair Housing Monitoring*  
*How to Stay in Compliance for Commercial Housing Stakeholders*

**Tuesday, June 9, 2015**  
**10:00 a.m. – 11:00 a.m.**

Sandy Springs City Hall  
The Flying Pig/Auditorium (Court Entrance)  
7840 Roswell Road, Building 500  
Sandy Springs, Georgia 30350

*City staff, community leaders, real estate agents, mortgage brokers, property managers, etc. are encouraged to attend.*



For more information, contact:  
**Brittany Anderson, Planning Technician**  
City of Sandy Springs Department of Community Development  
[BAnderson@SandySpringsga.gov](mailto:BAnderson@SandySpringsga.gov) | P: 770-730-5600





## Estan Todos Invitados

El Departamento de Desarrollo Comunitario De  
La Ciudad de Sandy Springs

*Presenta*

# Una Guía Para Los Profesional Sobre la Ley de Vivienda Justa

*Inducción Sobre La Historia de la Ley de Vivienda Equitativa*

*Responsabilidades de la Vivienda Justa*

*Una Lista de Control Significante*

*Para el Monitoreo de Vivienda Justa*

*¿Cómo permanecer en el cumplimiento de la Vivienda Comercial Tenedor de Apuestas?*

**Martes, 09 de junio de 2015**

**10:00 a.m. – 11:00 a.m.**

Sandy Springs City Hall

The Flying Pig/Auditorium (en la corte de entrada)

7840 Roswell Road, Building 500

Sandy Springs, Georgia 30350

Representantes de la ciudad, profesionales, agentes de bienes raíces,  
Agentes inmobiliarios, Agentes Hipotecarios, Gerentes de Propiedades, etc. Son animados a atender.



For more information, contact:  
**Brittany Anderson, Planning Technician**  
City of Sandy Springs Department of Community Development  
[BAnderson@SandySpringsga.gov](mailto:BAnderson@SandySpringsga.gov) | P: 770-730-5600



<h1>A Professional's Guide to the Fair Housing Act</h1> <p>by WFN Consulting</p>	<p>Presented by Mr. Nick Autorina, President and CEO WFN Consulting</p>
	<p>June 9, 2015</p>

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## Today's Discussion

- History of the Fair Housing Act;
- Fair Housing Responsibilities of the Jurisdiction;
- Monitoring Fair Housing;
- Compliance for Commercial Housing Stakeholders.

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## Section 1: Civil Rights Law

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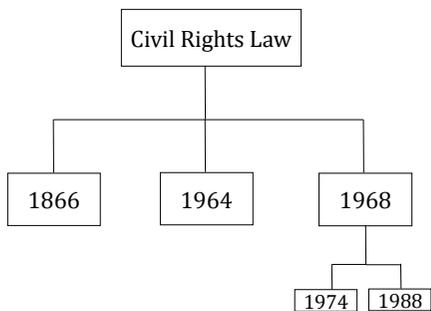
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### Civil Rights Act of 1866

- Prohibited discrimination in housing;
- All people born in the U.S. are legal citizens;
- All people could rent, hold, sell and buy property;
- Law meant to help former slaves;
- Civil fines as opposed to Criminal

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### Civil Rights Act of 1964 Timeline

- June 11, 1963 – Speech by President John F. Kennedy (JFK) to Congress;
- November 22, 1963 – JFK Assassinated;
- November 27, 1963 – Speech by President Lyndon B. Johnson (LBJ) to Congress;
- July 2, 1964 – Passed into Law

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### Civil Rights Act of 1964 cont.

- Outlawed discrimination based on race, color, religion, sex, or national origin;
- Voting Rights;
- Racial Segregation;
- Schools, Workplace, and Public Accommodations

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### Civil Rights Act of 1968 Timeline

- September 1963 – Rumford Fair Housing Act
- July 10, 1966 – Chicago Open Housing Movement/Rally
- July 28, 1967 – Kerner Commission on ghetto riots
- April 4, 1968 – Martin Luther King Jr. assassinated
- April 11, 1968 – Civil Rights Act of 1968 passed into Law

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### Civil Rights Act of 1968

- Commonly known as the Fair Housing Act
- Prohibited discrimination concerning a person's right to own, sell, purchase, or rent based on race, color, religion, or national origin

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### Civil Rights Act of 1968 cont.

Discrimination against a person regarding:

- Terms;
- Conditions (Setting different terms); or
- Privilege of the sale/rental (availability)
- Advertising of the sale or rental indicating preference of discrimination based on
  - race, color, religion, or national origin
  - gender, disabled persons, or families with children
  - known as the "Protected Classes"

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### IN SUMMARY:

The purpose of the Fair Housing Act is **to protect** a person's right to own, sell, purchase, or rent housing of his or her choice **without fear** of unlawful discrimination.

The Fair Housing Act is intended to allow everyone **equal access** to housing.

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### Exemptions under the Fair Housing Act

- Owner occupied buildings with no more than four (4) units;
- Single-family housing sold or rented without the use of a broker;
- Housing operated by organizations; and
- Private clubs that limit occupancy to members.

*Note: Certain exemptions are partial - meaning an exemption is present for a particular protected class but not all, (e.g. 55+ and older community is immune from the familial status portion of the law, but still beholden to all other provisions.)*

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## Section 2: Fair Housing Responsibilities for the City of Sandy Springs



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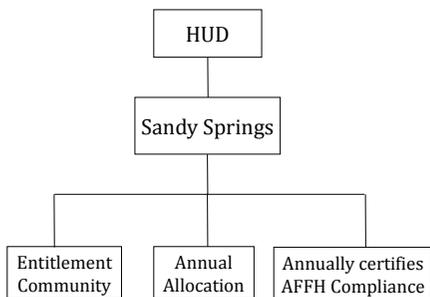
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To ensure compliance with AFFH:  
Sandy Springs is required to conduct an  
Analysis to identify ***Impediments***  
to ***Fair Housing Choice*** and...



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- Take appropriate actions to overcome the effects of any identified impediments
- Maintain records reflecting analysis and actions taken

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**How does HUD interpret a Jurisdiction's Analysis of Impediments to Fair Housing?**

- Has the Jurisdiction:
  - Analyzed and eliminated housing discrimination in their jurisdiction?
  - Promoted Fair Housing Choice?
  - Provided inclusive patterns for housing regardless of the protected class?
  - Promoted housing that is accessible to persons with disabilities?

