



GEORGIA DEPARTMENT  
*of* COMMUNITY AFFAIRS

# HOME-ARP

# Allocation Plan

## *Substantial Amendment #2*

*Prepared by the Georgia Department of Community Affairs*

*March 2025*

**Participating Jurisdiction: Georgia Department of Community Affairs  
Submitted to HUD for Approval on MONTH XX, 2025**

## **Executive Summary**

In the original HOME ARP Allocation Plan, DCA planned to re-evaluate program performance in Year Three and make proposed changes to the Allocation Plan's remaining fund balances. Based on current conditions and funding demand, this update to the Georgia HOME ARP Allocation Plan includes updates to our redistribution policy and outlines the option for applicants to serve statewide population limitations and preferences with their awards.

### **Funding Policy:**

DCA will commit all remaining programmatic funds in FY25. After awards, if additional funds are available within an allocation category, DCA will redistribute funds to the other allocation pools with the following priority: Supportive Services, Non-Congregate Shelter, and Rental Housing Development.

### **Limitation Options:**

- QP1 – Homeless
  - Chronically Homeless
- QP2 – At Risk of Homelessness
- QP3 – Fleeing Domestic Violence
- QP4 – Other populations with the greatest risk of housing instability or requiring services or assistance to prevent homelessness
- Veterans

### **Preference Options:**

- QP1 – Homeless
  - Chronically Homeless
- QP2 - At Risk of Homelessness
- QP3 – Fleeing Domestic Violence
- QP4 – Other populations with the greatest risk of housing instability or requiring services or assistance to prevent homelessness
- Veterans

[Please see the Substantial Updates here.](#)

# Table of Contents

Executive Summary .....	1
Table of Contents .....	2
Consultation .....	3
HOME-ARP Listserv and Survey .....	4
Summary of Consultation .....	4
Substantial Amendment Listening Sessions .....	5
Needs Assessment and Gap Analysis .....	6
HOME-ARP Activities .....	14
Use of HOME-ARP Funding .....	14
Rental Housing Development .....	14
Non-Congregate Shelter Development: .....	15
Supportive Services .....	15
Administration .....	16
Funds Per Year .....	16
Preferences .....	16
HOME-ARP Refinancing Guidelines .....	20
Substantial Amendment Public Comment Period and Public Hearing .....	21
Appendix A .....	22
Appendix B .....	45
Appendix C Listening Session Dates, Attendance, Data .....	52
Appendix D .....	57
Bibliography .....	<b>Error! Bookmark not defined.</b>
SF-424s, SF-424d, and Certifications .....	60

# Consultation

As part of the HOME-ARP planning process, HUD required the State of Georgia HOME Participating Jurisdiction to consult with agencies and service providers whose clientele include the HOME-ARP qualifying populations to identify unmet needs and gaps in housing or service delivery systems including:

- Continuums of Care (CoCs) serving the jurisdiction’s geographic area
- Homeless and domestic violence service providers
- Veterans’ groups
- Public housing agencies (PHAs)
- Public agencies that address the needs of the qualifying populations
- Public or private organizations that address fair housing, civil rights, and the needs of persons with disabilities

## *Organizations Consulted*

DCA staff met with relevant stakeholder organizations to determine the statewide needs of the HOME-ARP Qualifying Populations and existing gaps in the service delivery system. A list of the organization types are below and a detailed participant list and some details of their feedback are included in Appendix A.

- **1 Continuums of Care (CoCs) serving the jurisdiction’s geographic area**
- **2 Homeless and domestic violence service providers**
- **3 Veterans’ groups**
- **4 Public Housing Authorities (PHAs)**
- **5 Public agencies that address the needs of the qualifying populations**
- **6 Public or private organizations that address fair housing, civil rights, and the needs of persons with disabilities**

## *Stakeholder Forums, Meetings, and Conferences*

### **1 Forums**

To meet HUD’s requirement, the Georgia Department of Community Affairs held the following four stakeholder forums between January 5, 2022, and February 3, 2022, with a total of 219 participants. Three additional forums were held in August of 2022 with a total of 55 participants.

1.a. Georgia HOME-ARP Forum for Homeless Shelter and Service Providers

Date: January 5, 2022

Total participants: 105

1.b. Georgia HOME-ARP Forum for Affordable Housing Developers

Date: January 12, 2022

Total participants: 93

1.c. Georgia HOME-ARP Forum for HOME Participating Jurisdictions

Date: January 13, 2022

Total participants: 17

1.d. Georgia HOME-ARP Forum for Domestic Violence Service Providers, Veteran’s Service Providers, and Public Agencies

Date: February 3, 2022

Total participants: 4

1.e. Georgia HOME-ARP Forum for Public Housing Authorities

Date: August 9, 2022

Total participants: 24

1.f. Georgia HOME-ARP Forum for Fair Housing

Date: August 10, 2022

Total participants: 2

1.g. Georgia HOME-ARP Forum for Organizations Serving People with Disabilities

Date: August 11, 2022

Total Participants: 29

## **2 CoC Meetings**

### **2.a. Continuum of Care Planning Meetings**

The Georgia Department of Community Affairs (GA DCA) houses both the HOME Participating Jurisdiction and the statewide Continuum of Care. Internal staff met regularly between January and March 2022 to determine the statewide needs of the HOME-ARP Qualifying Populations and existing gaps in the service delivery system.

### **3 Additional Stakeholder Meetings**

DCA staff also met with other state agency and non profit organizations who have relevant interest in serving this population. The participation details and comments from these meetings are listed in Appendix A.

## **HOME-ARP Listserv and Survey**

The State of Georgia created two ongoing outreach methods to engage stakeholders and the public in the HOME-ARP planning process. Anyone interested in providing input or learning about the HOME-ARP program was able to register for email notifications through the State of Georgia HOME-ARP listserv and was encouraged to complete a survey. As of April 27, 2022, thirty people had filled out the HOME-ARP survey.

List-Serv Link: <https://bit.ly/GaHOME-ARPListserv>

Through discussions with stakeholders during the public forums, survey responses, and in communication with Continuum of Care staff, the main themes of the feedback that was received can be grouped into three categories:

### **Summary of Consultation**

1. Rental Housing Development: By far the most identified need during the consultation process is the lack of affordable rental housing units. Feedback participants discussed issues with overcrowding and affordable in the rental market.
2. Transitional Shelter: Another need identified during the consultation process is a need for a longer-term supportive housing solution that bridges the gap between emergency shelter and independent

rental housing for homeless individuals and families who need support as they transition from homelessness into stable housing.

3. Housing Placement Assistance in Rural Areas: The lack of homeless shelters and service organizations in rural areas hinders the ability to adequately meet the needs of those families and individuals. A more robust system of coordinated housing placement and services is needed across the state to help people transition from homelessness service.

### ***Public Participation***

- ***Public comment period:*** May 2, 2022 – May 16, 2022
- ***Public hearing:*** May 11, 2022

### ***Description of efforts to broaden public participation***

The State posted notices in May 2022 informing the public in Georgia that the HOME-ARP Allocation Plan draft was available for comment and review, and of the online public hearing. The public comment period was from May 2, 2022 to May 16, 2022. The online public hearing was held on May 11, 2022. The notice was advertised in English on the DCA website and online social media.

### ***Summary of the comments and recommendations***

Summary of comments and recommendations received through the public participation process are outlined in Appendix B. DCA did not receive any substantive comments that would materially alter the contents of the HOME-ARP Allocation Plan by the end of the public comment period on May 6, 2022.

### ***Summary of comments or recommendations not accepted***

DCA did not receive any comments or recommendations that were not accepted.

## **Substantial Amendment Listening Sessions**

In an effort to realign the HOME ARP Allocation Plan with current conditions, DCA hosted several HOME ARP Listening Sessions with the public in early 2025. Attendance details and comments from these listening sessions are included in Appendix C.

DCA received feedback during these sessions that highlighted the need to allow developments to focus on specific qualified populations with their awards. Participants highlighted that each QP has unique barriers that require specialized consideration and supports and that some organizations are not suited to house, shelter, or serve populations outside of their scope of focus. For example, some domestic violence service providers and rental housing development partners highlighted the need to reserve rental housing units for QP3 only, given the danger this population encounters and the limited number of beds available for this population throughout the state (see Needs Assessment and Gap Analysis below).

Additionally, other providers, including those that serve veteran populations, explained that they were not equipped to provide support or shelter for QP3 and would prefer to keep their focus on the veterans that qualify as the other three QPs.

Based on this feedback, DCA has updated our allocation plan (below) to allow awards to be targeted to one or more QPs.

# Needs Assessment and Gap Analysis

*Amended 3/2025*

The analysis below further identifies existing gaps in service delivery and shelter for each QP. In summary, we note how this analysis supports DCA's updated allocation plan for each of the QPs:

- **QP1 - Homeless:** At least 48% of homeless households were unsheltered in 2024, marking a significant demand to build shelter and rental housing that can support this population. Most of the unsheltered population are adult only households; however, there were significant numbers of unsheltered families needing shelter or rental housing assistance. These numbers align with our HOME ARP allocation distribution to focus much of the funding on building rental and non congregate shelter units.
- **QP2 – At Risk of Homelessness:** Across the state, there remains an outstanding gap of 125,995 affordable units available to those earning 30% of the Area Median Income (AMI) or less. Affordable rental units are defined as units where an individual pays no more than 30% of their income on housing; when households pay a higher proportion of their income on housing, they become more at risk of homelessness in the event of a loss of income or other financial burden for the household. This data indicates that there remains a significant demand for the development of more affordable rental units targeted specifically to serve populations at or below 30% AMI, which aligns with DCA's allocation plan.
- **QP3 – Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking:** There remains an outstanding need for domestic violence dedicated units across the state, as opposed to concentrated locations of larger units.
- **QP4 Other Populations:** 67% of renters earning 30% of the Area Median Income or less in Georgia are experiencing housing problems, including overcrowding, cost burdened, or kitchen/plumbing issues. This indicates there is a demand for at least 199,885 rental units to serve this population, which aligns with our HOME ARP allocation distribution.

## ***QP1 Homeless***

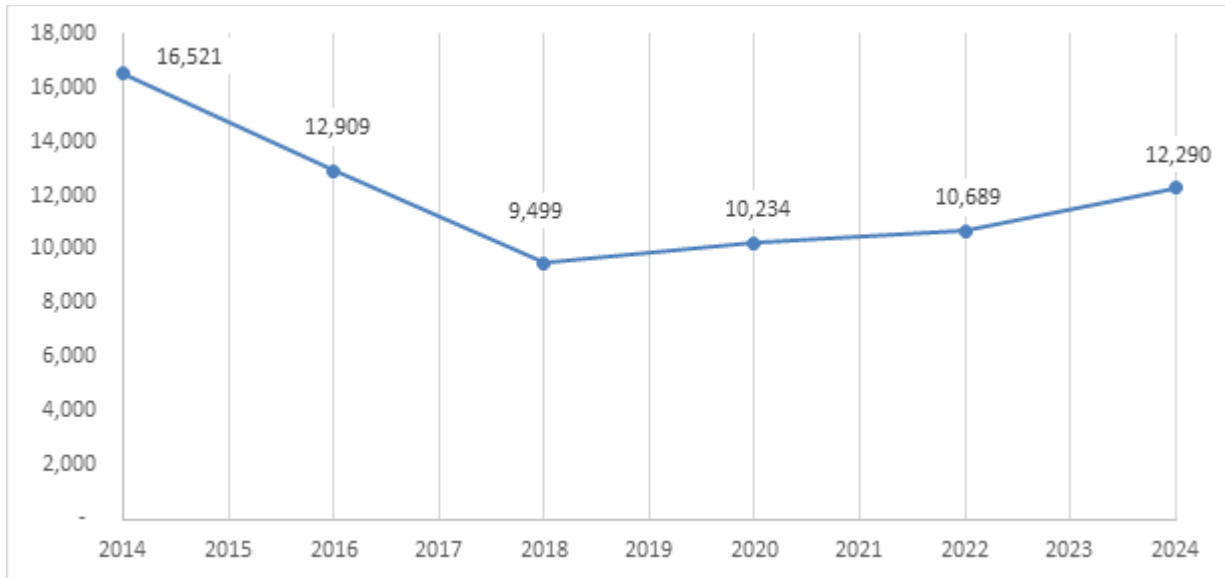
The 2024 Point in Time Count states there are a total of 12,290 homeless households. There are 6,673 unsheltered homeless households, 3,707 households in emergency shelters, and 1,910 households in transitional housing.

### Homeless as defined in 24 CFR 91.5

The 2024 Homeless Point in Time Count occurred on the night of January 22, 2024. The Balance of State conducts the Point in Time Count once every two years.

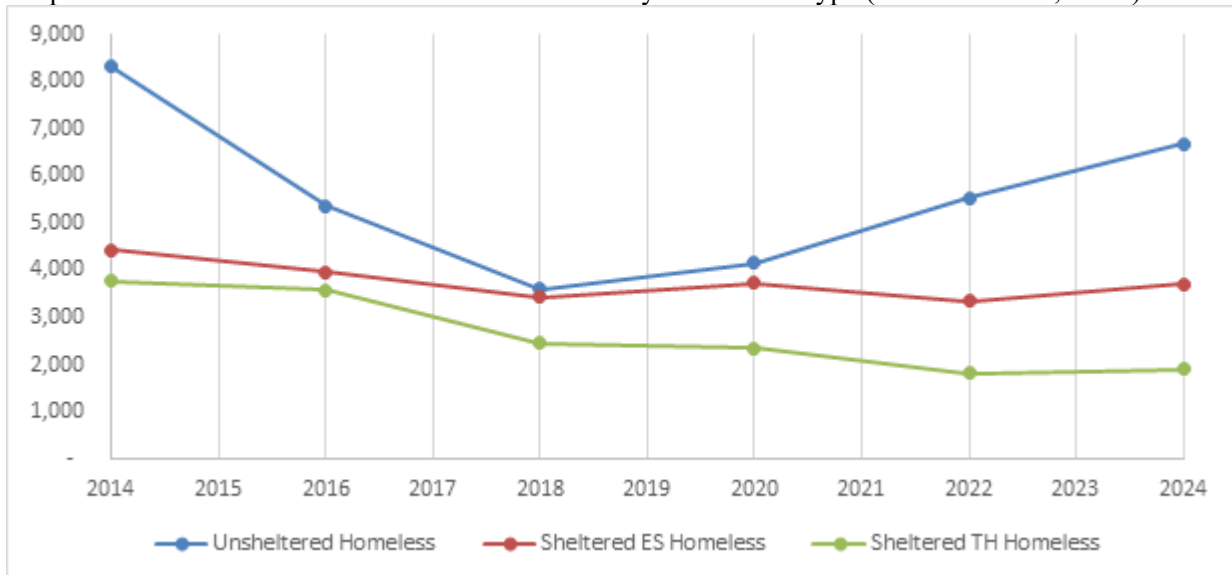
In the last ten years, the state of Georgia experienced a decrease in total homelessness from 2014 to 2018, decreasing from 16,521 to 9,499 homeless households. The State has seen a steady increase of total homeless households from 2018 to 2024, rising from 9,499 to 12,290 homeless households, an increase of 29% (Graph 1.a.). There are a total of 8,116 year-round beds in the State of Georgia, meaning there is a gap of 4,174 homeless households that cannot be properly served at this time (HIC, 2024).

Graph 1.a. 2014-2024 State Overall Homeless Households (2014-2024 PIT, HUD)



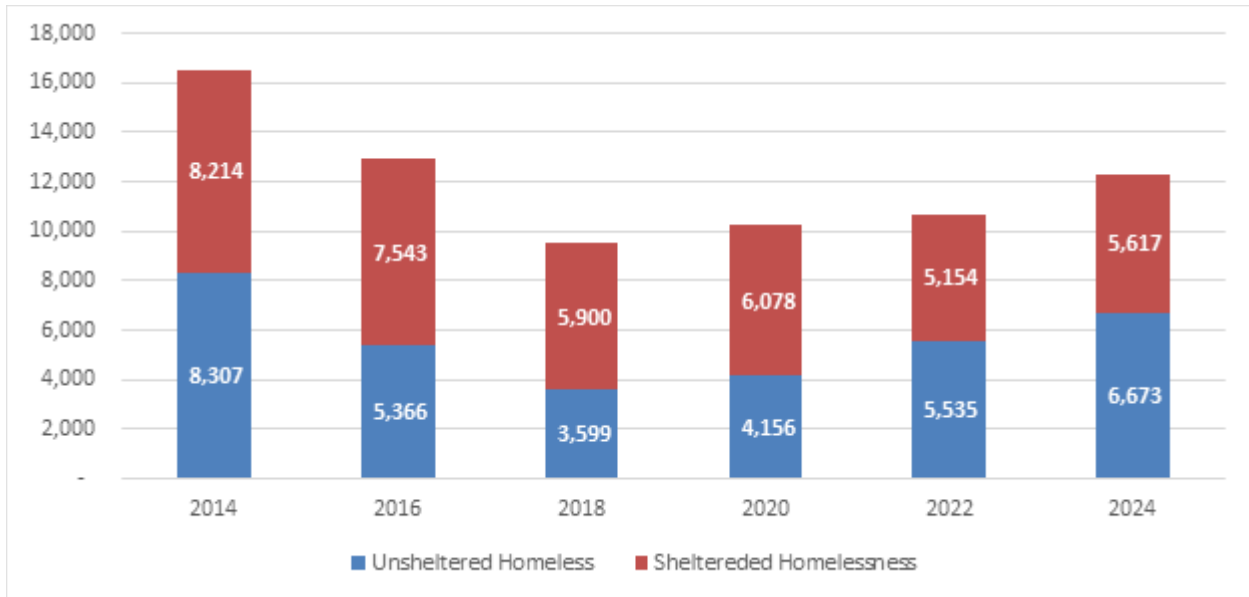
The largest change between 2018 and 2024 by household type is the increase in unsheltered homeless households. Unsheltered homeless households increased by 85%, rising from 3,599 to 6,673 unsheltered homeless households. Sheltered emergency shelter (ES) households have increased in that time by 8%, from 3,434 to 3,707 sheltered ES households. Sheltered transitional housing (TH) households have decreased by 22%, from 2,466 to 1,910 sheltered TS households (Graph 1.b.). Of the overall homeless households, 52% of homeless households were sheltered in 2024 (Graph 1.c.).