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**What Does an AI Consist of?**

- Census Data (demographics)
- Economic Analysis
- Public Schools/Education Analysis
- Affordable Housing Snapshot
- Land Use and Zoning
- Infrastructure
- Fair Housing Education

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**Section 3:**  
The Checklist for  
Fair Housing Monitoring

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- Did the Jurisdiction complete their A.I.?
  - If so, when?
- Are there records documenting the A.I. and actions taken to remedy the impediments to fair housing?
- Is there evidence that would contradict the accuracy of the Jurisdiction certification to AFFH?
  - If so, describe

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**Section 4:**  
Compliance for Commercial  
Housing Stakeholders

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### \*Accessible New Multi-family Construction

- Designed or Constructed for first occupancy after March 31, 1991 **and** have an elevator **and** have four or more units ;
- Public and common areas must be accessible to persons with disabilities;
- Accessible light switches, outlets
- Doors and hallways **must** be wheelchair accessible
- Kitchens/bathrooms must be wheelchair accessible
  - Reinforced bathroom walls – grab bars

\*HUD's Fair Housing Act Design Manual

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### If a potential tenant has a disability, a landlord **cannot**:

- Refuse to make reasonable accommodations; or
- Refuse to make reasonable accommodations as it relates to rules, policies, or services.

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### Legal Parameters for Tenant Selectivity

- Landlords **are not** required by law to rent to any tenant who inquires about their property;
- Landlords can be selective, as long as they use "objective business" criteria such as:
  - o credit checks; or
  - o household income
- Landlords must be **consistent** in their approach to screening applicants

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### Prohibited Policies

1. Refusal to make housing available
2. Refusal to make reasonable accommodation\*
3. Accessible New Multi-Family Construction
4. Panic Peddling/Blockbusting
5. Racial Steering
6. Exclusionary Zoning
7. Financial/Brokerage Service Discrimination

\*ADA




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### Remedies for Fair Housing Complaints

- State/Local
- Complaint to HUD
- Justice Department
- Administrative Law Judge
- Private Suit in Federal or State Court




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### Future Implications

- Supreme Court ruling
  - *Texas Department of Housing and Community Affairs v. The Inclusive Communities Project*
- HUD's Final Rule on AFFH




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### 4 Key AFFH Points:

- Improve integrated living patterns;
- Reduce racial and ethnic concentrations of poverty;
- Reduce disparities by each of the protected classes; and
- Improve access to community assets.



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## Q & A



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**WFN Consulting**  
 123 Church Street, Suite 300  
 Marietta, GA 30060  
 (770) 420-5634

For more information,  
 please visit our website:  
[www.wfnconsulting.com](http://www.wfnconsulting.com)



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## YOU'RE INVITED

The City of Sandy Springs  
Department of Community Development

*presents*

# A Citizen's Guide to Fair Housing

*What is Fair Housing and What are My Fair Housing Rights?*

*Who is Protected by the Fair Housing Act?*

*Tenant / Landlord Responsibilities*

*Reporting Fair Housing Issues*

**Tuesday, June 9, 2015**

**6:00 p.m. – 7:00 p.m.**

Sandy Springs City Hall  
The Flying Pig/Auditorium (Court Entrance)  
7840 Roswell Road, Building 500  
Sandy Springs, Georgia 30350

*Residents of the City of Sandy Springs are encouraged to attend.*



For more information, contact:  
**Brittany Anderson, Planning Technician**  
City of Sandy Springs Department of Community Development  
[BAnderson@SandySpringsga.gov](mailto:BAnderson@SandySpringsga.gov) | P: 770-730-5600





## Estan Todos Invitados

El Departamento de Desarrollo Comunitario De  
La Ciudad de Sandy Springs

*Presenta*

# La Guía De Los Ciudadanos Sobre La Ley De Vivienda Justa

Qué es la Vivienda Justa y ¿Cuáles son mis derechos de Vivienda Justa?  
¿Quién está protegido por la Ley de Vivienda Justa?  
Responsabilidades del Inquilino y del propietario  
Cómo Denunciar Cuestiones Sobre Viviendas Justa

**Martes, 09 de junio de 2015**

**6:00 p.m. – 7:00 p.m.**

Sandy Springs City Hall

The Flying Pig/Auditorium (en la corte de entrada)

7840 Roswell Road, Building 500

Sandy Springs, Georgia 30350

Los residentes de la ciudad de Sandy Springs son animados a atender.



For more information, contact:  
**Brittany Anderson, Planning Technician**  
City of Sandy Springs Department of Community Development  
[BAAnderson@SandySpringsga.gov](mailto:BAAnderson@SandySpringsga.gov) | P: 770-730-5600



<h1>A Citizens Guide to Fair Housing</h1> <p>by WFN Consulting</p>	<p>Presented by Mr. Nick Autorina, President and CEO WFN Consulting</p>
	<p>June 9, 2015</p>

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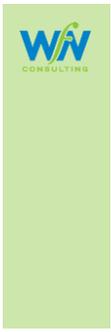
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### Today's Discussion

1. An Introduction to Fair Housing Law
2. What is the Fair Housing Act?
3. What are my Rights?
4. Who is Protected?
5. Tenant/Landlord Responsibilities
6. Reporting Fair Housing Concerns

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### Part 1: Intro to Fair Housing Law

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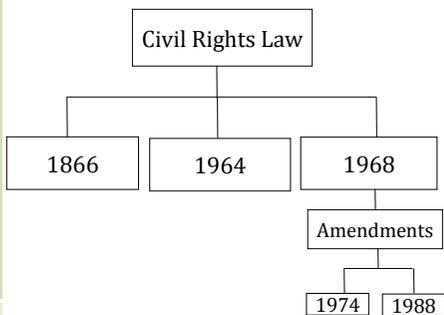
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### Civil Rights Act of 1866

- Prohibited discrimination in housing;
- All people born in the U.S. are legal citizens;
- All people could rent, hold, sell and buy property;
- Law meant to help former slaves

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### Civil Rights Act of 1964

- Outlawed discrimination based on race, color, religion, sex, or national origin;
- Voting Rights;
- Racial Segregation;
- Schools, Workplace, and Public Accommodations

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### Civil Rights Act of 1968

- Commonly known as the Fair Housing Act
- Prohibited discrimination concerning a person's right to own, sell, purchase, or rent based on race, color, religion, or national origin

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### Civil Rights Act of 1968 cont.

Discrimination against a person regarding:

- Terms;
- Conditions; or
- Privilege of the sale or rental
- Advertising of the sale or rental indicating preference of discrimination based on
  - race, color, religion, or national origin
  - gender, disabled persons, or families with children

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### Part 2:

What is Fair Housing?

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The purpose of Fair Housing or the Fair Housing Act is to: Protect a person's right to own, sell, purchase, or rent housing of his or her choice without fear of unlawful discrimination.