Graph 1.b. 2014 – 2024 State Homeless Households by Household Type (2014-2024 PIT, HUD)



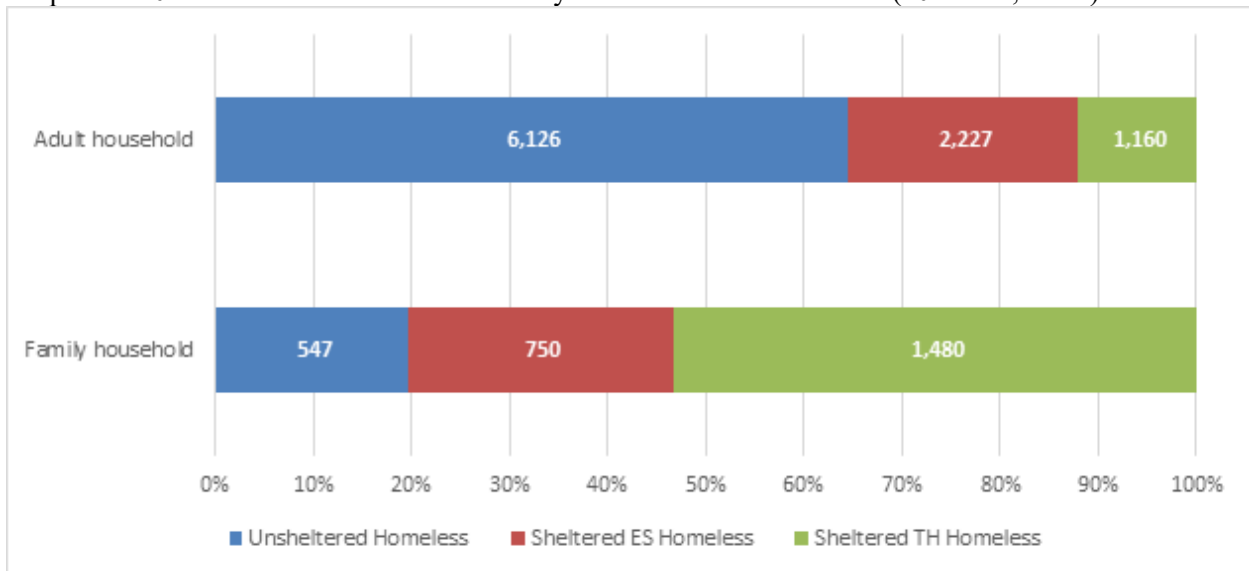
Graph 1.c. 2014 – 2024 State Homeless Households by Sheltered and Unsheltered (2014-2024 PIT, HUD)



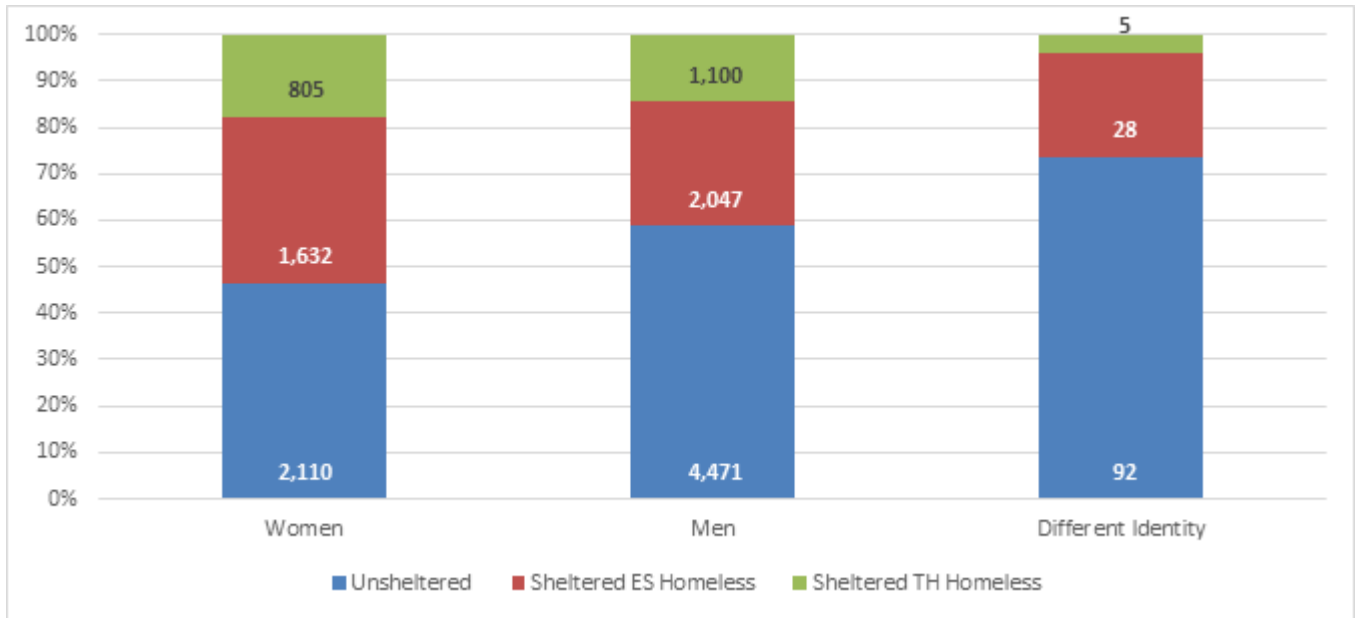


The population of adult households, or homeless households without children, experience a higher proportion of unsheltered homeless than family households, or homeless households with children. 64% of all adult households are unsheltered homeless households, while 20% of family households are unsheltered homeless households. 53% of family households are sheltered TH households, while only 12% of adult households are sheltered TH households (Graph 1.d). Overall, there are 2,777 homeless family households, and 9,513 homeless adult households. Of the homeless households, men and women are more likely to be unsheltered homeless, with 59% of homeless men and 46% of homeless women experiencing unsheltered homelessness (Graph 1.e).

Graph 1.d. 2024 State Homeless Households by Sheltered and Unsheltered (2024 PIT, HUD)

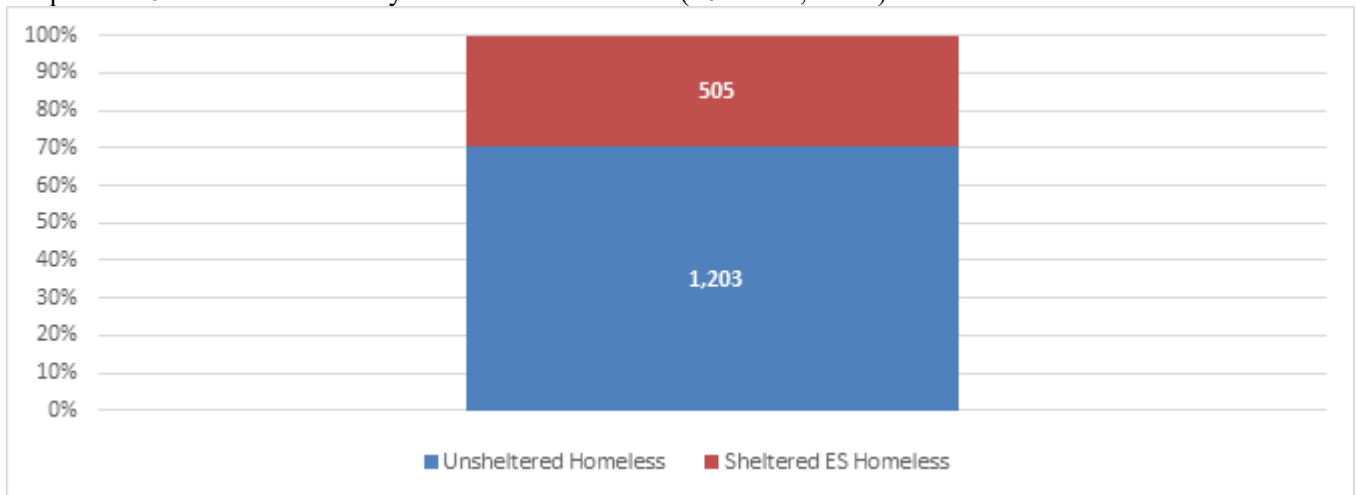


Graph 1.e. 2024 State Homeless Households by Gender (2024 PIT, HUD)



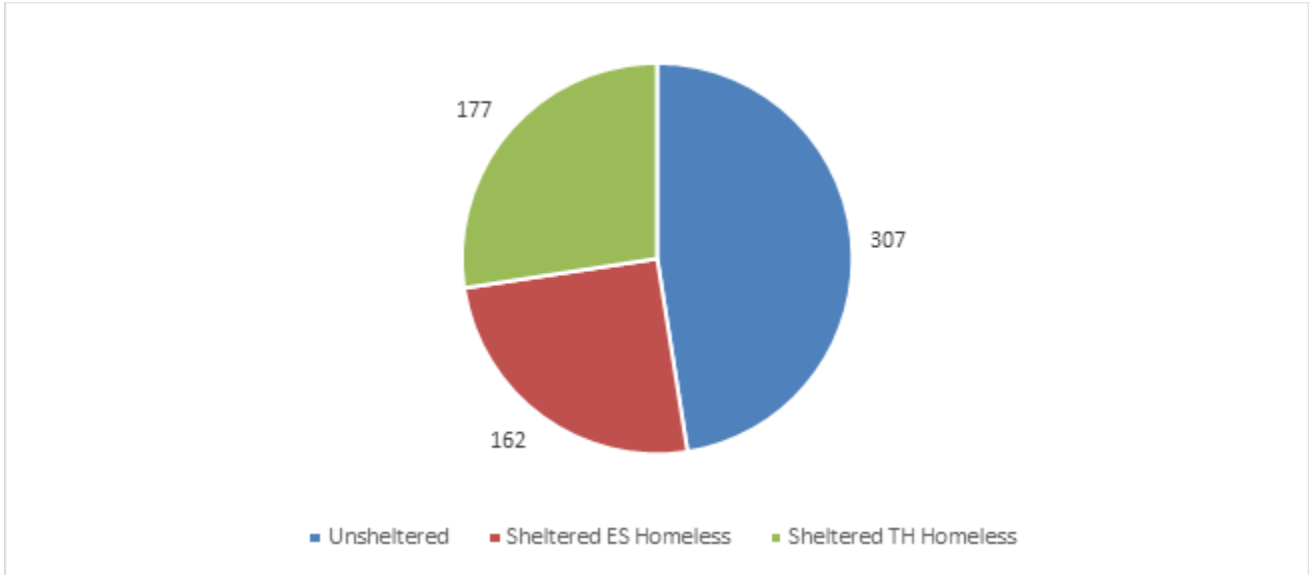
There was a total of 1,708 chronically homeless households in the State of Georgia in 2024, which constitutes 14% of all homeless households. Around 70% of chronically homeless households were unsheltered homeless, which the remaining 30% of chronically homeless households were sheltered ES homeless households (Graph 1.f.). There were no chronically homeless households in sheltered TH during the 2024 PIT.

Graph 1.f. 2024 State Chronically Homeless Households (2024 PIT, HUD)



Veterans constituted 10% of all homeless households, with 646 total homeless veteran households in 2024. Almost half of homeless veteran households were unsheltered homeless households, a quarter of homeless veteran households were sheltered ES households, and the remaining quarter of homeless veteran households were sheltered TH households (Graph 1.g.). There are 231 dedicated veteran beds in the State of Georgia, meaning there are 415 homeless veterans households who cannot be properly served by the State at this time (HIC, 2024).

Graph 1.g. 2024 State Homeless Veteran Households (2024 PIT, HUD)

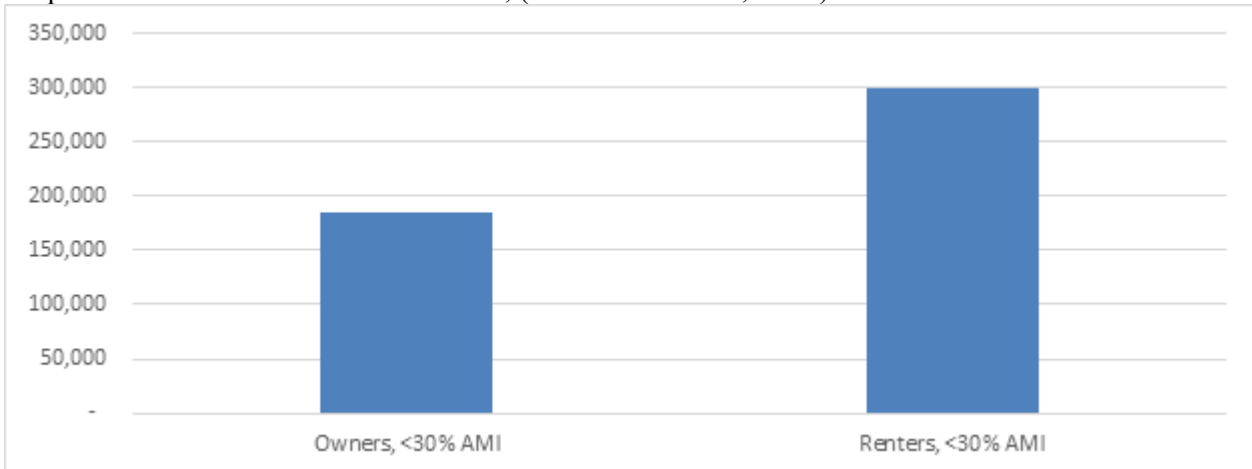


***QP2 At-Risk of Homelessness***

Population: Individuals and Families

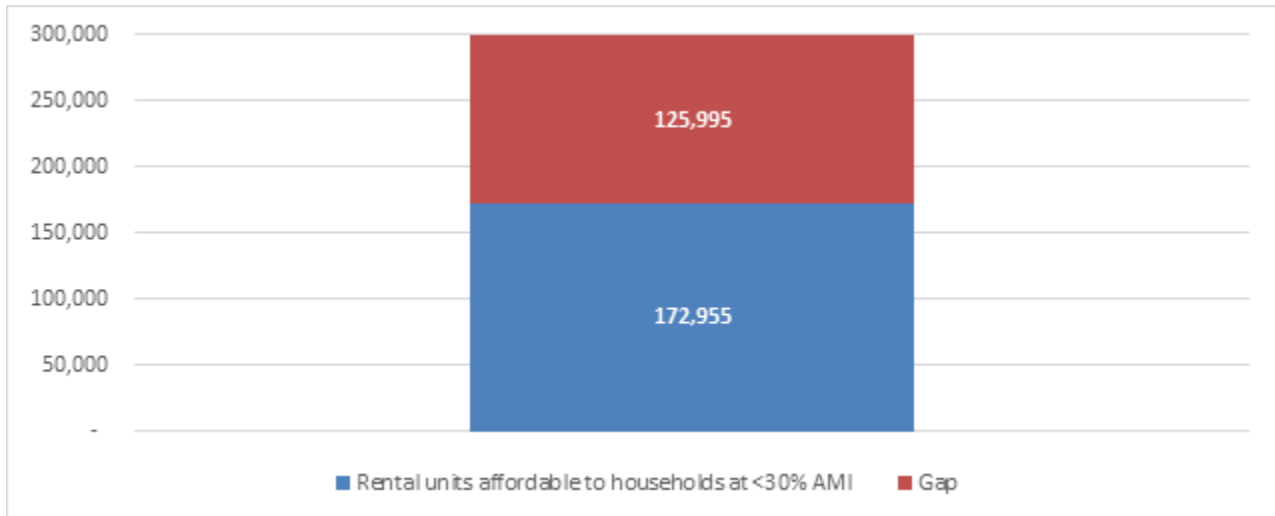
In the State of Georgia, there are 483,285 households and with an income at or below 30% AMI (CHAS, 2017-2021). Just above 60% of households with an income at or below 30% AMI are renters, with 298,950 renter households at or below 30% AMI (Graph 2.a). Renter households with an income at or below 30% AMI constitute 22% of all renter households in Georgia.

Graph 2.a. Owners and renters <30% AMI, (2017-2021 CHAS, HUD)



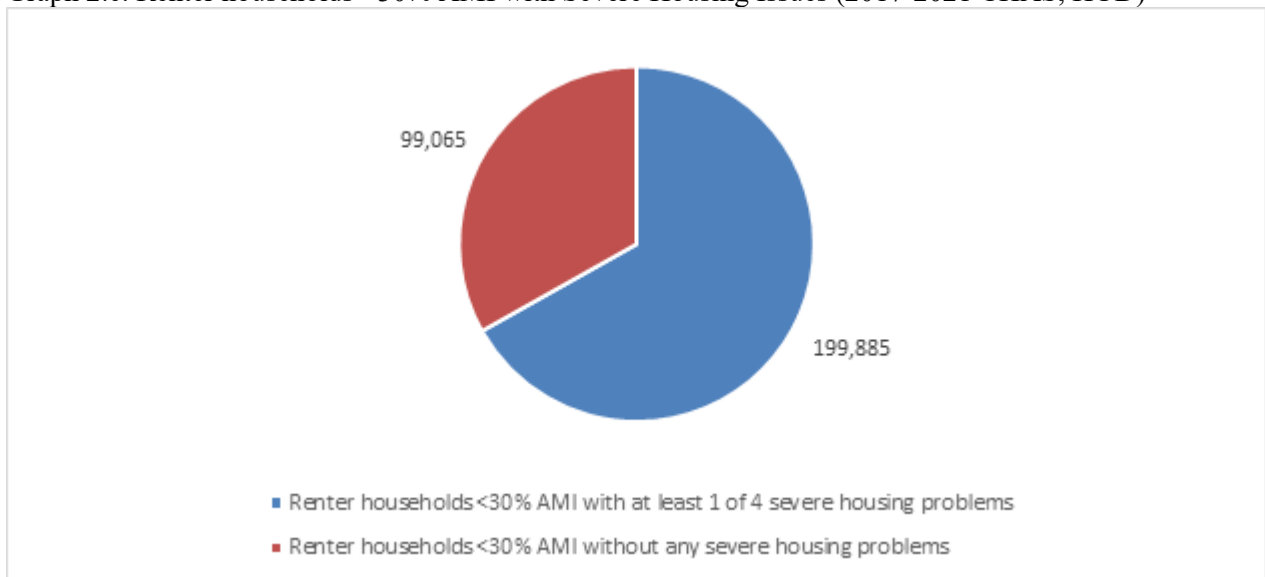
There are 172,955 rental households affordable to households at or less than 30% AMI. That means that, even with every rental household affordable to households at or less than 30% AMI housing a family at or less than 30% AMI, there is still a gap of 125,995 units affordable to renter households at or less than 30% AMI (Graph 2.b.).