*Its purpose is to allow everyone equal access to housing.*



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**Part 3:**  
What are my Rights?



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The following activities are illegal under the Fair Housing Act:

- Refusal to rent or sell housing;
- Refusal to negotiate housing;
- Refusal to make housing available;
- Setting different terms for sale or rental housing;
- Refusal to make reasonable accommodations for a disabled person.



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**The following activities are *illegal* under the Fair Housing Act cont'd:**

- Providing different housing services or facilities;
- Falsely deny that housing is available;
- Refusal to make reasonable accommodations in rules or services if necessary for a disabled person;
- Threatening or interfering with anyone making a fair housing complaint.



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**Part 4:**  
**Who is Protected?**



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**The Fair Housing Act prohibits discrimination in housing on the basis of:**

- Race or Color;
- National Origin;
- Religion;
- Sex;
- Familial Status (families with children); &
- Disability



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**Part 5:**  
Tenant/Landlord  
Responsibilities

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Georgia Law *does not* regulate the  
tenant/landlord relationship  
***but***  
The Georgia Legislature possess laws  
which *govern* the rental of  
residential rental property in Georgia  
(GA. Code, Title 44, Chapter 7)

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Tenant/landlord-Residential -  
(non-federal)  
  
Tenant/Landlord -  
(Federal government housing)

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**Your Lease:**

Make sure it is written;  
Clearly defines the duties  
and expectations for both  
the tenant and landlord

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**Part 6:**  
Reporting Fair Housing  
Concerns

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**State and Local Remedies**

Have you reviewed such provisions?

Some provisions have protections *not found*  
in the Federal Act.

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### Complaint to HUD

- By telephone – 1 (800) 669-9777
- By mail
- By internet – (HUD Form 903 Online Complaint)



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### Contact Info:

Atlanta Regional Office  
 U.S. Department of Housing  
 and Urban Development

Attn: Office of Fair Housing Equal Opportunity  
 Five Points Plaza  
 40 Marietta Street, 16<sup>th</sup> Floor  
 Atlanta, GA 30303-2806

(678) 732-2526  
 (800) 440-8091



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Enforcement by the Justice Department



Trial before an Administrative Law Judge



Private Suit in Federal Court



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# Q & A

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# APPENDIX

## Exhibit D MBE Reports

Public reporting burden for this collection of information is estimated to average .5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The Information is voluntary. HUD may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB Control Number.

Executive Orders dated July 14, 1983, directs the Minority Business Development Plans shall be developed by each Federal Agency and the these annual plans shall establish minority business development objectives. The information is used by HUD to monitor and evaluate MBE activities against the total program activity and the designated minority business enterprise (MBE) goals. The Department requires the information to provide guidance and oversight for programs for the development of minority business enterprise concerning Minority Business Development. If the information is not collected HUD would not be able to establish meaningful MBE goals nor evaluate MBE performance against these goals.

**Privacy Act Notice** = The United States Department of Housing and Urban Development, Federal Housing Administration, is authorized to solicit the Information requested in this form by virtue of Title 12, United States Code, Section 1701 et seq., and regulation. It will not be disclosed or relesed outside the United States Department of Housing and Urban Development without your consen, except as required or permitted by Law.

1. Grantee/Project Owner/Developer/Sponsor/Builder/Agency	Check if:	2. Location (City, State Zip Code)
City of Sandy Springs, GA	<input type="checkbox"/> PH	Sandy Springs, GA 30350
7840 Roswell Road	<input type="checkbox"/> IH	
Sandy Springs, GA 30350	<input type="checkbox"/> CPD <input checked="" type="checkbox"/> x	
	<input type="checkbox"/> Housing	

3a. Name of Contact Person Angela Parker, Director of Community Development	3b. Phone Number (Including Area Code) (770) 206-1574	4. Reporting Period October 1, 2014-March 30, 2015	5. Program Code (Not applicable for CPD programs.) See explanation of Codes at bottom of Page Use a separate sheet for each program code.	N/A	6. Date Submitted to Field Office April 15, 2015
--	--	---	--	-----	---

Grant/Project Number or HUD Case Number or other identification of property, subdivision, dwelling unit, etc. 7a.	Amount of Contract or Subcontract 7b.	CPD Type of Trade Code (See below) 7c.	Contractor or Subcontractor Racial/Ethnic (See below) 7d.	Woman Owned Business (Yes or No) 7e.	Prime Contractor Identification (ID) Number 7f.	Sec. 3 7g.	Subcontractor Identification (ID) Number 7h.	Sec. 3 7i.	Contractor/Subcontractor Name and Address 7j.				
									Name	Street	City	State	Zip
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$899,995.71	1	1	No	20-0860060	No			Georgia Development Partners, LLC	107 Laser Industrial Ct.	Fairburn	GA	30213
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$217,475.21	1	1	No			51-0477856	No	A Abby Lawn Care	205 Shamrock Ind Blvd	Tyrone	GA	30290
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$415,734.50	1	1	No			58-2414767	No	H&S Lighting & Electrical	1040 Turkey Ind Rd Suite A	Watkinsville	GA	30677
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$4,800.00	1	1	No			27-1859505	No	Enivrogreen-Terminated 9.15.14	90 Little Creek Dr	Sharpsburg	GA	30277
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$3,750.00	1	1	No			20-3981829	No	Onsite Monitoring	1837 Atlanta Highway SE	Statham	GA	30666
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$23,043.20	1	1	No			26-0647687	No	Soil-Tek Solutions	8081 Sleepy Lagoon Way	Flowery Branch	GA	30542
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$4,635.00	1	1	No			58-1050270	No	Safety Signal Company	5077 Sunset Strip	Union City	GA	30291
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$5,650.00	1	1	No			58-2209110	No	Grant Shepherd & Associates	735 Longleaf Blvd Suite A	Lawrenceville	GA	30046
B-14-MC-13-0016 (ITB#12-080 2013 CDBG Sidewalks Phase II Lighting)	\$30,000.00	1	1	No	62-0794123	No			Gresham Smith and Partners	2325 Lakeview Pkwy #400	Alpharetta	GA	30009
B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$76,474	1	3	Yes			33-1107994	Yes	Charter Construction Services	4998 Lakeland Woods Ct.	Atlanta	GA	30338