Graph 2.b. Rental unit gap for households <30% AMI, (2017-2021 CHAS, HUD)



67% of renter households at or below 30% AMI, or 199,885 households, are experiencing one of four severe housing problems: lacking kitchen, lacking plumbing, overcrowding, and/or severe cost burden (more than 50% of income) (Graph 2.c.). These severe housing problems put the State’s more vulnerable households at risk of homelessness.

Graph 2.c. Renter households <30% AMI with Severe Housing Issues (2017-2021 CHAS, HUD)



SubPopulation: Youth

In the 2022-2023 school year, there were 40,136 youths experiencing one of four types of homelessness: Doubled up, hotels/motels, sheltered TH, and unsheltered. 72% of youth were doubled-up, while 20% were in hotel/motels, 7% were sheltered TH, and 2% were unsheltered homeless youth (Graph 3.a.). These proportions have stayed relatively consistent across the last five school years (McKinney-Vento Data, Department of Education, 2018-2023). The total number of homeless youth has risen by 13% between the 2021-22 and 2022-23 school years (Table 3.a).

Graph 3.a. 2022-23 Youth homelessness (2022-23 McKinney-Vento, DOE)

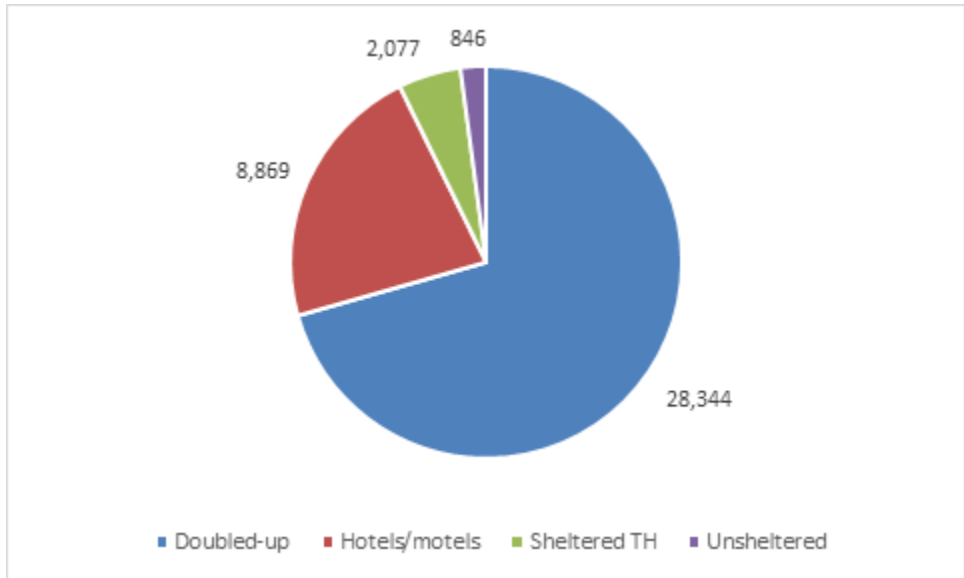


Table 3.a. 2018-23 Youth homelessness (2018-23 McKinney-Vento, DOE)

School year	Doubled-up	Hotels/Motels	Sheltered TH	Unsheltered	Total	% increase from previous year
2022-23	28,344	8,869	2,077	846	40,136	13%
2021-22	24,919	8,103	1,646	648	35,516	14%
2020-21	22,556	6,225	1,778	602	31,161	-12%
2019-20	25,332	7,265	2,322	619	35,538	-9%
2018-19	27,942	7,632	2,675	642	38,891	-2%

***QP3 Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking***

**Population: PIT Victims of Domestic Violence**

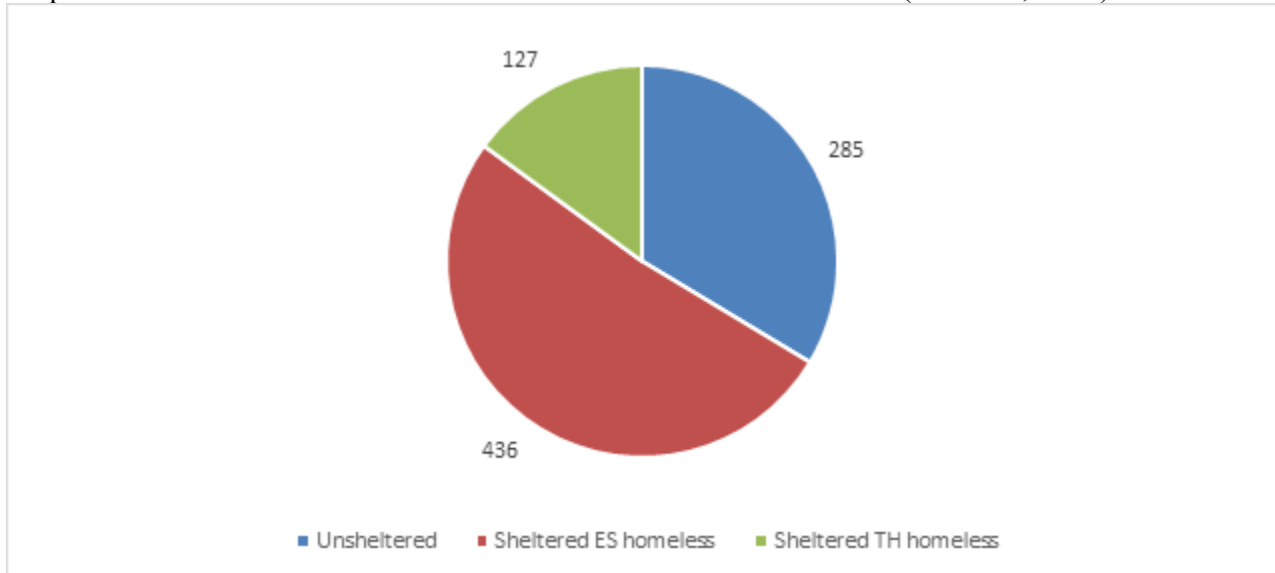
According to 2024 PIT data, victims of domestic violence make up around 7% of all of Georgia’s homeless population, at 848 homeless households, including 623 in the Georgia Balance of State Continuum of Care. As of the January 2024 count, half of households with victims of domestic violence are in sheltered ES, while 15% are sheltered in TH, and 34% are unsheltered homeless households (Graph 2.a.). While there are a total of 1,284 Domestic Violence year-round beds in the Balance of State Continuum of Care (HIC, 2024), there are only 669 units serving Domestic Violence homeless victims within the Balance of State, and the number of units is not evenly distributed among all regions in the state. In fact, 65% the domestic violence dedicated units are in counties in the northern half of the state; one property alone makes up 10% of the total units in the Balance of State (DCA analysis of HIC, 2024).

Homeless and domestic violence remain intertwined. A study found that 80% of mothers with children experiencing homeless had previously experienced domestic violence (ACF, 2016). Another study found that women who experienced interpersonal violence in the last year were four times as likely to report housing stability (ACF, 2016). According to a single one-day snapshot by the Georgia Coalition Against Domestic Violence (GCADV), almost 20% of the requests from victims of domestic violence to be housed in ES, TH, hotels, motels, or other provider beds, were not able to be fulfilled (GCADV, 2023).

Together, this data demonstrates the need for additional locations to serve those experiencing homelessness due to domestic violence, particularly in areas of the state without existing units and with high utilization

rates of the existing available units.

Graph 2.a. 2024 State Homeless Victims of Domestic Violence Households (2024 PIT, HUD)

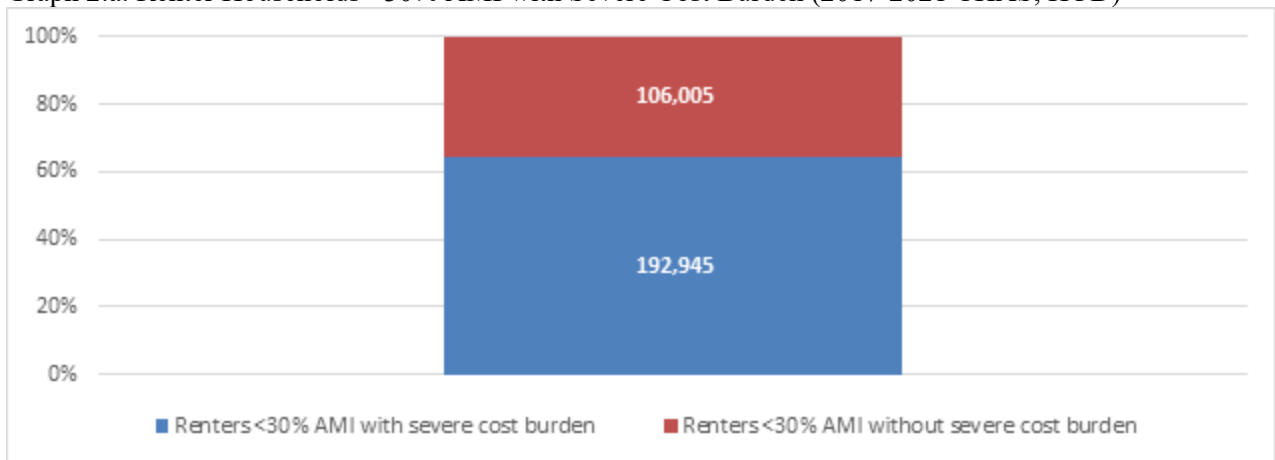


### ***QP4 Other Populations***

#### Households at <30% AMI with severe cost burden

Of the 298,850 renter households at or below 30% AMI, 65%, or 192,945 households experience severe cost burden (CHAS, 2017-2021) (Graph 2.a.). Severe cost burden constitutes paying 50% of income towards housing expenses, such as rent.

Graph 2.a. Renter Households <30% AMI with Severe Cost Burden (2017-2021 CHAS, HUD)



#### Households at <50% AMI

The State of Georgia has 535,495 renter households at or below 50% AMI, 236,545 of which are renter households between 30% and 50% AMI (CHAS, 2017-2021). There are 509,900 rental homes available to households at or below 50% AMI, which leaves a gap of 25,595 affordable rental homes for these households, if assuming all of these rental homes have residents at or below 50% AMI. 298,915 households at or below 50% AMI are experiencing at least one of four severe housing problems: lacking kitchen, lacking plumbing, overcrowding, or severe cost burden. Of those 298,915 households, 99,030, or 42%, of households between 30% and 50% AMI are experiencing at least one of four severe housing problems.

# HOME-ARP Activities

## Amended 03/2025

### Use of HOME-ARP Funding

Based on the consultation process, the State of Georgia determined that the following distribution of HOME-ARP funds is appropriate to meet the needs of the HOME-ARP qualifying populations.

The following table may be used to meet this requirement.

*Updated budget for Substantial Amendment of the HOME-ARP Allocation Plan:*

<b>HOME-ARP Activity</b>	<b>Funding Amount</b>	<b>Percent of the Grant</b>
Affordable Rental Housing Development	\$53,188,862	63%
Non-Congregate Shelter Development	\$14,700,000	17%
Administration	\$11,152,504	13%
Tenant-Based Rental Assistance	\$0	0%
Supportive Services	\$5,700,000	7%
<b>Total HOME-ARP Allocation</b>	<b>\$85,783,376</b>	<b>100%</b>

Below, we will describe how the characteristics of the shelter and housing inventory, service delivery system and the needs identified in the gap analysis provided a rationale for the plan to fund eligible activities.

### Rental Housing Development

**Goal: Develop at least 200 rental housing units set aside for HOME-ARP Qualified Populations**

Most of Georgia’s HOME-ARP funds will be used to develop rural affordable housing developments in conjunction with Low Income Housing Tax Credit (LIHTC) developments. HOME-ARP funds can pay up to 100% of the cost of construction and provide an operating reserve for the fifteen (15) year affordability period.

The Georgia Department of Community Affairs will set a per-unit cost limit of \$300,000 per unit and a per-unit operating cost limit of \$90,000 per unit to provide up to \$500 per month per unit for the fifteen-year mandated compliance period for a total of \$390,000 per unit maximum. At \$390,000 per unit, the State of Georgia can construct at least 200 units of affordable rental housing across multiple developments.

The Georgia Department of Community Affairs will administer the HOME-ARP rental housing development program directly. Developers will be able to apply for HOME-ARP funds through a competitive NOFA for HOME-ARP and the annual competitive Low-Income Housing Tax Credit (LIHTC) application and

Both competitive processes include rigorous competitive scoring criteria. Developments that provide project-based rental assistance (PBRA) and coordinate with qualified population service providers will be given preference in scoring.

Pairing HOME-ARP with other funding sources has many benefits:

- Eliminates the need to develop architectural standards as well as processes and procedures as awarded developments will be required to align with existing protocol.
- Eliminates the need to create a process for screening applicants/developers for capacity, knowledge, experience, etc.
- Allows existing staff to incorporate additional layered funding into underwriting processes.

HOME-ARP-funded units must be reserved for at least one of the qualifying populations as defined in the HOME-ARP Implementation Notice CPD-21-10 and placement must be coordinated through either (1) HOME-ARP Expanded Coordinated Entry or (2) Coordinated Entry & Other Referral Methods. This referral adjustment is made to ensure all qualifying populations are reached and to adjust for the demand for specific support to certain populations identified during updated stakeholder feedback.

### **Non-Congregate Shelter Development:**

#### **Goal: Develop at least 35 non-congregate shelter units**

At least seventeen percent (17%) of Georgia HOME-ARP funds will be used to develop non-congregate shelters operated by nonprofits and public agencies for qualified populations moving from emergency shelters to stable affordable housing.

The total Georgia HOME-ARP funds budgeted for non-congregate shelters is \$14,700,000 to be distributed competitively until the funds are expended.

The HUD HOME-ARP program guidelines do not allow HOME-ARP funds to be used to operate or staff Non-Congregate Shelters therefore Project Sponsors will be responsible for operating and staffing their shelters.

The Georgia Department of Community Affairs will administer HOME-ARP non-congregate shelter development program directly. Shelter developers will be able to apply for HOME-ARP funds through a competitive NOFA that includes competitive scoring criteria for both the shelter developers and operators. Nonprofit and public agency shelter operators will need to demonstrate the ability to have adequate financial resources and administrative capacity to operate the non-congregate shelter units through the compliance period as defined in the HOME-ARP Implementation Notice CPD-21-10. Shelter plans must include plans to continue to operate the shelters or convert units to affordable rental housing after the HOME-ARP compliance period. ***Once the non-congregate shelter compliance period is over, the shelter may remain in use as shelter units or be converted to affordable rental housing units or permanent supportive housing.***

### **Supportive Services**

Georgia's HOME-ARP funds will be used to help HOME-ARP Qualifying Populations locate, obtain, and retain housing, and to provide financial assistance to pay for rental application fees, security deposits, and utility deposits. The Georgia Department of Community Affairs HOME-ARP and Coordinated Entry Staff will be responsible for determining needs and ensuring that funds are not duplicated.



## Administration

The Georgia Department of Community Affairs will use HOME-ARP Administration Funds to provide day-to-day management and oversight of the program, ensure compliance, and work to build supportive housing capacity throughout the state, either directly or through third-party consultants and strategies.

## Funds Per Year

Some HOME-ARP activities will be carried out for nine years and some for five years.

HOME-ARP administration activities began when HUD initially approved the HOME-ARP allocation plan and will continue until the funds expire on September 30, 2030.

HOME-ARP funding rounds will begin in 2023 and will conclude in 2025 when all funds are committed. For rental housing and non-congregate shelter, developments must be completed within three years.

As mentioned earlier, DCA intended to re-evaluate funding distributions at year three (3) in April 2025 and year six (6) in April 2027. Based on current conditions and remaining fund balances, the State of Georgia intends to commit all programmatic funds in FY25. DCA has issued award notifications for all three of the funding activities in FY25, and if funding is available in any category after award processes are complete, DCA will redistribute those funds to the other award categories with the following priority: Supportive Services, Non-Congregate Shelter, and Rental Housing Development.

## Preferences and Limitations

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

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

For ~~a majority~~ **some** of the HOME-ARP Rental Housing developments, the State of Georgia will not give a preference to one or more qualifying populations or a subpopulation with the use of HOME-ARP funds. Upon DCA and HUD's approval, permanent supportive housing developers, non-congregate shelter developers, and supportive service providers may be able to limit their housing and services to any of the HOME-ARP qualifying populations.

Georgia HOME-ARP-funded rental units must be reserved for qualifying populations as defined in the HOME-ARP Implementation Notice CPD-21-10, and placement must occur through an allowable HOME-ARP referral method of CE & Other Referral methods.

Based on demonstrated need and feedback from statewide stakeholders, the State is now updating the plan to allow funding applicants to pursue statewide population preferences and limitations (see below). This does not mean that all funding recipients must select a preference but rather that it is an option for them to do so in order to help fill the housing gaps identified and articulated below.

### Preferences & Limitations

*Qualifying Population #1 – households who meet HOME-ARP's definition of homeless in CPD*

***Notice 21-10.***

**Need Justification for Qualifying Population #1:**

***Statewide Status and Gaps***

The State of Georgia has the thirteenth highest count of total homeless individuals by state, at 0.11% of the state's total population (2019-2023 ACS, 2024 PIT, HUD). In 2024, the PIT Count for the state showed 12,290 total homeless individuals (2024 PIT, HUD).

Georgia is comprised of nine Continuum of Care (CoC) Programs, made up of Largely Suburban CoCs, a Major City CoC, Other Largely Urban CoCs, and the Balance of State as a Largely Rural CoC. In total state reporting over the last five years, the count of sheltered homeless individuals has remained in the range of 5,154 individuals to 6,466 individuals. Sheltered homeless individuals are comprised of both individuals who are sheltered in emergency shelters and sheltered in transitional housing. Over the last five years, there has been a 61% increase in the count of unsheltered individuals, growing from 4,156 unsheltered individuals in 2020 to 6,673 unsheltered individuals in 2024 (2020-2024 PIT, HUD). This outpaces the rate of population change of 4% from 2019-2023 in the State of Georgia, signaling a rapidly increasing homelessness crisis due to additional factors such as lack of affordability in housing (2019-2023 ACS).

There were 8,116 total year-round beds in the State of Georgia in 2024 (2024 HIC, HUD). This count is comprised of emergency shelter beds, transitional housing, and supportive housing. The State of Georgia's 12,290 total homeless individuals cannot be properly served with this supply of year-round beds, as only two-thirds (67%) of the homeless population can be served. There is a gap of 4,174 beds in supply in the State of Georgia to properly serve the total homeless population in the state.

***Qualifying Population #1 with sub-population – Chronically homeless households who meet HOME-ARP's definition of homeless in CPD Notice 21-10***

**Need Justification for Qualifying Population #1:**

***Statewide Status and Gaps***

There were 1,708 chronically homeless individuals reported in the State of Georgia in 2024 (2024 PIT, HUD). Since 2020, there has been a 24% increase in the count of chronically homeless individuals, growing from 1,374 individuals to 1,708. Chronically homeless individuals comprise 14% of the overall count of homeless individuals. While sheltered chronically homeless individuals represent 9% of the total sheltered homeless individuals, unsheltered chronically homeless individuals disproportionately represent 18% of total unsheltered individuals. Amongst the chronically homeless population, sheltered chronically homeless individuals represent 30% of the total chronically homeless population, while unsheltered chronically homeless individuals represent 70% of the total chronically homeless population.

The 2024 HIC shows 2,677 Dedicated Chronically Homeless Beds (Permanent Supportive Housing) (2024 HIC, HUD). These beds are not included in the PIT count, meaning that while 2,677 Dedicated Chronically Homeless Beds are being occupied, there are an additional 1,708 chronically homeless individuals who require appropriate services and beds (2024 PIT, HUD).

***Qualifying Population #2 – at-risk of homelessness individuals and families in 24 CFR 91.5 (1)***

**Need Justification for Qualifying Population #2:**

### ***Statewide Status and Gaps***

Of the 1,378,500 renters in Georgia, 21%, or 298,950 renters are at or below 30% AMI. There are only 172,955 rental units affordable for renters at or below 30% AMI, which is a gap of 125,995 units needed at an appropriate affordability for these renters. This means, if all rental units were housing renters at or below 30% AMI were in an affordable unit, 42% of renters at or below 30% AMI do not have an appropriately affordable unit. Additionally, 199,885 renters, or 67% of renters at or below 30% AMI are experiencing at least one of four severe housing problems (lack of kitchen, lack of plumbing, overcrowding, and/or severe rent burden) (2017-2021 CHAS, HUD).

### ***Qualifying Population #3 – households who meet HOME-ARP’s definition of Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking in CPD Notice 21-10.***

#### **Need Justification for Qualifying Population #3:**

##### ***Statewide Status and Gaps***

In 2024, there were a total of 848 homeless victims of domestic violence (2024 PIT, HUD). While 285 victims of domestic violence were unsheltered, 127 victims of domestic violence were in transitional housing, and 436 victims of domestic violence were in emergency shelters. Victims of domestic violence represent 7% of Georgia’s total overall homeless individuals, broken down into 4% of unsheltered homeless individuals and 10% of sheltered homeless individuals.

There is a lack of data to determine the extent to which all domestic violence beds are considered in the Housing Inventory Chart for each CoC. An additional level of data complication is that survivors of domestic violence enter shelters which are not designated as domestic violence shelters (National Homeless Information Project, 2015). However, of the eighty-four domestic violence programs, twenty-six had no available beds, and another twenty-one had five or less beds available (2024 HIC, HUD).

### ***Qualifying Population #4 – Other populations with the greatest risk of housing instability in CPD-21-10 IV A.4.(2)***

#### **Need Justification for Qualifying Population #4:**

##### ***Statewide Status and Gaps***

65%, or 192,945 of renters at or below 30% AMI are experiencing severe cost burden, at over 50% of income contributing towards housing costs.

Of the 1,378,500 renters in Georgia, 38%, or 535,495 renters are at or below 50% AMI. There are only 509,900 rental units affordable for renters at or below 50% AMI, which is a gap of 25,595 units needed at an appropriate affordability for these renters. Additionally, 298,915 renters, or 56% of renters at or below 50% AMI are experiencing at least one of four severe housing problems (lack of kitchen, lack of plumbing, overcrowding, and/or severe rent burden) (2017-2021 CHAS, HUD).

### ***Veterans of all four Qualifying Populations***

#### **Need Justification for Qualifying Population #1:**

##### ***Statewide Status and Gaps***

The State of Georgia has 608,876 veterans, which is 7.4% of the civilian population 18 years and

over (2019-2023 ACS). A large proportion of Georgia's veterans are amongst our aging population in Georgia, with 63% of Georgia's veterans aged 55 years and over, and 41% of Georgia's veterans aged 65 and over. The State of Georgia reported 646 homeless veterans in 2024, with 339 homeless veterans sheltered and 307 unsheltered homeless veterans (2024 PIT, HUD).

The State of Georgia has 231 dedicated veteran beds when considering emergency shelters, transitional housing, and supportive housing (2024 HIC, HUD). There is a gap of 415 homeless veterans who do not have dedicated beds and services (64% of homeless veterans) from the 646 homeless veterans reported in 2024.

Referrals to Rental Housing and Non-Congregate Shelter are as follows:

The Qualified Population preferences will come through the regional Coordinated Entry System and other referral agencies. The apartment complex and non-congregate shelters will manage access to the program based on unit availability and ranking on first come, first served basis, unless one of the preferences or limitations as written above are chosen and specifically stated in the Written Agreement between the State of Georgia and the housing provider.

All housing and supportive services activities must adhere to all applicable fair housing, civil rights, and nondiscrimination requirements including but not limited to those requirements listed in 24 CFR 5.105(a).

# HOME-ARP Refinancing Guidelines

The State of Georgia does not intend to use HOME-ARP funds to refinance existing debt secured by multifamily rental housing to be rehabilitated with HOME-ARP funds at this time. If the State determines that the program will use the funds to refinance existing debt in a future program year, the State will follow the refinancing guidelines [24 CFR 92.206\(b\)](#) and updated the HUD Annual Action Plan accordingly. Under no circumstances can the State use HOME-ARP funds to refinance multifamily loans made or insured by any federal program, including CDBG.

# **Substantial Amendment Public Comment Period and Public Hearing**

# Appendix A

## 1.a. Georgia Department of Community Affairs

Total participants: 7

Name	Title	Organization
Amanda Brand	Coordinated Entry System Coordinator	DCA
Isaac Davis	Coordinated Entry Systems Coordinator	DCA
Josh Gray	Continuum of Care Program Manager	DCA
Keya Hillman	Coordinated Entry System BOS	DCA
Ambra Houser	Data Analyst COC	DCA
Tina Moore	Continuum of Care Program Coordinator	DCA
Diana Pitcher	Balance of State Continuum of Care Coordinator	DCA

## 1.b. 2022 Emergency Solutions Grant Awardees

Total participants: 11

Name	Email	Organization
Deborah Anglin	<a href="mailto:danglin@heartstonourishhope.org">danglin@heartstonourishhope.org</a>	Hearts to Nourish Hope
Donita Gaulden	<a href="mailto:dgaulden@cityofhinesville.org">dgaulden@cityofhinesville.org</a>	City of Hinesville
Dr. Ronnie Mathis	<a href="mailto:mathis@sgpeh.org">mathis@sgpeh.org</a>	South Georgia Partnership to End Homelessness
Jo Ann Kennedy	<a href="mailto:joandjack@windstream.net">joandjack@windstream.net</a>	Habersham Homeless Ministries
Katie Tucker	<a href="mailto:katie.tucker@henryhavenhouse.org">katie.tucker@henryhavenhouse.org</a>	Flint Circuit Council on Family Violence, Inc.
Martine J Hill	<a href="mailto:martinejhill@gmail.com">martinejhill@gmail.com</a>	The Bridge of Tiftarea, Inc.
Phyllis Brown	<a href="mailto:PBrown@albanyga.gov">PBrown@albanyga.gov</a>	City of Albany, Georgia
Tamara L. Conlin	<a href="mailto:tconlin@advantagebhs.org">tconlin@advantagebhs.org</a>	Advantage Behavioral Health Systems
William G. Mockabee	<a href="mailto:William.Mockabee@uss.salvationarmy.org">William.Mockabee@uss.salvationarmy.org</a>	The Salvation Army - Albany
Yurshema Flanders	<a href="mailto:yflanders@lampinc.org">yflanders@lampinc.org</a>	Lowndes Associated to Ministries to People Inc.
Yvonne Pryor	<a href="mailto:cns124@comcast.net">cns124@comcast.net</a>	Inner City Night Shelter, Inc.

## 2.a. Homeless and domestic violence service providers

Total Participants: 334

Name	Organization
Shakeer Abdullah	Clayton State University Foundation
Miselinda Agbaka	Sankofa House, Inc
Zina Age	Aniz Inc
Alroi Anderson	Decatur Housing Authority - HIC
Bartola Anderson	Positive Transition Services
Megan Anderson	Furniture Bank of Metropolitan Atlanta
Deborah Anglin	Hearts to Nourish Hope, Inc
Uno Anikpe	Covenant Community, Inc.
Kenneth Argot	The Salvation Army - Temple
John Asbell	Georgia Power

Gailer Baity	Circle of Excellence
Gailer Baity	Elite Eagles Inc
Kavian Baker	Sisters for Society
Dionne Ball	Ninth District Opportunity, Inc.
Tracie Ball	Open Door Home, Inc
Tom Balog	Lawrenceville Cooperative Ministry
Michael Banner	Here's to Life Inc
Sushma Barakoti	Refugee Women's Network, Inc.
Sable Barber	Project Real Life Youth Occupational Training Corps, Inc.
Farley Barge	Sojourn Ministries, Inc. DBA Navigate Recovery Gwinnett
Franklin Battle	Project Real Life Youth Occupational Training Corps, Inc.
Selina Beene	HOPE Through Divine Intervention
Natalie Belcher	City of LaGrange
Brenda Bell	Georgia Rehabilitation Outreach
Alison Bender	Brookdale Resource Center
Kate Benson	Covenant House Georgia
Ariana Berksteiner	United Ministries of Savannah
John Berry	St. Vincent de Paul Society - Conference Support
Marvin Blissett	Grady Health System
Sheila Boazman	Promise Land Community Development
Katrina Bostick	Family Promise of Greater Savannah, Inc. (IHN)
Dennis Bowman	Nicholas House, Inc.
Martha Boyce	Carroll County Emergency Shelter, Inc.
Alan Bradford	Mercy Care
Cassandra Bray	AIDS Athens
Carolyn Bridges	Cobb CoC Compliance
Rick Brown	EOA Savannah-Chatham
Yolanda Brown	NAESM, Inc.
Stacy Brungardt	The Collective at Cumberland
Micahel Bryant	New Life Community Center
Connie Buchanan	Community Advanced Practice Nurses
Terisa Buchanan	Community Action For Improvement
Joyce Buehner	Youth Empowerment Success Services
Brittany Burnett	United Way of the CSRA (2-1-1)
M. Joy Burton-Rollins	Antioch Urban Ministries Inc.
Dawn Butler	Fulton County
Lori-ane Campbell	The Salvation Army - Gwinnett County
Tamara Carrera	Community Assistance Center
Cheryl Carter	The Drake House
Rachel Castillo	Advocates for Bartow's Children
Val Cater	Gilgal
Marty Chambers	The Salvation Army - Brunswick
Anita Chaney	Ninth District Opportunity, Inc.
Leng Chang	Together We Can Foundation, Inc.
Ryan Clark	Oakhurst Recovery Program
John Cole	New Life Social Services of Atlanta
Barbara Coleman	Connecting Henry, Inc.
Talibah Coleman	Able Housing Services Corp.
Sarah Collins	Laurens County Board of Health



Sharon Collins	
Melanie Conner	Rainbow Village, Inc.
Emily Cooper	Dalton's Greater Works, Inc
Afrika Cotton	Fulton County DBHDD - Homeless
Mia Covington	Clifton Sanctuary Ministries, Inc.
Terri Criscio	SSG Dustin Michael Wright Foundation
Jasmine Cunningham	City of Atlanta FLOW - AHA
Pauline Cunningham	
Brenda Dalin	Ninth District Opportunity, Inc.
Joseph Daniels	Georgia Center for Youth Excellence Inc.
Dominique Darby	The Salvation Army - Peachcrest
Jennifer Darsey	United Way of the Coastal Empire, Liberty
Michael David	The Salvation Army - Columbus
Edward David Smith	HomeFree-USA
Donna Davidson	Easter Seals North Georgia
Earline Davis	Housing Authority of Savannah
Wallace Davis	Volunteers of America Southeast
Mercida Demps	Walk of Faith by the Holy Spirit Ministry Inc
Anita DeMyers	Trinity Community Ministries
Elizabeth Dillard	Homeless Resource Network
Ceisha Dix	Community Action For Improvement
Ayana Domingo-Hanse	The Urban League of Greater Atlanta
Pamela Dowell	
Tyler Driver	The Extension
Charlene Edwards	
Bennett Ekandem	Family Heritage Foundation, Inc.
Matthew Elder	Family Promise of Gwinnett County, Inc.
Matthew Elder	United Way of Greater Atlanta/HomeFirst Gwinnett
Tina Emond	United Way of Greater Atlanta/HomeFirst Gwinnett
Brittany Eubanks	Partnership for Community Action
Francis Evans	
Ernestine Faircloth	
Eryca Fambro	Gwinnett County Community Development Program
Kelli Farrell	Harmony House of Georgia
Douglas Faust	Decatur Housing Authority
Ashley Felix	House of Globalization
Mark Fields	Veteran Opportunities Unlimited
Rosalynn Figgins	Open Arms, Inc.
Victoria Fincher	Atlanta EHV
Michael Fisher	Ninth District Opportunity, Inc.
Yurshema Flanders	Lowndes Associated Ministries to People, Inc.
Edwin Ford	Vision 21 Concepts, Inc.
Milan Ford	Transforming CDC, Inc.
Latrina Foster	Fulton County DBHDD - Housing
Patricia Francis	Family Initiative of the CSRA
Will Francis	
William Francis	The HUB Community Development Corp.
Aisha Frazier	Gift Transitional Home Care, Inc.
Robin Frischkom	Macon Outreach

Sheila Fuller	Jerusalem House, Inc.
Raechelle Gafney	The Salvation Army - Fayette
Maria Gamble	Saved By Grace Glynn
Mellony Gaston	Atlanta Children's Shelter
Donita Gaulden	City of Hinesville Next Step Program
Barbara Gibson	Women's Resource Center - HIC
Carolyn Gilliard	The Salvation Army - Kroc
Stephen Goggans	Richmond County Health Department
Steven Gottlieb	Atlanta Legal Aid Society, Inc.
Mary Grace King	Frontline Housing Inc
Rozell Green	Another Chance Inc.
Vincent Green	Turner Hill Community Development Corporation
Charles Griffin	Carrollton Housing Authority
William Grow	Lowndes County Board of Health
Auvronette Guilbeaux	Phoenix Pass, Inc.
Rosanna Haggerty	Community Solutions
Lucy Hall	Mary Hall Freedom House
Rhonda Hall	Advocates for Bartow's Children
Tres Hamilton	Coastal GA Community Action Authority
Corby Hannah	Housing Plus Inc
Latoya Hardman	Family Promise of Augusta (formerly - Interfaith Hospitality Network)
Ebony Harris	Youth Empowerment Success Services
Mary Harrison	CSRA EOA
Rocky Harrison	90 Works
Leslie Hartman	Safe Harbor Children's Center
Carl Hartrampf	Metro Atlanta Task Force for the Homeless
Shelena Hawkins	City of Albany
Mechelle Henry	The Salvation Army - Athens
Barry Henson	Recovery Foundations Inc
Anne Hernandez	Grady Health System
Ryan Hersh	
Martine Hill	The Bridge of Tiftarea, Inc.
Sarita Hill	Macon Bibb County EOC Homeless Services Center
Ann Hires	Southwest Georgia Community Action Council, Inc.
Ruth Hodo	Zion Baptist Church
Deana Holiday Ingraham	City of East Point
Raphael Holloway	Gateway Center 24/7
Wanda Hunter	
Yasmyne Hunter	LaGender, Inc.
Dana Inman	Atlanta Center for Self Sufficiency, Inc.
Ann Isaac	CE Fulton County
BreNita Jackson	Breakthru House, Inc
Yolanda Jackson	Nicole's House of Hope
Shannon Jarrell	Harmony House of Georgia
Connie Jee	Asian American Resource Center
Jennifer Jobson	Midtown Assistance Center
Tony Johns	Crossroads Community Ministries
Tremachel Johnson	
Jessica Jones	Avita Community Partners (R1)

Lanona Jones	
Lavon Jones	
Patrick Jones	Community Friendship, Inc.
Shedra Jones	Atlanta / Fulton County Pre-Arrest Diversion Initiative
Tommie Jones	Union Mission - Housing and ETC
Cate Jordan	90 Works
Rasheeda Jordan	Positive Impact Health Center, Inc.
Melanie Kagan	Cobb CoC Compliance
Stephanie Kaple	Union Mission - Housing and ETC
Cindy Kelley	Chatham-Savannah Authority for the Homeless
Jo Ann Kennedy	Habersham Homeless Ministries, Inc.
Katherine Kennedy	The Boyce L Ansley School
Ann Kerlin	One Roof Outreach
Erin Kettl	TRANScending Barriers Atlanta
Chaiwon Kim	Center for Pan Asian Community Services Inc.
Xavier Kim	Asian American Resource Center
Rhonda Kindred	Clayton CSA Inc.
Maureen Kornowa	Home of Hope at Gwinnett Children's Shelter
Chanosha Lawton	Aiken Housing Authority
Clara Lett	Rainbow Community Center, Inc.
Daniel Levison	Restart320
Nara Lim	Council of Youth Anti-Drug
Shannon Linsey	Atlanta Housing Authority
Erin Lopez	
Melinda Lord	Athens-Clarke County HMIS Compliance
Michael Lucas	Atlanta Volunteer Lawyers Foundation
Marquitrice Mangham	In Her Shoes, Inc
Cathryn Marchman	Non-Congregate Coordinated Response/Partners for Home
Santiago Marquez	Latin American Association
Janice Marquis	Harmony House of Georgia
Rusty Marsh	Augusta Rescue Mission
Renee Martin	Ninth District Opportunity, Inc.
Nesha Mason	The Drake House
Steven Mason	Bigger Vision of Athens
Ronnie Mathis	South Georgia Partnership to End Homelessness
Michael McAuliff	Metro Atlanta Youth for Christ
Miki McBride	Edgewood Center / Affordable Housing Solutions, Inc
Douglas McClure	The Salvation Army - Rome
Blayne McDonald	Interfaith Hospitality Network of Athens
Michael McGriff	Jerusalem House, Inc.
Rickie McKee	
Yannik McKie	The McKie Foundation
Latoya McLennon	HomeStretch - Housing Initiative of North Fulton, Inc.
Margy McLynn	Duluth Cooperative Ministry - HIC
Ann Mills	Overcomers House Incorporated
James Milner	Odyssey III-Community Concerns, Inc.
Jessica Mitch	Good Neighbor Homeless Shelter
Flora Mitchell	Sound Landing Incorporated
Tammy Mixon-Calderon	Wesley Community Centers of Savannah, Inc.