**7c: Type of Trade Codes:**

- |  |   |
|--|---|
| <p><b>CPD:</b></p> <ul style="list-style-type: none"> <li>1 = New Construction</li> <li>2 = Education/Training</li> <li>3 = Other</li> </ul> | <p><b>Housing/Public Housing:</b></p> <ul style="list-style-type: none"> <li>1 = New Construction</li> <li>2 = Substantial Rehab.</li> <li>3 = Repair</li> <li>4 = Service</li> <li>5 = Project Mangt.</li> <li>6 = Professional</li> <li>7 = Tenant Services</li> <li>8 = Education/Training</li> <li>9 = Arch./Engrg. Appraisal</li> <li>0 = Other</li> </ul> |
|--|---|

**7d: Racial/Ethnic Codes:**

- 1 = White Americans
- 2 = Black Americans
- 3 = Native Americans
- 4 = Hispanic Americans
- 5 = Asian/Pacific Americans
- 6 = Hasidic Jews

**5: Program Codes (Complete for Housing and Public and Indian Housing programs only):**

- |  |  |
|--|--|
| <ul style="list-style-type: none"> <li>1 = All Insured, including Section8</li> <li>2= Flexible Subsidy</li> <li>3 = Section 8 Noninsured, Non-HFDA</li> <li>4 = Insured (Management)</li> </ul> | <ul style="list-style-type: none"> <li>5 = Section 202</li> <li>6 = HUD-Held</li> <li>7 = Public/India Housing</li> <li>8 = Section 811</li> </ul> |
|--|--|

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7840 Roswell Road	<input type="checkbox"/> IH	
Sandy Springs, GA 30350	<input checked="" type="checkbox"/> CPD	
	<input type="checkbox"/> Housing	

3a. Name of Contact Person Patrice Dickerson, Manager of Planning & Zoning	3b. Phone Number (Including Area Code) (770) 206-1513	4. Reporting Period May 1, 2014-Sep 30, 2014	5. Program Code (Not applicable for CPD programs.) See explanation of Codes at bottom of Page Use a separate sheet for each program code.	N/A	6. Date Submitted to Field Office October 30, 2014
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Grant/Project Number or HUD Case Number or other identification of property, subdivision, dwelling unit, etc. 7a.	Amount of Contract or Subcontract 7b.	CPD Type of Trade Code (See below) 7c.	Contractor or Subcontractor Racial/Ethnic (See below) 7d.	Woman Owned Business (Yes or No) 7e.	Prime Contractor Identification (ID) Number 7f.	Sec. 3 7g.	Subcontractor Identification (ID) Number 7h.	Sec. 3 7i.	Contractor/Subcontractor Name and Address 7j.					
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B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$23,043.20	1	1	No			26-0647687	No		Soil-Tek Solutions	8081 Sleepy Lagoon Way	Flowery Branch	GA	30542
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B-14-MC-13-0016 (T-0033 CDBG Sidewalks Phase II)	\$5,650.00	1	1	No			58-2209110	No		Grant Shepherd & Associates	735 Longleaf Blvd Suite A	Lawrenceville	GA	30046
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3 = Other

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3 = Repair  
4 = Service  
5 = Project Mangt.  
6 = Professional  
7 = Tenant Services  
8 = Education/Training  
9 = Arch./Engrg. Appraisal  
0 = Other

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1 = All Insured, including Section8  
2= Flexible Subsidy  
3 = Section 8 Noninsured, Non-HFDA  
4 = Insured (Management)  
5 = Section 202  
6 = HUD-Held  
7 = Public/India Housing  
8 = Section 811

# APPENDIX

## Exhibit E Public Comments

**There were no public comments received regarding the 2014 CAPER.**

# APPENDIX

## Exhibit F Fair Housing CAPER Checklist

## Fair Housing CAPER Checklist

### U.S. Department of Housing & Urban Development Office of Fair Housing & Equal Opportunity

Grantee Evaluated: City of Sandy Springs

HUD Project Number: B-14-MC-13-0016

Date of CAPER: September 1, 2015

Period Covered by CAPER: July 1, 2014-June 30, 2015

#### A. Background Information

1. Total yearly CPD funding amount to grantee: \$545,644

2. Was any funding to Fair Housing activities?

Yes; Amount & percentage of funding allocated to Fair Housing: \$\_\_\_\_\_ %\_\_\_\_\_\*

\*Percentage represents amount of funds devoted to Fair Housing as a percentage of total CPD funding. Information found on page\_\_\_\_\_of the CAPER document.

Name of Fair Housing Agencies Funded:

N/A

Fair Housing Activities Funded:

Printing of Fair Housing brochure for the Community Assistance Center (CAC) and multifamily developments throughout the City. Funded through City's general fund, not CDBG allocation.

Hosting of two Fair Housing Education Workshops for the City. Funded through City's general fund, not CDBG allocation.

Activities funded specifically to address identified impediments:

Activity	Amount
Staff provided brochures in English and Spanish to Community Assistance Center [CAC] and 70+ multifamily developments located within the project area.	Approximately \$300.00
Staff and WFN Consulting hosted two Fair Housing Education Workshops for professionals and the public within the City.	Approximately \$1,500.00

No

## B. Qualitative Review

1. How do the activities proposed during this planning year demonstrate progress in addressing the identified needs of minorities, people with disabilities, and other protected class populations?

*The brochures and workshops provided information on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.*

2. Describe the resources made available, the investment of resources, the geographical distribution and location of investments, the families and persons assisted, including the racial and ethnic status of persons assisted.

*1000 brochures were printed in English and Spanish and distributed to 70+ multifamily developments within the project area and to the Community Assistance Center [CAC]. Two Fair Housing Education Workshops were hosted, one for the professionals of the City and the second for the citizens of the City. The brochures and workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.*

3. Describe the actions taken to affirmatively further Fair Housing.

*The City has continued to work with the largest community service provider in preparation of Fair Housing Information for its website. Additionally, the City has updated its Fair Housing Plan and hosted two Fair Housing Education Workshops. The City provided the following in its Analysis of Impediments to Fair Choice adopted in 2015 as recommendations for promoting fair housing:*

- a. Continue to establish a fair housing information site using the Community Development Block Grant Program webpage. Make fair housing law, how to file a complaint and other information available on the website. References for locating Georgia Landlord/Tenant information could also be included.*
- b. Highlight fair housing activities in Sandy Springs during National Fair Housing month every April. Atlanta Metro Fair Housing has expressed an interest in partnering with Sandy Springs on possible future outreach events. (April is designated National Fair Housing Month each year by HUD.)*
- c. Preserve partnerships with Sandy Springs Community Action Center (CAC) and Holy Spirit Catholic Church to ensure fair housing information is available for Hispanic/Latino residents. Consider partnerships with other nonprofit and faith-based organizations that serve minority residents in Sandy Springs to promote fair housing.*
- d. As part of annual apartment certification requirements provide information to landlords on fair housing. Evaluate how to best incorporate this with the apartment inspection ordinance and enforcement procedures.*
- e. Maintain a fair housing outreach program for residents of Sandy Springs' rental properties to include basic information on Fair Housing laws and agencies that are available for support if residents suspect they have experienced housing discrimination. Consider*