William Mockabee	The Salvation Army - Augusta
John Moeller	Inspiritus
Katie Molina	Athens Area Homeless Shelter/Job TREC program
Joy Monroe	Single Parent Alliance & Resource Center
Mishawna Moore	Families First
Asher Morris	City of Atlanta
Glenda Morton	Southside Medical Center
Denna' Muncy	Harmony House of Georgia
Arthur Murray	Step Up/Pathways to Housing
Linda Nichol	Ninth District Opportunity, Inc.
Awodele Omilami	Hosea Helps
Sameka Orekyeh	Morning Glory Transitional Home
Missy Owen	The Davis Direction Foundation
Nyasha Pace	Grady Health System
Kimberly Parker	Central Outreach and Advocacy Center
Talaya Parker	HomeStretch - Housing Initiative of North Fulton, Inc.
Erika Parks	On1 Accord Residential Services
Rosemarie Parks	Ware County Board of Health
Kathy Parsons	Impact International, Inc.
Ineze Patterson	
Andre Pereira	The Salvation Army - Gainesville
Lori Perez	90 Works
Wendy Phillips	
Matthew Pieper	Open Hand Atlanta, Inc
Shea Post	Athens Area Homeless Shelter/Job TREC program
Jesse Pratt Lopez	Trans Housing Coalition
Anneta Price-Parris	Christ The Restorer Ministry Inc.
Kenneth Prince	Quest Community Development Organization
Lejla Prljaca	Gwinnett Housing Corporation
Emmanuella Prudent	The Salvation Army - Jonesboro
Yvonne Pryor	Inner City Night Shelter
Joy Quarles	City Of Atlanta - ATL311/ Supportive Services
Khristian Ralls	Housing Authority of Newnan
Leslie Raymer	Decatur Presbyterian Church-Threshold Ministry
Alieizoria Redd	Covenant House Georgia
Angela Repass	The Salvation Army - International
Melvia Richards	DeKalb Community Development - HPRP/ESG Compliance
Mark Ricketts	National Church Residences
Maxwell Riley	
Mariel Risner Sivley	Georgia Supportive Housing Assoc
Megan Roberts VandeBogert	Hope thru Soap, Inc.
Lisa Robertshaw	F.A.I.T.H. in Rabun County, Inc. HIC
Melba Robinson	The Salvation Army - Haven ATL
Nicole Roebuck	Aid Atlanta Inc
Sondra Rogers	The Salvation Army
Gwendolyn Rolfes	Family Advancement Ministries
Demetrius Roman	Grace Life Inc
Richard Rufolo	Georgia Legal Services

Detria Russell	Martin Luther King Sr Community Resources Collaborative
Vanessa Russell	Catholic Charities of the Archdiocese of Atlanta
Marie Sampson	Paradise For Living Services, Inc.
Janeane Schmidt	The Salvation Army - Fulton
Darlene Schultz	3Keys, Inc.
Brad Schweers	Intown Collaborative Ministries, Inc.
Scylance Scott	Antioch Ministries
Althea Scott-Mallory	U Hope CDC, Inc
Rorie Scurlock	United Way of Greater Atlanta/HomeFirst Gwinnett
Jennifer Shearin	Dalton-Whitfield Community Development Corp.
Janice Sheffield	Chatham-Savannah Authority for the Homeless
Abby Sheppard	Buckhead Christian Ministry
Michael Sheppard	Atlanta Mission - Shepherd's Inn
John Sherekis	DCA
Sara Shropshire	Athens-Clarke County HMIS Compliance
Eleanor Shy	MUST Ministries
Veronica Sigalo	Zion Keepers Inc
Jessica Simmerson	
Cindy Simpson	CHRIS 180
Marion Simpson	Young Adult Guidance Center, Inc.
Keisha Smikle	Africa's Children's Fund
Alicia Smith	The Salvation Army - Douglas
Kenita Smith	H.O.P.E, Inc. (Helping Other People be Empowered)
Patricia Smith	Solomon's Temple Foundation Inc.
Donna Smythe	Action Ministries N. GA Trans. Housing
Gbolade Soneyin	Jefferson Place Assessment Center
Honey Sparre	FaithWorks
Teresa Stephens	Ninth District Opportunity, Inc.
Falecia Stewart	MUST Ministries
Mark Stone	Brother Charlie Rescue Center
Lisa Straughter	The Meeting Place II Inc.
Sandra Strozier	Housing Authority of Newnan
James Sullivan	The Salvation Army - Albany
Angela Susten	Living Room
Jennifer Taylor	Ninth District Opportunity, Inc.
Brandee Thomas	United Way of Greater Atlanta/HomeFirst Gwinnett
Yvette Thomas	Community Action For Improvement
Elizabeth Thompson	Making A Way Housing, Inc.
Patricia Thompson	The Salvation Army - Dalton
Kelly Thorpe	Forces United
Joan Toder	Kennesaw State University, HIC
Carolyn Tolbert	Helping Oppressed Mothers Endure, Inc
Kelli Tolbert	The Drake House
Katie Tucker	Flint Circuit Council - ( Haven House)- HIC
Patricia Tyus	Housing Authority of Fulton County
Belisa Urbina	Ser Familia Inc.
Jose Valentin	The Salvation Army - Cobb Marietta
Steve Vancza	Atlanta Mission - Fuqua Hall
Jeffery Vollman	North Georgia Health District

Julie Wade	Park Place Outreach
Toni Walden	The Salvation Army - Thomasville
Demonte Walker	Berean Christian Church, Inc.
Scott Walker	The 3 Keys
Wanda Walker	
Eugene Walker, Jr.	Housing Authority of DeKalb County
Lynn Walsh	Rainbow Housing Assistance Corporation
Kenisha Washington	
Luther Washington	Family Life Restoration Center, Inc.
Charlene Watkins	East Augusta CDC
Jesse Webb	AHART
Randy Weldon	Southwest Georgia Community Action Council, Inc.
Leonard Westmorland	Fulton County CoC- HMIS Compliance Only
Melissa Wheeler	
Marlene White	Decatur Cooperative Ministry
Willie Wiggins Jr	
Willie Wiggins, Jr.	Oakhurst Recovery Program
Ashley Williams	Hope Atlanta - SNHP
Barbara Williams	Jesus Set the Captive Free, Inc.
DeBorah Williams	Redeemed Community Outreach
Rhonda Williams	DePaul USA Daybreak
Shawn Williams	Caring Works - Hope House
Christina Wilson	The Center for Community Empowerment
Pamela Wilson	
Karyn Woods	The Temple-Zaban Couples Center
Dale Wrigley	Houston County Board of Health
Holly York	North Fulton Community Charities
Meredith Young	Rockdale County
Shalondra Young	United Methodist Children's Home
Soyoung Yun	MCA Homeless Court
Mojgan Zare	Atlanta Harm Reduction Coalition

### Comments

“We recommend carve-out funding to enable support with housing navigations, benefits applications, and reexaminations; treatment or case planning, transportation for clients, coordination of ongoing healthcare – including mental health and substance use treatment, support with managing tenancy and community relationships as well as organization support to develop [the] capacity to provide quality services.”

“Clients need support maintaining housing and support access [to] other services to support their stability.”

“We have many families who can't afford rent anymore. As a result, they are moving [in] together, causing [the] overcrowding of homes. As a consequence of this, we have seen a marked increase in cases of domestic violence (+112%) and child sexual abuse (+231%).”

“There is a great need for affordable housing with supportive services for the elderly 62 years of age or older. These units will provide the very low-income elderly with options that allow them to live independently in an environment that provides support activities such as cleaning, cooking, and

transportation. The goal is to encourage recipients to live as independently as possible with some assistance in activities of daily living (ADLs) that are needed.”

“Due to safety precautions taken to respond to the COVID-19 pandemic, we reduced our bed capacity in our emergency shelter to a single head of household/family in each of our eight bedrooms. Historically families have shared bedrooms to serve as many homeless individuals as possible. Reducing our bed capacity ultimately reduced the number of families we could help at a time in the facility. Although we placed families seeking shelter in a local hotel for overflow, hotel stays are not the safest options for victims of domestic violence, confidentiality is hard to ensure, providing support services in a hotel or virtual environment is not conducive to being client-centered, and hotel operational cost is expensive over a long span of time. The additional healthcare crisis the COVID-10 pandemic, and any future similar pandemic, creates for homeless victims of domestic violence makes it necessary for us to prioritize providing new strategies to house those fleeing dangerous situations in socially distanced acceptable ways.”

### 3.a. Veterans’ groups

Total participants: 3

Name	Title	Organization
Jenifer Turner Reid	Co-Founder & Vice President, VETLANTA	VETLANTA
Jim Lindenmayer	Director	Cherokee County Homeless Veteran Program
John Phillips	Civilian Aide to the Secretary of the Army – Georgia (North)	

### 4.a. Public Housing Authorities (PHAs)

Total participants: 50

Name	Title	Organization
Chanosha Lawton		Aiken Housing Authority
Angela Lowery	Director, Underwriting	Atlanta Housing
Michael Wilson	Sr VP Transactions Management & Capital Markets	Atlanta Housing
Morris Miller	Real Estate Underwriter	Atlanta Housing
Tricia Manning	Senior Underwriter	Atlanta Housing
Willa Turner	Senior Underwriter	Atlanta Housing
Ken Sadeckas		Atlanta Housing
Shannon Linsey		Atlanta Housing Authority
Marshall Aiken	Development Partner	Beverly J. Searles Foundation
D'Amber Smith	HCV Leasing Specialist	Brunswick Housing Authority
Len Williams		Housing Authority of Columbus, Georgia
Rose Simpson	Special Purpose Coordinator	Carrollton Housing Authority
Charles Griffin		Carrollton Housing Authority
Laura Johnson	Chief Real Estate Officer	Housing Authority of Columbus, Georgia
Lisa Walters	CEO	Housing Authority of Columbus, Georgia
Rickey Miles	Modernization Manager	Housing Authority of Columbus, Georgia
Sara Paternaude	Development Manager	Decatur Housing Authority
Douglas Faust	CEO/Executive Director	Decatur Housing Authority
Alroi Anderson		Decatur Housing Authority - HIC
Eugene Walker, Jr.		Housing Authority of DeKalb County
Michael Spann		East Point Housing Authority

Cassius Coleman	Development Manager	Beverly J. Searles Foundation
Beth Brown	Executive Director	Gainesville Housing Authority
Maria Calkins	ROSS Coordinator	Gainesville Housing Authority
Philip Searles	Chief Officer of Redundancy Chief	Beverly J. Searles Foundation
Patricia Tyus		Housing Authority of Fulton County
Melanie Thompson	CEO	Hinesville Housing Authority
Noel Taylor	Director of Development	Marietta Housing Authority
Pete Waldrep	Executive Director	Marietta Housing Authority
Scott Campbell	Asst. Director of Development	Marietta Housing Authority
Brandie Garner	Director of Housing Choice Voucher Program	Marietta Housing Authority
Carrie Jarrett	Director of Real Estate and Property Management	Milledgeville Housing Authority
Deborah Washington	Resident Services	Milledgeville Housing Authority
Khristian Ralls		Housing Authority of Newnan
Sandra Strozier	Executive Director	Housing Authority of Newnan
Hannah Phillips		North West Georgia Housing Authority
Sandra Hudson		North West Georgia Housing Authority
Toya Harris		Perry Housing Authority
Rena Boykin	Housing Manager	LaGrange Housing Authority
Earline Davis		Housing Authority of Savannah
Monifa Johnson	Director	Statesboro Housing Authority
Patricia Allen		Thomaston Housing
Brenda Gragg	Program Director	The Salvation Army - Toccoa
Robert Gidney		Warner Robins Housing Authority
Michelle Yawn	Director	Winder Housing Authority
		Alamo Housing Authority
John Marria	DBA	Cairo Housing Authority
Monifa Johnson	Director	Statesboro Housing Authority
Joshua Beck	Director	Vidalia Housing Authority
Vivian Walker	Housing Authority Director	City of Washington

Public Housing Authorities’ recommendations and comments about needs  
August 2022 Forums

“There is very little affordable rental housing available for qualified populations.”

“Elderly people need with supportive services for wellness checks, and to do household chores and provide personal assistance to cook meals and do other tasks.”

“Every communities’ needs are different with some communities having a robust service network while others lack basic services for these qualified populations.”

“Transportation assistance for doctors’ appointments, grocery shopping, etc. is essential in rural areas.”

Public Housing Authorities’ comments regarding the HOME-ARP program  
August 2022



“Public Housing Authorities participating in this program will need the grant to cover soft costs to administer the program and comply with all federal requirements, so they don’t need to use other sources of funds to cover these expenses.”

“[The Department of Community Affairs] DCA should invest all the funds upfront in the first and second rounds of funding for rental construction so that delays in construction and other barriers do not lead to DCA having to return funds at the end of the grant term.”

**5.a. Department of Public Health**

Total participants: 7

<b>Name</b>	<b>Organization</b>
Christy Kuriatnyk	Georgia Dept. of Public Health / Georgia Healthy Homes Coalition
Dale Wrigley	Houston County Board of Health
Sarah Collins	Laurens County Board of Health
William Grow	Lowndes County Board of Health
Jeffery Vollman	North Georgia Health District
Stephen Goggans	Richmond County Health Department
Rosemarie Parks	Ware County Board of Health

Comments

See Appendix A

**5.b. Department of Human Services, Division of Family and Children Services**

Total participants: 6

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Victrecia Hines	Early Learning and Development Manager	DFCS
Lynn Barmore	Cold Case Project	Georgia Office of Administration of Courts
Candis Jones	Director, Independent Living Program	DFCS
Nesha Jairam	Well-Being Section Data and Systems Manager	DFCS
Carmen Callaway	Director, Well-Being Services	DFCS
Tameyer Evans	State Program Manager, DFCS Out of School Services Program	DFCS

**5.c. Department of Community Supervision**

Total Participants: 4

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Libby Tyre		Georgia Department of Community Affairs
Samar Abdelmageed	Data Analyst	Georgia Commission for Family Violence
Tamara Middlebrooks	Project and Housing Manager	Reentry Services Division
Brian DiNapoli	RPH Community Liaison	Housing Trust Fund

Comments

“[The Emergency Solutions Grant] ESG had too many hurdles”

“[The Department of Community Supervision] DCS has a very transient population.”

“[The Emergency Solutions Grant – COVID] [E]SG-CV did not want out of county participants.”

“The [Transitional Housing for Offender Reentry] THOR program has no funding. It is private pay.”

“[Reentry Partnership Housing] RPH receives \$830,000 in state appropriations. It averages a \$1.8 million need. There is a \$1 million gap here.”

#### Data from the Department

3,058 persons who started supervision during FY 2022 (July 1, 2021-June 30, 2022) had an unstable residence or were homeless during the first 180 days of starting supervision. Department of Community Supervision, Reentry Services Division, 2022)

The following criteria were used to collect the data:

- Supervisees who had three or more address changes
  - Because of data collection practices, counting supervisees with two or more changes would have resulted in an inaccurate data result.
- Supervisees who were homeless
- Supervisees who had an interaction of residence unstable
- Supervisees who responded yes to living in a shelter/temporary housing facility or need help in obtaining a stable residence

#### **5.d. Department of Community Health**

Total Participants: 1

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Jerome Greathouse	MFP Housing Manager	Georgia Department of Community Health

#### **5.e. Department of Community Affairs**

Total Participants: 48

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Amanda Brand	Coordinated Entry System Coordinator	DCA
Samanta Carvalho	Director, Office of Community Housing	DCA
Austin Chancy	Housing Policy Analyst	DCA
Melanie Clark	Compliance Officer	DCA
LaKeshia Clements	Housing Tax Credit Lead	DCA
Tonya Curry	Deputy Commissioner	DCA
Meagan Cutler	Housing Policy Analyst	DCA
Isaac Davis	Coordinated Entry Systems Coordinator	DCA
Tarika Dorner	Portfolio Analyst	DCA
Bryce Farbstein	Policy Analyst	DCA
Melissa Florkowski	Lead Housing Policy Analyst	DCA
Gary Garner	Senior Tax Credit Underwriter	DCA
Tarron Gibbs-Powell	Senior Portfolio Analyst	DCA
Pamela Goshay	Staff Attorney	DCA
Adam Graham	Environmental Review Specialist	DCA

Grace Graszer	Assistant Director, Office of Portfolio Management	DCA
Josh Gray	Continuum of Care Program Manager	DCA
David Harding	Senior Housing Policy Analyst	DCA
Rick Heermans	Continuum of Care Assistant	DCA
Rebecca Hickom	Coordinated Entry System Coordinator.	DCA
Keya Hillman	Coordinated Entry System BOS	DCA
Ambra Houser	Data Analyst COC	DCA
Jim Jafari	construction management specialist	DCA
LaDrina Jones	ESG Program Compliance Officer	DCA
Mitch Kelly	Scoring Round Manager	DCA
Chandra McGhee	HMIS Data Analyst	DCA
Tina Moore	Continuum of Care Program Coordinator	DCA
Ilona Nagy	Relocation Specialist	DCA
Cynthia Patterson	Director, Office of Homeless and Special Needs Housing	DCA
Diana Pitcher	Balance of State Continuum of Care Coordinator	DCA
Jack Popper	Affordable Housing Policy Manager	DCA
Sherrie Potter	Assistant Office Director	DCA
Jasmine Rockwell	HMIS Data Analyst	DCA
Rhonda Taylor	HMIS Data Team Lead	DCA
Tzwanza Taylor	Compliance Manager	DCA
Kate Tettamant	Shelter Plus Care Program Coordinator	DCA
Corinne Thornton	Director, Office of Regional Services	DCA
Valerie Tunchez	Federal Compliance Specialist	DCA
Stephen Vlkovic	Lead Asset Manager	DCA
Shon Walker	Federal Compliance Manager	DCA
Chris Weed-Hurley	Single Family Homebuyer Underwriter	DCA
Isha Williams	Tax Credit Specialist	DCA
Sandy Wyckoff	Tax Credit Manager	DCA
Brenda Wade	Grant Administration Manager	Southwest Georgia RC
Kim Burch Kennedy	Director of Planning & Government Services	Northeast Georgia RC
Natalie Bradley	Region 8 Representative	DCA
Katrina Ogbe	Nursing Home Transition Coordinator	Northeast Georgia RC
Harvider Makkar	Special Needs Housing Manager	DCA

### 6.a. Local Governments

Total Participants: 46

Name	Organization
Marlene Fosque	Gwinnett County Community Development Program
Nicole Hendrickson	Gwinnett County Community Development Program
Brielle Shinall	Bartow County
Valerie Gilreath	Bartow County
Ken Patton	City of Canton
Kristin Allin	City of Decatur
Anna Day	City of Thomasville
Shelena Hawkins	City of Albany
Asher Morris	City of Atlanta
Joy Quarles	City Of Atlanta - ATL311/ Supportive Services

Donita Gaulden	City of Hinesville Next Step Program
Deana Holiday Ingraham	City of East Point
Cindy Kelley	Chatham-Savannah Authority for the Homeless
Janice Sheffield	Chatham-Savannah Authority for the Homeless
Natalie Belcher	City of LaGrange
Jasmine Cunningham	City of Atlanta FLOW - AHA
Meredith Young	Rockdale County
Hayley Banerjee	Athens
Phyllis Brown	Albany
Deborah Lonon	City of Atlanta
December Thompson	City of Atlanta
LaToya Underwood	City of Atlanta
Marquette Key	City of Atlanta
Monique Wood	City of Atlanta
Nicole Barnes	City of Atlanta
Daniel Evans	City of Augusta
Hawthorne Welcher	City of Augusta
Lasima Turmon	City of Augusta
Sonya Johnson	City of Augusta
Linda Boswell	Clayton County
Robert Scott	Columbus
Allen Mitchell	Dekalb County
Wanzina Jackson	Macon
Kerri Reid	City of Savannah
Tanya Wilcoxon	City of Savannah
Kimberly Roberts	Cobb County
Stanley Wilson	Fulton County
Jessica Tullar	City of Gainesville
Vivian Walker	City of Washington
Donna Marain	City of Augusta
Anthony Grant	City of Atlanta
Phyllis Sa	City of Atlanta
Anna Day	City of Thomasville
Matthew Elder	Gwinnett County Community Development Program
Hayley Banerjee	Athens
Phyllis Brown	Albany

Comments

“Clayton County needs great assistance for minority / low-income individuals and families at risk of eviction. Preferably that nonprofits can dispense supportive services and financial assistance.”

“The rural parts of the state need assistance with homelessness and those in trouble of being homeless. The metro area always gets the funds and the rural areas get left out.”

“We are a rural community; whereby, there has traditionally been a lack of housing for eligible families. Additional housing will help to supply the demand for more affordable housing for low-income families.”

“There is a lack of income-based rental housing development in Chatham County. Homeless individuals need immediate rental housing that is available with staff employed that understand that the individual is homeless or is at risk of being homeless. Individuals who are homeless, or are at risk of being homeless, may not be prepared to seek/obtain a house with a house voucher through a privately owned apartment or house. Some individuals need assistance from housing development to maintain their home once they obtain housing.”

“Athens-Clarke County is the smallest county (regarding land) in the state. It also is home to the University of Georgia. Developers work to create off-campus housing options for students that are unaffordable to local families and individuals on fixed incomes. The combination of a lack of space for new construction and the realities of the market makes it difficult for us to create the housing stock we need for our low to moderate-income community members.”

**6.b. Department of Behavioral Health and Developmental Disabilities**

Date: September 26, 2022

Total Participants: 7

First	Last	Title	Organization
Aiyanna	Hagger	Housing Transition Coordinator	DBHDD
Nakisha	Sheppard		DBHDD
Olga	Pittman	Children, Young Adults, and Families (CYF) Specialist	DBHDD
Scarlett	Freelin	Housing Transition Coordinator	DBHDD
Terrence	Franklin		DBHDD
Dana	McCrary	Director for the Office of Recovery Transformation	DBHDD
Letitia	Robinson	Assistant Director for OSH	DBHDD
Maxwell	Ruppersburg	Director, Office of Supportive Housing	DBHDD
Jeanette	Pollock	Special Projects Manager	DBHDD
Cheri	Patton	Residential Services Program Coordinator	DBHDD
Carol	Caraballo	Director, Office of Adult Mental Health	DBHDD
<b>Total</b>	<b>7</b>		

Comments

“[The Emergency Solutions Grant – COVID] ESG-CV was too cumbersome.”

“Vouchers only work if there are landlords who will take them.”

“We need a single point of contact at [the Department of Community Affairs] DCA who can help us locate housing for those we serve.”

“We need handicap-accessible units.”

“There is a need for transitional housing for 12-18 months that includes rehab wrap-around services. It will need to be an apartment setting that is semi-independent with intensive wrap-around services.”

**6.c. Community Service Boards**

Total Participants: 106

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Evan Mills	Director of Development & Housing	Advantage Behavioral Health Systems (R2)
John Morris	THRIVE Community Programs Team Lead	Advantage Behavioral Health Systems (R2)
Laura Alexander	Outcomes Coordinator	Advantage Behavioral Health Systems (R2)
Tammy Conlin	CEO	Advantage Behavioral Health Systems (R2)
Tom Hoover	CFO	Advantage Behavioral Health Systems (R2)
Sheshawn Miller	Outpatient Residential Coordinator	Albany Area Community Service Board
Lee Pavlik	Chief Financial Officer	Aspire Behavioral Health and Developmental Disability Service
Dana Glass	Chief Executive Director	Aspire Behavioral Health and Developmental Disability Services (R4)
Barbara Green-Flood	Managing Director, Eastern Region	Atlanta Regional Community Health Initiative (ARCHI)
Jennifer Byrd	Hospital Liaison and Transition Coordinator	Avita Community Partners (R1)
Cindy Levi	Chief Executive Officer	Avita Community Partners (R1)
Greg Ball	Chief Financial Officer	Avita Community Partners (R1)
Hariah Hutkowski	Executive Support	Avita Community Partners (R1)
Jessica Jones	Program Manager	Avita Community Partners (R1)
Michelle Thompson	Director	Avita Community Partners (R1)
Barbara June	Chief Operating Officer	Clayton Center Community Service Board (R3)
Debra Pinkston	Chief Financial Officer.	Clayton Center Community Service Board (R3)
Lee Adams	Chief Executive Officer	Clayton Center Community Service Board (R3)
Rhonda Lane	Executive Support	Clayton Center Community Service Board (R3)
Nekita Carter	Associate Clinical Director	Clayton Center Community Service Board (R3)
Jerry Smith		Community Service Board of Middle Georgia (R5)
Denise Forbes	Chief Executive Officer	Community Service Board of Middle Georgia (R5)
Elise Tapley	Executive Support	Community Service Board of Middle Georgia (R5)
Terry Richards	CFO	Community Service Board of Middle Georgia (R5)
Cali Hollis	Shelter Plus Care Coordinator	Community Service Board of Middle Georgia (R5)
Daisy Coady		Community Service Board of Middle Georgia (R5)
Fabio Van Der Merwe	Chief Executive Officer	DeKalb Community Service Board (R3)
Jockars Wedlowe	Chief Financial Officer	DeKalb Community Service Board (R3)
Sandra Jimenez-Payton	Executive Support	DeKalb Community Service Board (R3)

Phyllis Zupkow	Director of Residential Services	DeKalb Community Service Board (R3)
Monraye Lightford	Director of Operations	Douglas County Community Service Board (R1)
Patricia Henry	CFO	Douglas County Community Service Board (R1)
Yvonne DePina		Douglas County Community Service Board (R1)
Paul Ascari	Managing Partner and Founder @ Rcbe Consulting	Douglas County Community Service Board (R1)
Phylcia Anderson		Gateway Community Service Board
Felecia Singleton	Executive Support	Gateway Community Service Board (R5)
Mark Johnson	State Appt Manager	Gateway Community Service Board (R5)
David Crews	Chief Financial Officer	Gateway Community Service Board (R5)
Jill Baggett	Executive Support	Georgia Pines Community Service Board (R4)
R.J. Hurn	LCSW	Georgia Pines Community Service Board (R4)
Tim Hampton	Director, Information Technology	Georgia Pines Community Service Board (R4)
Allyson Borges	Director of Community, Rehabilitation and Wellness,	Highland Rivers Health (R1)
Kathleen Varda	Vice President of Community Relations and Development	Highland Rivers Health (R1)
Melanie Dallas	Chief Executive Officer	Highland Rivers Health (R1)
Melissa Stone	Executive Coordinator and Board Liaison	Highland Rivers Health (R1)
Deana Wimbish		Highland Rivers Health (R1)
Jarrold Cochran		Highland Rivers Health (R1)
Yolanda Kent	Residential Program Manager	Highland Rivers Health (R1)
Priya Patel		Legacy Behavioral Health Services (R4)
Ivria Hampton		Legacy Behavioral Health Services (R4)
Candice Ingram	Exec Support	Legacy Behavioral Health Services (R4)
Pamela Cartwright	Chief Executive Officer	Legacy Behavioral Health Services (R4)
William Huling	Chief Financial Officer	Legacy Behavioral Health Services (R4)
Latonya Ellis		Legacy Behavioral Health Services (R4)
Marla Flynn	Chief Financial Officer	Lookout Mountain Community Services (R1)
Jennifer Hamilton	Housing Coordinator	Lookout Mountain Community Services (R1)
Carla Myers	Behavioral Health Clinical Director	Lookout Mountain Community Services (R1)
Heather Roesner	Chief Executive Officer	Lookout Mountain Community Services (R1)
Rick Solmon	Chief Financial Officer	Lookout Mountain Community Services (R1)
Kelly O'Bryant	Corporate Compliance Officer	Lookout Mountain Community Services (R1)
Connie Bradshaw	Housing Specialist	Lookout Mountain Community Services (R1)

Thomas Ford	Chief Executive Officer (ret.)	Lookout Mountain Community Services (R1)
Kenyatta Walker	Chief Executive Officer	McIntosh Trail Community Service Board (R6)
Stefanie Jackson	Chief Executive Officer (Previous)	McIntosh Trail Community Service Board (R6)
Angela Holt	Chief Executive Officer	Middle Flint Behavioral HealthCare (R6)
Elaina Ethridge	Exec Support	Middle Flint Behavioral HealthCare (R6)
Sue Davis	Co-CFO	Middle Flint Behavioral HealthCare (R6)
Vanessa Cliatt	Permanent Supportive Housing Manager	Middle Flint Behavioral HealthCare (R6)
Laurie Hair	Co-CFO	Middle Flint Behavioral HealthCare (R6)
Molly Jones	Exec Support	New Horizons Behavioral Health (R6)
Andrea Winston	Executive Director	New Horizons Behavioral Health (R6)
Cheryl Williams	Social Services Coordinator.	New Horizons Behavioral Health (R6)
Michael Blackshear	CFO	Oconee Community Service Board (R2)
Reginald Rogers	Interim CEO	Oconee Community Service Board (R2)
Robin Edmond	Exec Support	Oconee Community Service Board (R2)
Carolyn Womble		Oconee Community Service Board (R2)
Tyrone Evans	Chief Executive Officer	Oconee Community Service Board (R2)
Jade Benefield	CEO	Pathways Center for Behavioral and Developmental Growth (R6)
Jenelle Hess	Exec Support	Pathways Center for Behavioral and Developmental Growth (R6)
Liz Strickland	Exec Support	Pathways Center for Behavioral and Developmental Growth (R6)
Stephanie Ellis	Administrative Officer, SHRM-CP, MSHR, PHR	Pathways Center for Behavioral and Developmental Growth (R6)
	Chief Administrative Officer	
Kathleen Gordon	SOC Coordinator	Pathways Center for Behavioral and Developmental Growth (R6)
Ashley Putnam	Admin Asst.	Pineland Behavioral Health and Developmental Disabilities (R5)
Dawn Arnette		Pineland Behavioral Health and Developmental Disabilities (R5)
June A. DiPolito	Executive Director	Pineland Behavioral Health and Developmental Disabilities (R5)
Kate Wanke		Pineland Behavioral Health and Developmental Disabilities (R5)
Erika Parks		River Edge Behavioral Health (R2)
JoAnne Sims	Exec Support	River Edge Behavioral Health (R2)
Shane Hester	Chief Financial Officer	River Edge Behavioral Health (R2)
Shannon Terrell Gordon	CEO (Previous)	River Edge Behavioral Health (R2)
Michelle Everett		River Edge Behavioral Health (R2)
NyKhia Burke-Cummings	Supportive Housing Residential Supervisor	River Edge Behavioral Health (R2)
Charles Williamson	Chief Executive Officer	Serenity Behavioral Health System (R2)
Shirley Bowman		Serenity Behavioral Health System (R2)



William Deal	Chief Financial Officer	Serenity Behavioral Health System (R2)
Angie Mock	Exec Support	Unison Behavioral Health (R5)
Katrina Wheeler	Chief Financial Officer	Unison Behavioral Health (R5)
Shonda Miller	Director of Operations	Unison Behavioral Health (R5)
Tiffany Henderson	CEO	Unison Behavioral Health (R5)
Matthew Yarbrough	Supportive Living Program Lead	Unison Behavioral Health (R5)
Amoni Douglas		View Point Health (R3)
Ashlee Russell	Exec Support	View Point Health (R3)
Eric Naughton	CFO	View Point Health (R3)
Jennifer Hibbard	CEO	View Point Health (R3)
Jennifer Robertson	Exec Support	View Point Health (R3)
Stephine Lennen	Supervisor, Administrative Support	View Point Health (R3)

Agencies that serve people with disabilities recommendations and comments

“Non-congregate shelter space is going to be essential to expand the continuum of care.”

One behavioral health care provider stated that “70-80% of the homeless clients are successful in permanent supportive housing but the other 15-20% could use the 24/7 support provided in a non-congregate shelter environment to transition them to housing.”

For mental health accommodations

“Understand the rules for emotional support animals.”

“Recommend discussing this program with the HUD VASH voucher program staff to identify other considerations. For example, veterans with PTSD may not be able to comfortably go into a crowded loud leasing office to pay their rent.”

“Consult with the Georgia [EOA] Commission of Equal Access for recommendations.”

Fair housing agencies recommendations and comments

August 2022 Forums

The discussion focused on fair housing considerations for the qualified populations and necessary considerations for adequately addressing fair housing and equal housing opportunities.

Recommendations included:

“Note that homelessness status itself is not a protected class but that many have attributes that are protected.”

“Consider providing funds to address the social and relational skills needs of qualified populations.”

“Provide supportive services to help people navigate the housing paperwork process.”

“Rigorously follow the State’s Language Access Plan to provide adequate access to housing and services. For example, use local groups that know the language and culture to market the housing and service opportunities.”

“Expand the proportions of the required housing units for people with physical disabilities to more than building 5% fully accessible units and more than 2% units for other disabilities such as hearing impairment.”

Recommendations for supportive rental housing through HOME-ARP:

“Access to case managers and space for meeting with them in a rental housing setting.”

“Transportation assistance.”

“In-unit washers and dryers or affordable laundromats.”

“Trauma-informed property management staff.”

“Enhanced security because these populations are most vulnerable to crime.”

“Recommendation to provide funds in rounds for specific qualified populations such as a round for permanent supportive housing for chronically homeless people with behavioral health needs or a round specifically for people fleeing domestic violence so that these groups’ specific needs are adequately considered.”

**6.d. NAACP of Georgia**

80<sup>th</sup> Annual Georgia State NAACP Convention

Date: October 8, 2022

Total Participants: 31

<b>Name</b>	<b>Interaction</b>
Jeriene Bonner	Georgia NAACP Convention
Ada Brown	Georgia NAACP Convention
Gladys Smalls	Georgia NAACP Convention
Cheryl Baldwin	Georgia NAACP Convention
Chartel	Georgia NAACP Convention
Chandra Hunter	Georgia NAACP Convention
Ken Bryant	Georgia NAACP Convention
Shelby Hall	Georgia NAACP Convention
Sandra Hill	Georgia NAACP Convention
Cherry Wills	Georgia NAACP Convention
Jacqueline Ross	Georgia NAACP Convention
Neat Robinson	Georgia NAACP Convention
Michele Collins	DCA
Chris Houston	Georgia NAACP Convention
Vincent Abril	Georgia NAACP Convention
Kelly Evans	Georgia NAACP Convention
Tracy Turman	Georgia NAACP Convention
Linda Carter	Georgia NAACP Convention
Martha Jackson	Georgia NAACP Convention
Rutha Jackson	Georgia NAACP Convention
Sony Callaway Pippen	Georgia NAACP Convention
Gerald Griggs	Georgia NAACP Convention

Marion Warren	Georgia NAACP Convention
Herlene White	Georgia NAACP Convention
Gloria Fallings Lamar	Georgia NAACP Convention
Dwain Smith	Georgia NAACP Convention
Mary Beckman	Georgia NAACP Convention
Sandra Watkins	Georgia NAACP Convention
Martha Jackson	Georgia NAACP Convention
Wane Hailes	Georgia NAACP Convention
Penny Poole	Georgia NAACP Convention

Comments from the meeting

“ARP funds have not gone to those for which it was intended.”

“The Georgia NAACP would like to partner with DCA.”

**6.e. Follow-up Meeting with State Housing Committee Leadership**

Total Participants: 3

Name	Title
Penny Poole	Georgia NAACP, State Housing Chair
Evans Walker-Wells	NAACP Legal Fellow
Kelly Evans	GA DCA, HOME-ARP Manager

Comments

“Hotel/motels are slums.”

“Law enforcement criminalizes people who live in hotels/motels. They are profiling residents.”

“Hotels/motels are price gouging residents. There is no legal action taken.”

“South Carolina has a successful model and we can link you to it.”

“We sent a letter for partnership on the Emergency Rental Assistance Program and never received an answer from DCA. We would like to use our network of NAACP units to facilitate minority participation.”

**3.a. Georgia Department of Community Supervision**

Date: September 14, 2022

Total Participants: 2

Name	Title	Organization
Tamara Middlebrooks	Project and Housing Manager	Department of Community Supervision Reentry Services Division
Kelly Evans	HOME-ARP Manager	Department of Community Affairs

**3.b. Georgia Department of Community Supervision - Follow-up discussions on re-entry data**

Total participants: 4

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Tamara Middlebrooks	Project and Housing Manager	Department of Community Supervision, Reentry Services Division
Kelly Evans	HOME-ARP Manager	Department of Community Affairs
Maria Stephenson	Director of Research and Data Services	Department of Community Supervision
Michele Stanley	Director of Reentry Services	Department of Community Supervision, Reentry Services Division

Comments

See Department of Community Supervision Comments (Organizations Consulted, Subsection 5.c.)