*partnerships with the Atlanta Board of Realtors, the Apartment Council and other similar organizations.*

- f. Continue to explore partnerships with Consumer Credit Counseling Service (CCCS) or other financial counseling agencies for outreach opportunities to Sandy Springs minority residents since poor credit histories and other financial management issues have the greatest impact on minority loan denial rates according to HMDA data for the Atlanta-Sandy Springs-Marietta MSA.*
  - g. Assess whether opportunities exist to directly incentivize the inclusion of mixed-income housing in future redevelopment projects consistent with Sandy Springs' policies.*
  - h. Complete an accessibility survey of available rental housing accessible to persons with disabilities in Sandy Springs to ensure compliance with fair housing law. Coordinate this recommendation with Sandy Springs ADA Coordinator.*
  - i. Provide incentives for the inclusion of affordable units within new developments.*
4. Evaluate the progress in meeting specific objectives of providing affordable housing, including the numbers and types of families served (including the number of extremely low-income, low-income, moderate income, and middle-income persons served).

*N/A. The Consolidated Planning process identified infrastructure improvements as Priority #1 in the target areas along the Roswell Road corridor where the City's low- and moderate-income [LMI] residents are concentrated in multifamily neighborhoods. However, the City will be working on HUD Dissimilarity Index in the next program year.*

5. Compare the proposed versus actual outcomes for each outcome measure submitted with the Consolidated Plan. If applicable, discuss why progress was not made toward meeting goals and objectives.

*Phase I of the Multiyear Sidewalk Project was completed May 2013. Phase II construction was completed March 2015.*

6. Is the amount/percentage of money devoted to Fair Housing in item A.2. above consistent with the Annual Action Plan projections for the past year? If no, provide explanation.

- Yes
- No

7. Describe the types of activities carried out by Fair Housing project (e.g. number of clients assisted, the outreach/education undertaken, the number of complaints referred to HUD or local civil rights agency for Fair Housing issues).

*1000 brochures were printed in English and Spanish and distributed to 70+ multifamily developments within the project area and to the Community Assistance Center [CAC]. Two Fair Housing Education Workshops were hosted, one for the professionals of the City and the second*

for the citizens of the City. The brochures and workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.

**C. Demographic Characteristics of Jurisdiction**

Race	Total Race		Hispanic or Latino	
American Indian or Alaska Native	275	.3%		
Asian	4,702	5%		
Black or African American	18,724	20%		
Native Hawaiian or Other Pacific Islander	42	0%		
White	61,051	65%		
American Indian or Alaska Native and White				
Asian and White				
Black or African American and White				
American Indian or Alaska Native and Black or African American				
*Other Multiple Race combinations greater than one percent (Specify)				
Balance of Individuals Reporting More than One Race				
Total				
Single Parent/Female				
Persons with Disabilities				
Large Families				

**D. Citizen Participation**

1. Was citizen participation solicited in the CAPER preparation process?

- Yes
- No

a. What steps in the CAPER preparation were taken to affirmatively solicit participation from protected classes, including racial, ethnic, and religious minorities, families with children, and persons with disabilities?

*The CAPER comment period was advertised in the Sandy Springs Neighbor, which is distributed to businesses throughout the City, as well as the Fulton Daily Report and on City’s website. Additionally, the public comment period was advertised in Mundo Hispanico, a newspaper distributed within the City geared toward Spanish-speaking populations. Hard copies were provided for review at Sandy Springs City Hall (7840 Roswell Road Building 500, Sandy Springs, GA 30350), Dorothy C. Benson Senior Multipurpose Complex (6500 Vernon Woods Drive, Sandy Springs, GA 30328), and Sandy Springs Library (395 Mt Vernon Highway NE, Sandy Springs, GA 30328).*

- b. Describe affirmative steps to solicit participation, name the participants and/or participant organizations, input received, and whether it was considered and the outcome of the comments.

*The CAPER comment period was advertised in the Sandy Springs Neighbor, which is distributed to businesses throughout the City, as well as the Fulton Daily Report and on City's website. Additionally, the public comment period was advertised in Mundo Hispanico, a newspaper distributed within the City geared toward Spanish-speaking populations. Hard copies were provided for review at Sandy Springs City Hall (7840 Roswell Road Building 500, Sandy Springs, GA 30350), Dorothy C. Benson Senior Multipurpose Complex (6500 Vernon Woods Drive, Sandy Springs, GA 30328), and Sandy Springs Library (395 Mt Vernon Highway NE, Sandy Springs, GA 30328).*

2. Was the notice concerning community meetings and comment made to the Limited English Proficient (LEP) population in languages other than English and was the notice distributed in ways to reach that population?

- Yes (Describe)  
 No

*The public comment period was advertised in Mundo Hispanico, a newspaper distributed within the City geared toward Spanish-speaking populations.*

3. Was the Notice submitted with the CAPER?

- Yes  
 No

4. Did the notice concerning community meetings and comment indicate that alternative formats were available when needed for persons with disabilities?

- Yes (Describe the efforts)  
 No

*The ads provided referred reviewers to the City's CDBG webpage, which has details on how persons with disabilities can receive alternative formats.*

## **E. Fair Housing**

1. What activities reported in the CAPER address the impediments identified in the Action Plan, Consolidated Plan, or Analysis of Impediments to Fair Housing?