**3.c. Corporation for Supportive Housing (CSH)**

Date: September 16, 2022

Total Participants: 2

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Deirdre Bolden	Director, Southeast	Corporation for Supportive Housing (CSH)
Kelly S. Evans	HOME-ARP Manager	DCA

Comments

“The Supportive Housing Institute is available to provide technical assistance to developers, local governments, and non-profits. Core competencies include:

- Deeper understanding of how to develop new supportive housing projects
- Competitive edge among supportive housing providers
- Powerful network of peers and experts
- Strong, effective development team that leverages the strengths of each team member”

**3.d. Georgia Department of Behavioral Health and Developmental Disabilities**

Date: September 26, 2022

Total participants: 5

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Cedric Bryant	Business Operations Specialist	DBHDD
Maxwell Ruppensburg	Director, Office of Supportive Housing	DBHDD
Letitia Robinson	Assistant Director, Office of Supportive Housing	DBHDD
Carol Caraballo	Director, Office of Adult Mental Health	DBHDD
Jeanette Pollock	Special Projects Manage	DBHDD
Kelly Evans	HOME-ARP Manager	DCA

Comments

See Department of Behavioral Health and Developmental Disabilities Comments (Organizations Consulted, Subsection 6.b.)

**3.3. Georgia NAACP State Housing Committee**

Total Participants: 3

<b>Name</b>	<b>Title</b>	<b>Email</b>
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Penny Poole	State Housing Committee Chair, GA NAACP	<a href="mailto:president@naacpgwinnett.org">president@naacpgwinnett.org</a>
Evan Walker-Wells	Legal Fellow, NAACP	<a href="mailto:ewells@naacpnet.org">ewells@naacpnet.org</a>
Kelly Evans	HOME-ARP Manager, DCA	<a href="mailto:Kelly.Evans@dca.ga.gov">Kelly.Evans@dca.ga.gov</a>

Comments

See NAACP of Georgia Comments (Organizations Consulted, Subsection 6.d.)

4 Conferences

**4.a. Fall 2022 GAHRA Conference presentation to Public Housing Authorities**

Total participants: 22

**4.b. 80<sup>th</sup> Annual Georgia NAACP State Conference presentation**

Total participants: 26

# Appendix B

## *HOME-ARP Survey and Forum Attendee Feedback*

The following comments were made during the forums and in the HOME-ARP survey responses:

- The rural parts of the state need assist with homelessness and those in trouble of being homeless. The metro area always gets the funds and the rural areas get left out
- Tiny house communities are so needed
- Support and programs south of Macon
- Clayton County needs great assistance for minority / low-income individuals and families at risk of eviction. Preferably that nonprofits can dispense supportive services and financial assistance.
- Clients need support maintaining housing and support access other services to support their stability.
- We have many families who can't afford rent anymore. As a result, they are moving together, causing over-crowding of homes. As a consequence of this, we have seen a marked increase in cases of domestic violence (+112%) and child sexual abuse (+231%).
- There is a great need for affordable housing with supportive services for the elderly 62 years of age of older. These units will provide very low-income elderly with options that allow them to live independently in an environment that provides support activities such as cleaning, cooking, and transportation. The goal is to encourage recipients to live as independently as possible with some assistance in activities of daily living (ADLs) that are needed.
- Lack of affordable housing in most of the counties we serve....no place to rent.
- We are a rural community; whereby, there has traditionally been a lack of housing for eligible families. Additional housing will help to supply the demand for more affordable housing for low-income families.
- Rental Housing Development in this area would only be beneficial in this area if it were substantively subsidized. Housing options in the Savannah are available the larger barrier is affordability. Developing rental housing in the current market does little to provide obtainable options for the clients we serve.
- Non-Congregate Shelter Development are useable for the short term; however, they tend to be too short term or lasting effectiveness.
- Rental Housing Vouchers for our population are currently available. The barrier for these is not the availability but finding individuals to accept them. In this area and surrounding areas, property owners who accept vouchers have been difficult to find. The very few that do accept them often offer substandard housing options and housing in high crime areas. As such, supportive services would likely be most beneficial for our population and area. It is my hope that the supportive services would include supportive housing, combining affordability with intensive coordinated services to assist individuals struggling with chronic mental health issues maintain stable housing and obtain appropriate health care, in addition to, providing permanence
- The poor need more money for housing that they can earn.
- There is a lack of income base rental housing development in Chatham County. Homeless individuals need immediate rental housing that are available with staff employed that understand that individual is homeless or is at risk of being homeless. Individual who are homeless or is at risk of being homeless may not be prepared to seeking/ obtain a house with a house voucher through a privately owned apartment or house. Some individual need assistances from housing development to maintain their home once they obtain housing.
- Growing gap in affordable housing options

- Most of the referrals that we get for our services in general are individuals that are homeless or at risk of homelessness. There is not enough housing in our area to house everyone that needs housing. Our PSH program has a waiting list. It is also difficult to find properties that will rent to our clientele due to their credit, and criminal backgrounds. Many individuals that are needing housing has very low or no income at all.
- Due to safety precautions taken to respond to the COVID-19 pandemic, we reduced our bed capacity in our emergency shelter to a single head of household/family in each of our eight bedrooms. Historically families have shared bedrooms to serve as many homeless individuals as possible. Reducing our bed capacity ultimately reduced the number of families we could help at a time in the facility. Although we placed families seeking shelter in a local hotel for overflow, hotel stays are not the safest options for victims of domestic violence, confidentiality is hard to ensure, providing support services in a hotel or virtual environment is not conducive to being client-centered, and hotel operational cost are expensive over a long span of time. The additional healthcare crisis the COVID-10 pandemic, and any future similar pandemic, creates for homeless victims of domestic violence makes it necessary for us to prioritize providing new strategies to house those fleeing dangerous situations in socially distanced acceptable ways.
- We strive to ensure our clients find safe, affordable housing before leaving our shelter; however, that is not easy in our area. Rental properties that are affordable are extremely hard to find.
- We are a rural and high-poverty area and many of our landlords increase rental prices. The HUD 811 program has not been successful in our region. Our agency conducted a Community Needs Assessment in 2020, and much feedbacks were about affordable housing. This region needs affordable housing units and stocks.
- Rental costs have skyrocketed to outrageous amounts. This makes it a challenge for folks to be eligible for safe housing. It also makes it difficult to keep housing. Develop plans to address the below needs. Please consider; Folks who have bad credit, Folks who have had a previous eviction, A plan for helping people who can't maintain these high rents long term.
- For the housing first model to succeed, there must be enough affordable housing units available to place homeless individuals and families into. The creation of affordable rental housing, subsidized with federal, state, and local funding, allows agencies to place the unsheltered in a housing unit, assist in their stabilization and then connect them to needed services. Non-congregate shelter is also an option, but more permanent housing units solves the long-term problem and secures housing for those that are most vulnerable and in need of it.
- Athens-Clarke County is the smallest county (regarding land) in the state. It also is home to the University of Georgia. Developers work to create off-campus housing options for students that are unaffordable to local families and individuals on fixed incomes. The combination of a lack of space for new construction and the realities of the market makes it difficult for us to create the housing stock we need for our low to moderate-income community members.
- Needed for homeless, evictees so they can receive needed services--job training, counseling, etc.--until they obtain jobs/ample income to afford permanent housing. Affordable rents/housing is also necessary.
- Many people in homelessness on our streets have nowhere to go except a hotel for 2 weeks. This does not solve the solution. If we had funds available to stabilize people for up to 90 days to 6 months and assist them with mental health stabilization, work placement and structured living and building up to autonomous financial responsibility we could prevent chronic homelessness issues from continuing and break the cycle.
- Very difficult to find suitable and safe housing in our rural area.
- Preservation of affordable housing is in dire need of support - especially unsubsidized affordable housing of smaller sizes. We are losing units, and there are not prioritized resources to do this at scale.

- I hope we will find a way to use these funds to support people living with and affected by HIV/AIDS. Particularly those that are at risk of homelessness
- HOME-ARP QAP scoring to incentivize affordable housing development to mitigate homelessness for the I/DD populations especially those at risk for homelessness due to living with aging parents. Perhaps co-housing for older adults work I/DD adults.
- How can we structure the funds to make sure that whatever is created is sustainable beyond 2030?
- I hope we will find a way to help people that are too chronically mentally ill to overcome some of the application eligibility requirements to get them housed
- Please don't forget about South GA. Can funds be used with USDA?  
Forum feedback for populations to address with HOME-ARP funds:
- Diverse people from all backgrounds with amazing talents abilities and some burdened with monumental challenges
- Mental illness clients
- Precariously Housed
- Young adults 18-24
- Homeless, mentally ill, unemployed, underemployed, aging out of foster care, fleeing domestic violence.
- People with multiple barriers to stability. Frequent users of our local health care and justice systems
- Individuals who are working or have limited income and lack family/community resources to afford a place of their own.
- Homeless youth. Those that “couch surf” and don’t meet HUD homeless definition. Youth who aged out of foster care. Parenting youth
- Chronically homeless individuals and families that have experienced COVID
- Those who are lacking one or more suitability factors to change their mindset of homelessness.
- Limited income and single parents
- Elderly, Veterans, Families, Teenagers, DV Survivors, Sexual Assault Victims.
- Working poor, dv women and children
- Minority and low-income individuals who have lost jobs / wages during the pandemic. These individuals are resilient
- Mental health diagnosis
- People with more than one issue; homeless AND disabled, low income AND domestic violence involved.
- Low wage earners and single parent households
- People with felony backgrounds-especially sex offenders
- Single individuals, single parents, low to moderate income, prison released
- Asset income constrained Employed 2. People in communities with very little “affordable housing” options 3. Chronically homeless
- Veteran families who are homeless or at risk of being homeless and the population of homeless individuals.
- Experiencing substance use disorder or mental health concerns
- Anyone experiencing homelessness or insufficient income to afford housing
- I believe that all are needed to help and accommodate struggling families, however supportive services can prevent and prepare a homeowner for increasing prices in many different areas of life.
- It is my belief that all families should have access to safe, decent, and affordable housing. With more rental opportunities, many families will realize their dreams and aspirations to live in affordable housing that's maintained in a safe manner.
- National church residences provide an array of supportive housing in jurisdictions in and outside Georgia. However, the funding in GA is the MOST limited and reliant on fundraising. The ability



to have a long-term commitment for supportive housing is the KEY to providing long term opportunities to address homelessness.

- Stop Gentrification in my town. Keep residents from fleeing at risk of becoming homeless. Rents out of control.
- During the COVID-19 pandemic, many homeless persons experience compounding risks of exposure as well as increased risks of serious symptoms and/or complications. To address the impact of the coronavirus pandemic on homeless people with a disability, immediate and comprehensive action, grounded in the principles of affordability for person who are coming out of chronic homelessness and yearn for a permanent place to call home is desperately needed.
- I encourage you to consider preservation of rural properties as well, as there are limited sources towards preservation of these critical properties.
- Lack of available housing, especially for lower-income earners

### Georgia Supportive Housing Association

- **Needs Unique to Georgia:** Georgia lacks adequate funding to pay supportive housing providers for the essential supportive services they provide to vulnerable populations across the state. Georgia has committed developers of supportive housing, however, due to the burden of inadequate supportive services funding, many are making tough decisions to eliminate supportive housing projects from their portfolios. An additional related impact of the lack of resources is rapid turnover of staff due to low wages, and turnover at the executive level due to the funding stresses on these non-profit organizations. In addition, supportive housing providers have a lack of discretionary funds for emergency needs, a lack of funding for requisite expenses, and a scarcity of liquid assets to use as matching funds to apply for grants.
- **Recommendations for HOME-ARP Activities, Allocations, and Impact:** Coordinate with local jurisdictions and developers to braid and leverage HOME-ARP funds with other state and federal funding sources, including: the Low-Income Housing Tax Credit (LIHTC) program, State and Local Housing Trust Funds, Community Development Block Grants (CDBG, CDBG-CV), the traditional HOME Investment Partnership program funds, and additional ARPA resources such as the State and Local Fiscal Recovery Funds (SLFRF)
  - GSHA Recommended the following investments:

Purpose	Funding Amount	Percent of Grant	Statutory Limit
Capital Investment for new Construction and/or Acquisition and Development of Existing Non- Congregate Shelter or other facilities for creation or conversion to integrated affordable housing with PSH. (ex: Affordable Rental Housing with PSH, Acquisition and/or rehabilitation of motels to create or expand non-congregate shelter facilities.)	\$42M Braid with HOME Funds, CDBG, CDBG-CV, and ESG-CV	48%	For CDBG-CV, Housing Support Services, Operation of Shelters: 51% of clients must be low and moderate income. The remaining clients may be of any income
Supportive Services Non-Profit Operating, Non-Profit Capacity Building	\$22M	25%	Non-Profit Capacity Building 5% Non-Profit Operating 5%
Tenant Based Rental Assistance (TBRA)	\$15M Braid with ESG-CV	17%	

Administrative and Planning	\$8 million	9%	15%
<b>Total HOME-ARP Allocations</b>	<b>\$87M</b>		

- Award capital for projects that create permanent supportive housing units. Georgia needs more units of quality permanent supportive housing with low barriers to entry, which requires capital investments for new construction and development.
  - Funding for capital investments in PSH units should include acquisition, construction, and associated development costs. This funding should support the creation of new PSH units targeted to households earning below 30% of Area Median Income with multiple barriers to housing stability. It should add to the community’s inventory through new construction, rehabilitation of existing vacant units, the conversion of existing residential units to targeted use for PSH, or hotel/motel conversions to single-room occupancy (SRO). For these funds, DCA should incentivize units with low barriers to entry with limited restrictions on criminal background, credit and eviction history and no requirements for mental health stability and/or sobriety. Units should be service supported by a qualified provider, with tenant participation being voluntary.
  - Development models that incorporate a significant number of PSH units are desirable to meet our state needs.
  - Allowing for greater than 20% set-aside of PSH units is consistent with the Mandate. Thoughtfully designed developments that commit to greater than 50% of the units as PSH units can be consistent with the Mandate.
- Provide vitally needed funds for services, operating, and capacity building. DCA can consider creating a flexible spending fund (FSF) that supplements funding for supportive services, non-profit operating expenses, and non-profit capacity building. An allocation from HOME-ARP can seed a FSF for these critically needed purposes.
  - These critically needed purposes include:
    - Funding for housing stabilization activities: Support with housing and benefits applications and reexaminations; treatment or case planning; transportation for clients; coordination of ongoing healthcare, including mental health and substance use treatment; support with managing tenancy and community relationships as well as organizational support to develop capacity to provide quality services.
    - Community-Based Services Capacity Building
    - Needed matching funds for grants
    - Providing a bridge for supportive services provided to consumers. Funding for services will help agencies develop infrastructure and build capacity to bill Medicaid, as well as pay for non-Medicaid eligible services and consumers who do not have Medicaid insurance.
    - Capacity building, training, and ongoing technical assistance to providers of supportive housing
- Allocate funds for rental assistance. We recommend braiding HOME-ARP funds to capitalize a reserve of HOME Investment Partnership Program (HOME) funds to be used to develop PSH set asides in multifamily rental properties. This rental assistance can pair with HOME-ARP capital and/or funding from a (FSF). Utilization of CDBG-CV funds can be a complementary funding resource.
  - For an allocation amount of tenant-based rental assistance (TBRA), consider the practicality of allocating funds that will be subject to fair market standards.<sup>2</sup> In the current climate of increasing rents, voucher holders have limited access to affordable housing that meets FMR requirements due to limited inventory. Also, there is more funding for TBRA through other HUD programs like ESG and SHP. And, the State of Georgia may not have adequate provider capacity to administer these programs.

- We do not recommend HOME-ARP funds be connected to the 9% LIHTC program. The HOME-ARP funds are earmarked for homelessness and could potentially be usurped by affordable housing development projects without PSH units.
- Expected Outcome and Impact: The undersigned believe that the recommended allocation of HOME-ARP funding, with the allocation of braided funds, will result in existing PSH providers maintaining their programs and expanding capacity as well as the creation of new units and programs. We believe this funding, in addition to other projects utilizing the state's Low-Income Housing Tax Credit (LIHTC) 4% program, state and local housing trust funds, HOME program funds, CDBG-CV, and ESG-CV, will create quality supportive housing at the scale needed. We share DCA's interest in serving Georgia's residents with significant vulnerabilities with housing and supportive care. We look forward to data from the statewide assessment of affordable housing and supportive housing to assist with concrete measures of need versus current supply, and a long-term statewide strategy to work with partners (such as the Continuums of Care and housing authorities) to preserve and expand affordable and PSH housing stock.
- Continued recommendation is to braid HOME-ARP funds. We support the use with the Low-Income Housing Tax Credit (LIHTC) program as proposed in the draft. Further braided of funds with CDBG, CDBG-CV) and the traditional HOME investment partnership program funds is desirable
- We recommend leveraging sustained funding, such as HOME funds and CDBG-CV (non-entitlement jurisdiction \$42.4M) to the one-time HOME-ARP funds, to maximize impact. The braided funds can be used to create a flexible spending fund. It can be allocated to providers in grants for:
- Funding for housing stabilization activities - Funding for such services (Medicaid & housing (continues to be unsystematic, inadequate, and unreliably funded via in-house fundraising. We recommend carve-out funding to enable support with housing navigations, benefits applications, and reexaminations; treatment or case planning, transportation for clients, coordination of ongoing healthcare – including mental health and substance use treatment, support with managing tenancy and community relationships as well as organization support to develop capacity to provide quality services.
- Community-based services capacity building – Georgia is lacking widespread service coordination, hiring and staff retention, which has become a significant challenge during the pandemic. The production of additional permanent supportive housing will require expanded capacity among service providers to meet the supportive service needs of the households these units will serve.
- Needs matching funds for grants – During the pandemic, most PSH provides have less liquid assets and cash on hands, which causes an inability to match funds for existing grants and to apply for new grants
- Providing a bridge for supportive services provided to consumers – Recommending that related terms for services funding tied to constructed or rehabilitated housing development also be for a 15-year period. This will ensure funders are provided with the commitment needed for the lifetime of the compliance period. If funding is to be provided directly to agencies, it is recommended that opportunity for collaboration and education be provided so that local providers are able to know and understand the resources available locally. (e.g.: NY State Regional Resource Development Centers (RRDC)) Funding for services will help agencies develop infrastructure and build capacity to bill Medicaid, as well as pay for non-Medicaid.
- Capacity building, training, and ongoing technical assistance to providers of supportive housing. Funding is needed to ensure existing and new supportive housing units meet quality standards, operate according to evidence-based practices, and can expand programs and develop new programs to meet the needs of their communities.
- In the Recommendations for HOME-ARP “HOME for the Homeless” provided by GSHA and CSH, we recommended that HOME-ARP funds not be connected to the 9% LIHTC program, as these dollars earmarked for homelessness could potentially be usurped by housing development projects

without PSH units. Please allow us to clarify that safeguards can be put in place to prevent this, as follows:

- Requiring a budget line item for supportive services as part of the HOME/ 9% preapplication, identifying that such budget would be part of the HOME-ARP funding commitment for the 15-year compliance period, in addition to the HOME-ARP construction/perm loan. These funds could be escrowed at closing by DCA with an annual drawdown by the owner.
- We also provide the following recommendations for allocation of these funds, as they are extraordinary in being tailored for use for supportive housing for people experiencing homelessness and people with high risks of homelessness in institutional and crisis systems. Our recommendations are as follows:
  - Allow for HOME-ARP funds to be used in 4% projects, when the round re-opens. Due to typical underwriting volume, these projects are larger volume than 9% projects, thus providing a larger volume of units. In addition, it is the primary vehicle of LIHTC preservation projects.
    - Again, adding funding for services to prevent homelessness/facilitate re-housing unsheltered households of the 15-year compliance period will create sustainability and satisfy lenders and syndicators underwriting of such services with operating expense of the property. These funds could be escrowed/expended at closing by DCA with an annual drawdown by the owner.
  - Because 4% deals bring in less equity than 9% deals, utilize HOME-ARP to offset the gap and add additional soft monies (traditional HOME, CDBG, AHP from FHLB etc.)
- Create regional resource development centers to act as coordination organizations to collaborate services between DBHDD, DCA, DCH et al for the benefit of households experiencing homelessness. These organizations would be responsible for facilitating re-housing and service coordination between agencies locally. These organizations can be subcontractors for Section 8 or state funded voucher programs in areas of Georgia where the local Public Housing Authority does not administer voucher programs.
- Ensure that special needs voucher programs align with the May application for LIHTC applications, and issue commitments before April. Certain programs, such as VASH and the GHVP, would pair well with supportive housing set asides.