*The continuation of the City's multi-year sidewalk project addresses the City of Sandy Springs' 2013-2017 Consolidated Plan and 2014 Annual Action Plan identified infrastructure improvements as Priority #1 in the target areas along the Roswell Road corridor where the City's low- and moderate-income [LMI] residents are concentrated in multi-family neighborhoods. These*

*neighborhoods predominately consist of minority populations and the proposed infrastructure improvements meet the local objectives and priority needs by increasing residents' access to retail, transit, health, and other services.*

*The Analysis of Impediments to Fair Housing adopted in 2010 provided the following options to further fair housing in the City:*

- a. Establish a fair housing information site using the Community Development Block Grant Program webpage. Make fair housing law, how to file a complaint and other information available on the website. References for locating Georgia Landlord/Tenant information could also be included.
- b. Highlight fair housing activities in Sandy Springs during National Fair Housing month every April. Atlanta Metro Fair Housing has expressed an interest in partnering with Sandy Springs on possible future outreach events. April is designated National Fair Housing Month each year by HUD.
- c. Explore partnerships with Sandy Springs Community Action Center (CAC) and Holy Spirit Catholic Church to ensure fair housing information is available for Hispanic/Latino residents. Consider partnerships with other nonprofit and faith-based organizations that serve minority residents in Sandy Springs to promote fair housing.
- d. As part of annual apartment certification requirements provide information to landlords on fair housing. Evaluate how to best incorporate this with the apartment inspection ordinance and enforcement procedures.
- e. Develop a fair housing outreach program for residents of Sandy Springs' rental properties to include basic information on Fair Housing laws and agencies that are available for support if residents suspect they have experienced housing discrimination. Consider partnerships with the Atlanta Board of Realtors, the Apartment Council and other similar organizations.
- f. Explore partnerships with Consumer Credit Counseling Service (CCCS) or other financial counseling agencies for outreach opportunities to Sandy Springs minority residents since poor credit histories and other financial management issues have the greatest impact on minority loan denial rates according to HMDA data for the Atlanta-Sandy Springs-Marietta MSA.
- g. Future Comprehensive Plan updates should analyze opportunities to directly incentivize the inclusion of mixed-income housing in future redevelopment projects consistent with Sandy Springs' policies.
- h. Complete an accessibility survey of available rental housing accessible to persons with disabilities in Sandy Springs to ensure compliance with fair housing law. Coordinate this recommendation with Sandy Springs ADA Coordinator.

*The City provided the following in its Analysis of Impediments to Fair Choice adopted in 2015 as recommendations for promoting fair housing:*

- a. *Continue to establish a fair housing information site using the Community Development Block Grant Program webpage. Make fair housing law, how to file a complaint and other information available on the website. References for locating Georgia Landlord/Tenant information could also be included.*
- b. *Highlight fair housing activities in Sandy Springs during National Fair Housing month every April. Atlanta Metro Fair Housing has expressed an interest in partnering with Sandy Springs on possible future outreach events. (April is designated National Fair Housing Month each year by HUD.)*
- c. *Preserve partnerships with Sandy Springs Community Action Center (CAC) and Holy Spirit Catholic Church to ensure fair housing information is available for Hispanic/Latino residents. Consider partnerships with other nonprofit and faith-based organizations that serve minority residents in Sandy Springs to promote fair housing.*
- d. *As part of annual apartment certification requirements provide information to landlords on fair housing. Evaluate how to best incorporate this with the apartment inspection ordinance and enforcement procedures.*
- e. *Maintain a fair housing outreach program for residents of Sandy Springs' rental properties to include basic information on Fair Housing laws and agencies that are available for support if residents suspect they have experienced housing discrimination. Consider partnerships with the Atlanta Board of Realtors, the Apartment Council and other similar organizations.*
- f. *Continue to explore partnerships with Consumer Credit Counseling Service (CCCS) or other financial counseling agencies for outreach opportunities to Sandy Springs minority residents since poor credit histories and other financial management issues have the greatest impact on minority loan denial rates according to HMDA data for the Atlanta-Sandy Springs-Marietta MSA.*
- g. *Assess whether opportunities exist to directly incentivize the inclusion of mixed-income housing in future redevelopment projects consistent with Sandy Springs' policies.*
- h. *Complete an accessibility survey of available rental housing accessible to persons with disabilities in Sandy Springs to ensure compliance with fair housing law. Coordinate this recommendation with Sandy Springs ADA Coordinator.*
- i. *Provide incentives for the inclusion of affordable units within new developments.*

*Additionally, The two Fair Housing Education Workshops hosted by the City works to address impediments directly impacting protected populations. The workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint protected populations that may not have any other means to access such information.*

2. Which of these impediments have been partially addressed, but needs additional actions?

*The three potential impediments identified in the City's AI will continuously need to be addressed due to the ongoing nature of the issues.*

3. Are there significant impediments to fair housing choice affecting one or more of the federal protected classes, which were not addressed in this year's CAPER (but are identified in the AI or previous CAPERs)?

- Yes (Identify impediment and explain)  
 No

4. Have new impediments been identified as actions were taken to address previously identified impediments?

- Yes (Describe)  
 No

#### **F. Activities/Benefits**

1. Overall, are racial and ethnic minorities benefiting from the grantee's direct benefit activities in at least relative proportion to such groups' representation in the jurisdiction's population?

- Yes  
 No

*Comments: The City's brochure project works to address impediments directly impacting protected populations. The two Fair Housing Education Workshops hosted by the City works to address impediments directly impacting protected populations. The workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.*

2. Are people with disabilities benefiting from the grantee's direct benefit activities in at least relative proportion to such groups' representation in the jurisdiction's population?

- Yes  
 No

*Comments: The City's brochure project works to address impediments directly impacting protected populations. The two Fair Housing Education Workshops hosted by the City works to address impediments directly impacting protected populations. The workshops provided information city wide on fair housing law, how to identify discriminatory actions, and how to file a Fair Housing complaint.*

3. Indirect Benefit Activities

Are indirect benefit activities (e.g. street improvements, curbs, and gutters) consistent with what was proposed in the Annual Action Plan?

- Yes
- No

Comments: *The continuation of the City's multi-year sidewalk project addresses the City of Sandy Springs' 2013-2017 Consolidated Plan and 2014 Annual Action Plan identified infrastructure improvements as Priority #1 in the target areas along the Roswell Road corridor where the City's low- and moderate-income [LMI] residents are concentrated in multi-family neighborhoods.*

4. Are programs progressing at a significantly slower pace in project areas that can be identified with particular racial, ethnic, or other characteristics of protected classes (e.g. given lower priority for beginning use of resources, etc.)?

- Yes
- No

Comments:

5. Have public areas in all construction and rehabilitation projects been made accessible to persons with disabilities?

- Yes
- No

If yes, is the progress of such activities reasonably consistent with the progress of other indirect benefit activities?