# Appendix C Listening Session Dates, Attendance, Data

## HOME-ARP 2025 Substantial Amendment Update Listening Sessions (Public Comment on Additional Populations for HOME-ARP to Serve)

Listening Session #1 - Thursday, February 6, 2025 from 2:00 pm - 3:15 pm

1.a. Georgia Department of Community Affairs

Total participants: 5

Name	Title	Organization
Laura Holland	Policy & Special Projects Director	DCA
Ilona Nagy	HOME-ARP Manager	DCA
Jodie Key	HOME-ARP Specialist	DCA
Amanda McKearn	Coordinated Entry System Coordinator	DCA
Jimmy Harris	Coordinated Entry System Coordinator	DCA

2.a. Homeless and Domestic Violence Service Providers

Total participants: 8

Name	Title	Organization
Suzanne Dow	Executive Director	Georgia Mtn. Women's Center
Michelle Girtman	Executive Director	Waycross Area Shelter for Abused Person Inc
Michelle Black	Resource Development	Georgia Mountain Women's Ctr Circle of Hope
Meg Rogers	Executive Director	Cherokee Family Violence Ctr
Mike Fisher	Program Planner	Ninth District Opportunity, Inc.
Chrystal Coker	Housing Compliance Manager	Ninth District Opportunity, Inc.
Glenn Keen	CFO	Circle of Friends
Ada Wikina	Program Director	Zion Keepers

Comments:

“According to DCA 2022 PIT - Adult survivors of domestic violence were the largest sheltered and unsheltered subpopulation statewide from 2017 to 2022. Those same individuals need affordable housing.”

“I would like to see chronic homeless, disabled veterans served and maybe also single moms who face more challenges than a 2-parent household.”

3.a. Developers and Property Management Companies

Total Participants: 17

Name	Title	Organization
Shawna Harkins	Development Assistant	Investors Management Company

Melissa McKnight	Owner	Southeast Housing
Denis Blackburne	Senior Vice President	Woda Cooper Companies
Britni Grimes	Regional Development Director	Tapestry Development Group
Jon McKnight	Principal	Southeast Housing Partners
Paulick, Sophia	Development Specialist	Woda Cooper Companies
Robert Fink	Chief Development Officer	Columbia Residential
Robert Haley	Principal	Lowcountry Housing Communities
Ben Parker	Development Manager	Zimmerman Properties
Jon Toppen	President	Tapestry Development Group, Inc.
Brian Dollar	Senior Project Manager	Tapestry Development Group
Scott Nelson	Principal	Piedmont Housing Group
Louisa Bukiet	Housing Development Manager	The Kelsey
Oscar Coronado	Director of Development	Olympia Construction
Samantha Brown	Vice President	Laurel Street Residential
Cori Honore	Managing Partner	Duke Hill Properties
Ashley Murphy	Associate	Blue Ridge Atlantic (BRAD)

Comments:

“As DCA knows, but to put it on record, we would like projects to be able to house only domestic abuse survivors on a property funded by HOME-ARP. I’m not sure exactly how that should be described as a preference or limitation under the definitions you showed earlier.”

#### 4.a. Local Governments

Total Participants: 3

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Ann Isaac	Program Manager	Fulton County Department of Community Development
Paulette Haase	Admin Coordinator	Fulton Co. Gov. Depart. of Community Development
Brenda Wade	Grants Administration Manager	Southwest Georgia Regional Commission

#### 5.a. Grant Writers

Total Participants: 1

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Veronica Kulon	Grant Consultant	Resurgens Impact Consulting

Listening Session #2 - Tuesday, February 18, 2025, from 10:00 am - 11:30 am

Total Attendees: 56

1.a. Georgia Department of Community Affairs

Total participants: 4

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Laura Holland	Policy & Special Projects Director	DCA
Ilona Nagy	HOME-ARP Manager	DCA
Jodie Key	HOME-ARP Specialist	DCA
Kathy Papa	Regional Rep	DCA

2.a. Homeless and Domestic Violence Service Providers

Total participants: 15

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Lucille Husbands	Fiscal/HR/Admin. Manager	Waycross Area Shelter for Abused Persons, Inc.
Suzanne Dow	Executive Director	Georgia Mtn. Women's Center
Leah Spuhler	Director of Social Services	Salvation Army
Jae Shim	Housing Counselor / Office Manager	CPACS
Tenea Strayhorn	Program Coordinator	Chosen Vessels
Michelle Girtman	Executive Director	Waycross Area Shelter for Abused Person Inc
Michelle Black	Resource Development	Georgia Mountain Women's Ctr Circle of Hope
Sashe Omogiate	CEO	Imani Within Foundation Inc
Alison Bender	Executive Director	Brookdale Resource Center
Teresa Smith	Executive Director	S.H.A.R.E. House
Stephanie Hill	Grants Manager	Nicholas House
Veronica Sigalo	Executive Director	Zion Keepers
Gloria Woodard	Marta Hope Case Manager	Hope Atlanta
Katrina Bostick	CEO/Executive Director	Family Promise of the Coastal Empire
Cindy Smith	Parent Engagement & Homeless Liaison	Pelham City School

3.a. Developers and Property Management Companies

Total Participants: 25

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Shawna Harkins	Development Assistant	Investors Management Company
Timothy Burke	Development Coordinator	LDG Development
Amon Martin	President	Radiant Development Partners, LLC
Troy Collins	Partner, Developer	Five Points Development, LLC

Jon McKnight	Principal	Southeast Housing Partners
Brock Thompson	Development Project Manager	Gorman & Company
Devin Blankenship	Partner	Talon Development LLC
Robert Haley	Principal	Lowcountry Housing Communities
Philip Searles	Developer	Beverly J. Searles Foundation
Joann Costa-Cordero	Asset Management & Developer In-Training	Beverly J. Searles Foundation
Josh Thomason	Principal	Piedmont Housing Group
Carl King	Portfolio Manager	Walton Communities
Scott Nelson	Principal	Piedmont Housing Group
Robert Pope	Acquisitions	Grove Creek Ventures, LLC
Oscar Coronado	Director of Development	Olympia Construction
Tim Smith	Acquisitions	Grove Creek
Richard Bell	Owner	R Bell Realty
Ben Elbe	Principal	Lowcountry Housing Communities, LLC
Max Elbe	Principal	Lowcountry Housing Communities, LLC
Sara Haas	Vice President for Lending, Capital and Compliance	ANDP
Karyl Bentley	Senior Housing Development Service Manager	Atlanta Neighborhood Development Partnership, Inc.
Tanisha Grandison	Admin Assistant	Housing and Community Development
Jeremy Bunch	Inspector	Housing and Community Development
Jacqueline Gregory	Loan/Accounting Coordinator	Housing and Community Development
Deandrea Williams	Program Coordinator	Housing and Community Development

4.a. Local Governments  
Total Participants: 9

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Wanzina Jackson	Director Economic and Community Development Department	Macon-Bibb County
Ken Braden	Construction Specialist	Macon-Bibb Economic and Community Development Department
Tyronda Dixon	Accounting Supervisor	City of Augusta
Paulette Haase	Admin Coordinator	Fulton Co. Gov. Dept. of Community Development
Harriet Hollis	Acting Director, Disaster and Grants	Dougherty County Commission
Reggie Barner	Housing Inspector	Augusta Richmond County
Ashley Bradburn	Housing Program Coordinator	Augusta Richmond County
Eva Kennedy	Executive Director	Northeast Georgia Regional Commission



Lavita Weems	Cabin Agent	Atlanta Housing
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5.a. Grant Writers

Total Participants: 1

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Christine Pickering	Grant Writer	Resurgens Impact Consulting

6.a. Supportive Housing Consultants

Total Participants: 2

<b>Name</b>	<b>Title</b>	<b>Organization</b>
Deirdre Bolden	Director, Southeast	Corporation for Supportive Housing (CSH)
Sharolyn Griffin	Senior Program Manager, Southeast	Corporation for Supportive Housing (CSH)

# Appendix D

## *Additional Forum Attendees*

### **GA Public Housing Authorities Focus Group for New Housing for Homeless Grant Program**

August 9, 2022

3:00 – 4:00 PM

<b>Name</b>	<b>Name of Organization</b>	<b>Type of Organization</b>
D'Amber Smith		
Sadeckas, Ken	Atlanta Housing	Public Housing Authority
14783969139		
Carrie Jarrett	Milledgeville Housing Authority	Public Housing Authority
Pete Walker	Housing Authority of Dekalb County	Public Housing Authority
Kevin Jones	Buford Housing Authority	Public Housing Authority
Kevin Jones	Buford Housing Authority	Public Housing Authority
Rick Parker	Athens Housing Authority	Public Housing Authority
Sara D. Patenaude	Housing Authority of the City of Decatur	Public Housing Authority
John Marria		
Kevin Stuart		
Sandra	Northwest Georgia Housing Authority	Public Housing Authority
Trey McElveen	Athens Housing Authority	Public Housing Authority
Monifa Johnson	Housing Authority of the City of Statesboro, GA	Public Housing Authority
17064015231		
Josh Beck	Housing Authority of Vidalia	Public Housing Authority
Rena Boykin		
12293394138		
Zena Zahran (Guest)		
Michelle Yawn	Housing Authority of the City of Winder, GA	Public Housing Authority
Russell Nast		
Zena Zahran		
Rose Simpson		
Adriana Meadows	Marietta Housing Authority	Public Housing Authority
Kevin Stuart		
17066783263		
Zena Zahran		

### **Fair Housing Considerations Focus Group for New Housing for Homeless Grant Programs**

August 10, 2022

3:00 – 4:00 PM

<b>Name</b>	<b>Organization</b>	<b>Type of Organization</b>
Christy Barnes	Georgia Department of Community Affairs	State Agency
Jessica Bernacchi	HUD	Federal Agency

### **Focus Group for New Housing for Homeless Grant Programs - Considerations for People with Disabilities**

August 11, 2022 3:00 – 4:00 PM

<b>Name</b>	<b>Organization</b>	<b>Type of Organization</b>
Jessica L. Jones	Avita Community Partners	Community Service Board
Greg Sadler (Guest)		
Bowman, Shirley	Serenity Behavioral Health Systems	Community Service Board
Angela Holt	Middle Flint Behavioral HealthCare	Community Service Board
Michelle T. Thompson	Avita Community Partners	Community Service Board
Carla Myers	Lookout Mountain Community Services	Community Service Board
PHenry (Guest)		
Pamela Cartwright	Legacy Behavioral Health Services	Community Service Board
Evan M. Mills	Advantage Behavioral Health Systems	Community Service Board
Meredith Swartz	Atlanta Regional Community Health Initiative	
Glass, Dana	Aspire Behavioral Health and Developmental Disability Services	Community Service Board
Phylicia Anderson, Gateway CSB (Guest)	Gateway Community Service Board	Community Service Board
Shane Hester (Guest) 12294304005	River Edge Behavioral Health	Community Service Board
Barbara Green-Flood 14788037808	Atlanta Regional Community Health Initiative (ARCHI)	Community Service Board
Jerry Smith	Community Service Board of Middle Georgia	Community Service Board
Marisel Risner Sivley	Georgia Supportive Housing Association	
Shonda Miller	Unison Behavioral Health	Community Service Board
Erika Parks	River Edge Behavioral Health	Community Service Board
Elizabeth Appley		
Deirdre Bolden	Atlanta Regional Community Health Initiative	
Sheshawn Miller		
Chad Jones (Guest)	Supportive Housing Advisory on Residential Experiences (SHARE) committee; Viewpoint Health	
Melissa Kazakides	Behavioral Health Planning and Advisory Council (BHPAC)	
Lee Pavlik	Aspire Behavioral Health and Developmental Disability Service	Community Service Board
Lee Pavlik	Aspire Behavioral Health and Developmental Disability Service	Community Service Board
Cindy Levi	Avita Community Partners	Community Service Board
Priya Patel	Legacy Behavioral Health Services	Community Service Board

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# SF-424s, SF-424d, and Certifications

OMB Number: 4040-0004

Expiration Date: 12/31/2022

Application for Federal Assistance SF-424		
<p>* 1. Type of Submission:</p> <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		
<p>* 2. Type of Application:</p> <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision		
<p>* If Revision, select appropriate letter(s):</p> <input type="text"/>		
<p>* Other (Specify):</p> <input type="text"/>		
<p>* 3. Date Received:</p> <input type="text" value="05/03/2022"/>		<p>4. Applicant Identifier:</p> <input type="text"/>
<p>5a. Federal Entity Identifier:</p> <input type="text"/>		<p>5b. Federal Award Identifier:</p> <input type="text"/>
<p><b>State Use Only:</b></p>		
<p>6. Date Received by State:</p> <input type="text"/>		<p>7. State Application Identifier:</p> <input type="text"/>
<p><b>8. APPLICANT INFORMATION:</b></p>		
<p>* a. Legal Name: <input type="text" value="Georgia Department of Community Affairs"/></p>		
<p>* b. Employer/Taxpayer Identification Number (EIN/TIN):</p> <input type="text" value="58-1259426"/>		<p>* c. UEI:</p> <input type="text" value="807479084000"/>
<p><b>d. Address:</b></p>		
<p>* Street1: <input type="text" value="60 Executive Park South, NE"/></p>		
<p>Street2: <input type="text"/></p>		
<p>* City: <input type="text" value="Atlanta"/></p>		
<p>County/Parish: <input type="text"/></p>		
<p>* State: <input type="text" value="GA: Georgia"/></p>		
<p>Province: <input type="text"/></p>		
<p>* Country: <input type="text" value="USA: UNITED STATES"/></p>		
<p>* Zip / Postal Code: <input type="text" value="30329-2296"/></p>		
<p><b>e. Organizational Unit:</b></p>		
<p>Department Name:</p> <input type="text" value="GA Dept. of Community Affairs"/>		<p>Division Name:</p> <input type="text" value="Housing Finance Development"/>
<p><b>f. Name and contact information of person to be contacted on matters involving this application:</b></p>		
<p>Prefix: <input type="text" value="Mr."/></p>	<p>* First Name: <input type="text" value="Tommy"/></p>	
<p>Middle Name: <input type="text"/></p>		
<p>* Last Name: <input type="text" value="Lowman"/></p>		
<p>Suffix: <input type="text"/></p>		
<p>Title: <input type="text" value="Division Director"/></p>		
<p>Organizational Affiliation:</p> <input type="text" value="Georgia Department of Community Affairs"/>		
<p>* Telephone Number: <input type="text" value="404-679-3101"/></p>		<p>Fax Number: <input type="text"/></p>
<p>* Email: <input type="text" value="Tommy.Lowmon@dca.ga.gov"/></p>		

**Application for Federal Assistance SF-424**

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

A: State Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

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

US Department of Housing and Urban Development

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

14.239

CFDA Title:  
HOME Investment Partnership Program

**\* 12. Funding Opportunity Number:**

\* Title:  
HOME - ARP

**13. Competition Identification Number:**

Title:

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

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

HOME - ARP

Attach supporting documents as specified in agency instructions.

**Application for Federal Assistance SF-424**

**16. Congressional Districts Of:**  
\* a. Applicant  \* b. Program/Project

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

**17. Proposed Project:**  
\* a. Start Date:  \* b. End Date:

**18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="87,655,165.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="87,655,165.00"/>

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**  
 a. This application was made available to the State under the Executive Order 12372 Process for review on   
 b. Program is subject to E.O. 12372 but has not been selected by the State for review.  
 c. Program is not covered by E.O. 12372.

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

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**  
 \*\* I AGREE  
\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

**Authorized Representative:**

Prefix:  \* First Name:   
Middle Name:   
\* Last Name:   
Suffix:

\* Title:

\* Telephone Number:  Fax Number:

\* Email:

\* Signature of Authorized Representative:  \* Date Signed:

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

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


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

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

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.



11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Commissioner
APPLICANT ORGANIZATION Georgia Department of Community Affairs	DATE SUBMITTED 6-3-2022

SF-424D (Rev. 7-97) Back

## HOME-ARP CERTIFICATIONS

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

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

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

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

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

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

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

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



Signature of Authorized Official

6-3-2022  
Date

Commissioner GA Department of Community Affairs  
Title