- Yes
- No

Comments:

# APPENDIX

## Exhibit G PR01 HUD Grants and Program Income

U.S. DEPARTMENT OF HOUSING AND URBAN  
DEVELOPMENT  
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT  
PR01 - HUD Grants and Program Income

DATE: 7/20/2015  
TIME: 10:55:30 AM  
PAGE: 1/1

IDIS

Program	Fund Type	Grantee Name	Grant Number	Authorized Amount	Suballocated Amount	Amount Committed to Activities	Net Drawn Amount	FY YTD Net Draw Amount	Available to Commit	Available to Draw	Recapture Amount
CDBG	EN	SANDY SPRINGS	B08MC130016	\$540,875.00	\$0.00	\$540,875.00	\$540,875.00	\$0.00	\$0.00	\$0.00	\$0.00
			B09MC130016	\$539,982.00	\$0.00	\$539,982.00	\$539,982.00	\$0.00	\$0.00	\$0.00	\$0.00
			B10MC130016	\$581,336.00	\$0.00	\$581,336.00	\$581,336.00	\$0.00	\$0.00	\$0.00	\$0.00
			B11MC130016	\$489,289.00	\$0.00	\$489,289.00	\$489,289.00	\$0.00	\$0.00	\$0.00	\$0.00
			B12MC130016	\$421,709.00	\$0.00	\$421,709.00	\$421,709.00	\$171,414.64	\$0.00	\$0.00	\$0.00
			B13MC130016	\$533,275.00	\$0.00	\$533,275.00	\$518,909.98	\$518,909.98	\$0.00	\$14,365.02	\$0.00
			B14MC130016	\$545,644.00	\$0.00	\$545,644.00	\$0.00	\$0.00	\$0.00	\$545,644.00	\$0.00
			<b>SANDY SPRINGS Subtotal:</b>	<b>\$3,652,110.00</b>	<b>\$0.00</b>	<b>\$3,652,110.00</b>	<b>\$3,092,100.98</b>	<b>\$690,324.62</b>	<b>\$0.00</b>	<b>\$560,009.02</b>	<b>\$0.00</b>
	<b>EN Subtotal:</b>	<b>\$3,652,110.00</b>	<b>\$0.00</b>	<b>\$3,652,110.00</b>	<b>\$3,092,100.98</b>	<b>\$690,324.62</b>	<b>\$0.00</b>	<b>\$560,009.02</b>	<b>\$0.00</b>		
<b>GRANTEE</b>			<b>\$3,652,110.00</b>	<b>\$0.00</b>	<b>\$3,652,110.00</b>	<b>\$3,092,100.98</b>	<b>\$690,324.62</b>	<b>\$0.00</b>	<b>\$560,009.02</b>	<b>\$0.00</b>	

# APPENDIX

Exhibit H  
PR03 CDBG Activity Summary Report





U.S. Department of Housing and Urban Development  
 Office of Community Planning and Development  
 Integrated Disbursement and Information System  
 CDBG Activity Summary Report (GPR) for Program Year 2014  
 SANDY SPRINGS

Date: 20-Jul-2015  
 Time: 11:16  
 Page: 2

**PGM Year:** 2013  
**Project:** 0001 - Roswell Road Multiyear Sidewalk Program Phase II  
**IDIS Activity:** 14 - Sidewalk construction including surveying, field support, etc.

**Status:** Open  
**Location:** 8900 Roswell Rd Sandy Springs, GA 30350

**Objective:** Create suitable living environments  
**Outcome:** Availability/accessibility  
**Matrix Code:** Sidewalks (03L) **National Objective:** LMA

**Initial Funding Date:** 03/18/2015

**Description:**  
 Completion of the Roswell Road Multiyear Sidewalk Project.

**Financing**

	Fund Type	Grant Year	Grant	Funded Amount	Drawn In Program Year	Drawn Thru Program Year
CDBG	EN	Pre-2015		\$533,275.00	\$0.00	\$0.00
		2013	B13MC130016		\$518,909.98	\$518,909.98
<b>Total</b>	<b>Total</b>			<b>\$533,275.00</b>	<b>\$518,909.98</b>	<b>\$518,909.98</b>

**Proposed Accomplishments**

People (General) : 2,743  
 Total Population in Service Area: 4,680  
 Census Tract Percent Low / Mod: 59.62

**Annual Accomplishments**

Years	Accomplishment Narrative	# Benefitting
2013	Phase II (Roswell Road) contract awarded to Georgia Development Partners in April 2014. Construction expected to commence June 2014, with 12-month completion date. Phase II construction set to be complete June 2015. 2012 CDBG funds completely expended --- (\$225,511.02 remaining as of 08/28/14).	



U.S. Department of Housing and Urban Development  
 Office of Community Planning and Development  
 Integrated Disbursement and Information System  
 CDBG Activity Summary Report (GPR) for Program Year 2014  
 SANDY SPRINGS

Date: 20-Jul-2015  
 Time: 11:16  
 Page: 3

**PGM Year:** 2014  
**Project:** 0001 - Roswell Road Multiyear Sidewalk Program Phase II  
**IDIS Activity:** 15 - Sidewalk construction including surveying, field support, etc.

**Status:** Open  
**Location:** 8900 Roswell Rd Sandy Springs, GA 30350

**Objective:** Create suitable living environments  
**Outcome:** Availability/accessibility  
**Matrix Code:** Sidewalks (03L) **National Objective:** LMA

**Initial Funding Date:** 03/18/2015

**Description:**

Completion of Roswell Road Multiyear Sidewalk Project.

**Financing**

	Fund Type	Grant Year	Grant	Funded Amount	Drawn In Program Year	Drawn Thru Program Year
CDBG	EN	Pre-2015		\$545,644.00	\$0.00	\$0.00
<b>Total</b>	<b>Total</b>			<b>\$545,644.00</b>	<b>\$0.00</b>	<b>\$0.00</b>

**Proposed Accomplishments**

People (General) : 2,743  
 Total Population in Service Area: 4,680  
 Census Tract Percent Low / Mod: 59.62

**Annual Accomplishments**

Years	Accomplishment Narrative	# Benefiting
2014	Phase II (Roswell Road) contract awarded to Georgia Development Partners in April 2014. Construction expected to commence June 2014, with 12-month completion date. Phase II construction set to be complete June 2015. 2012 CDBG funds completely expended --- (\$225,511.02 remaining as of 08/28/14).	



U.S. Department of Housing and Urban Development  
Office of Community Planning and Development  
Integrated Disbursement and Information System  
CDBG Activity Summary Report (GPR) for Program Year 2014  
SANDY SPRINGS

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<b>Total Funded Amount:</b>	<b>\$1,500,628.00</b>
<b>Total Drawn Thru Program Year:</b>	<b>\$940,618.98</b>
<b>Total Drawn In Program Year:</b>	<b>\$773,999.74</b>

# APPENDIX

## Exhibit I PR06 Summary of Consolidated Plan Projects for Report Year

U.S. DEPARTMENT OF HOUSING AND URBAN  
DEVELOPMENT  
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT  
PR06 - Summary of Consolidated Plan Projects for Report  
Year

DATE: 7/20/2015  
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IDIS

Plan IDIS Year Project	Project Title and Description	Program	Project Estimate	Committed Amount	Amount Drawn Thru Report Year	Amount Available to Draw	Amount Drawn in Report Year	
2014 1	Roswell Road Multiyear Sidewalk Program Phase II	Completion of Roswell Road Multiyear Sidewalk Project	CDBG	\$545,644.00	\$545,644.00	\$0.00	\$545,644.00	\$0.00

# **APPENDIX**

## **Exhibit J PR23 CDBG Summary of Accomplishments**



SANDY SPRINGS

Count of CDBG Activities with Disbursements by Activity Group & Matrix Code

Activity Group	Activity Category	Open Count	Open Activities Disbursed	Completed Count	Completed Activities Disbursed	Program Year Count	Total Activities Disbursed
Public Facilities and Improvements	Sidewalks (03L)	2	\$518,909.98	1	\$255,089.76	3	\$773,999.74
	Total Public Facilities and Improvements	2	\$518,909.98	1	\$255,089.76	3	\$773,999.74
Grand Total		2	\$518,909.98	1	\$255,089.76	3	\$773,999.74



U.S. Department of Housing and Urban Development  
 Office of Community Planning and Development  
 Integrated Disbursement and Information System  
 CDBG Summary of Accomplishments  
 Program Year: 2014

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 PAGE: 2

SANDY SPRINGS

CDBG Sum of Actual Accomplishments by Activity Group and Accomplishment Type

Activity Group	Matrix Code	Accomplishment Type			Program Year
			Open Count	Completed Count	Totals
Public Facilities and Improvements	Sidewalks (03L)	Persons	9,360	10,283	19,643
	Total Public Facilities and Improvements		9,360	10,283	19,643
Grand Total			9,360	10,283	19,643



U.S. Department of Housing and Urban Development  
Office of Community Planning and Development  
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CDBG Summary of Accomplishments  
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SANDY SPRINGS

CDBG Beneficiaries by Racial / Ethnic Category

No data returned for this view. This might be because the applied filter excludes all data.



U.S. Department of Housing and Urban Development  
Office of Community Planning and Development  
Integrated Disbursement and Information System  
CDBG Summary of Accomplishments  
Program Year: 2014

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SANDY SPRINGS

CDBG Beneficiaries by Income Category

No data returned for this view. This might be because the applied filter excludes all data.

# APPENDIX

Exhibit K  
PR26 CDBG Financial Summary Report



Office of Community Planning and Development  
 U.S. Department of Housing and Urban Development  
 Integrated Disbursement and Information System  
 PR26 - CDBG Financial Summary Report  
 Program Year 2014  
 SANDY SPRINGS , GA

DATE: 07-20-15  
 TIME: 12:10  
 PAGE: 1

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	788,364.98
02 ENTITLEMENT GRANT	545,644.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	0.00
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,334,008.98

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	773,999.74
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	773,999.74
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	0.00
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	773,999.74
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	560,009.24

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	773,999.74
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	773,999.74
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2012 PY: 2013 PY: 2014
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	1,500,628.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	1,612,666.86
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	107.47%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	0.00
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	0.00
32 ENTITLEMENT GRANT	545,644.00
33 PRIOR YEAR PROGRAM INCOME	0.00
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	545,644.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	0.00%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	0.00
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	0.00
42 ENTITLEMENT GRANT	545,644.00
43 CURRENT YEAR PROGRAM INCOME	0.00
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	545,644.00
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	0.00%



Office of Community Planning and Development  
 U.S. Department of Housing and Urban Development  
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LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

Report returned no data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

Report returned no data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2012	1	13	5706356	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$700.00
2012	1	13	5715984	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$28,878.74
2012	1	13	5723048	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$52,573.38
2012	1	13	5723049	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$265.00
2012	1	13	5727373	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$54.00
2012	1	13	5727374	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$1,000.00
2012	1	13	5727375	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$204.00
2012	1	13	5743742	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$94,135.30
2012	1	13	5743744	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$800.00
2012	1	13	5743745	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$1,075.00
2012	1	13	5770922	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$75,404.34
2013	1	14	5790813	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$71,985.66
2013	1	14	5790814	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$112,846.45
2013	1	14	5790815	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$80,460.62
2013	1	14	5790816	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$1,228.75
2013	1	14	5790817	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$101,989.97
2013	1	14	5790818	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$638.50
2013	1	14	5790819	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$237.30
2013	1	14	5790820	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$100,808.24
2013	1	14	5790821	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$97.20
2013	1	14	5790822	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$2,500.00
2013	1	14	5790823	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$366.00
2013	1	14	5795444	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$602.50
2013	1	14	5807178	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$33,075.68
2013	1	14	5823568	Sidewalk construction including surveying, field support, etc.	03L	LMA	\$12,073.11
					03L	Matrix Code	<u>\$773,999.74</u>
Total							\$773,999.74

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

Report returned no data.

LINE 37 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 37

Report returned no data.

# APPENDIX

Exhibit L  
PR83 CDBG Performance Measures Report





















# APPENDIX

## Exhibit M Section 3 Reporting



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
WASHINGTON, DC 20410-2000

ASSISTANT SECRETARY FOR  
FAIR HOUSING AND EQUAL OPPORTUNITY

DEC 15 2014

Dear Recipients of HUD Financial Assistance Covered by Section 3 of the HUD Act of 1968:

Re: Status of the Section 3 60002 Summary Reporting System—Third Notice

Due to unanticipated technical problems, HUD's Section 3 Summary Reporting System continues to be unavailable for the submission of 2013 and 2014 reports. The Department is aware of the challenges that this inconvenience may cause and is making every effort to have the system back up and running as soon as possible.

Please be assured that no recipients will be held in noncompliance for failing to timely submit 2013 or 2014 Section 3 reports, and the unavailability of the system should not result in negative findings during annual audits such as those conducted pursuant to the Single Audit Act (i.e., OMB Circular: A-133). The Department requests recipients not to submit hard copies of Form HUD 60002 to the Office of Fair Housing and Equal Opportunity. However, you should continue to maintain applicable records and supporting materials to facilitate reporting once the system becomes available.

HUD will notify recipients by email when the Section 3 Summary Reporting System is re-launched and will communicate new due dates at that time. If you have not already done so, I also encourage you to sign-up for the Section 3 listserv at: [www.hud.gov/section3](http://www.hud.gov/section3) to receive updates about the status of the system and other relevant information.

Thank you for your continued patience.

Sincerely,

A handwritten signature in black ink, appearing to read "Gustavo Velasquez".

Gustavo Velasquez  
Assistant Secretary

cc: Taffet, D  
Byron, P  
Gebre, H