CLACKAMAS COUNTY

HOUSING AND COMMUNITY DEVELOPMENT DIVISION

2024 CAPER

CONSOLIDATED ANNUAL PERFORMANCE REPORT

(For program year July 1, 2024 to June 30, 2025)

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Attachment 2: PR 26 CDBG Financial Summary Report

Attachment 3: PR 23 Summary Accomplishments Report

Attachment 4: PR 09 HOME and CDBG Program Income

CR-05 - Goals and Outcomes

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

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

Clackamas County Housing and Housing and Community Development Division used CDBG, HOME and ESG funds to complete capital improvement projects, public services and housing projects, program and activities during the 2024 program year. Major CDBG projects completed include: Molalla Civic Center ADA improvements, River Road Park Ave ADA Crosswalk, Foodbank Freezer installation, Milwaukie ADA Ramps, completion of the Clackamas Services Center homeless services expansion and the continued phased work of the Haven House transitional living center located in Milwaukie. Public Services projects included: Employment Connections, the Housing Rights and Resources Program and, the Childrens Programing for DV survivors.

The CDBG Financial Summary Report (PR 26) included as Attachment 2, indicates that in Program Year 2024, Clackamas County expended 100% of funding on projects that benefitted Low Mod households and persons. Public Services expenditures represented 13.86% of total CDBG expenditures and the Planning and Administration expenses were 24.8 % of total expenditures. Administration expenditures included expenditures from prior year expenses as well as current year expenses. These percentages are variable due to staff time on reporting, administration and contracts as well as the timing of project completions based on when the funds are drawn from IDIS. For more details see Attachment 2.

PROJECTS THAT WERE ADDED OR CANCELLED BY AMENDMENT:

(2024/0008) 2024-2025 Optional Emergency Assistance. Emergency assistance to individuals or agencies for emergency assistance due to a fire, landslide, snowstorm, flood or other such emergency. This project is cancelled. $51,700 allocated for this project were re-programmed as contingency funds.

(2023/0002) Habitat for Humanity Land Purchase. Project Cancelled. The $550,000 of CDBG funds allocated for this project were re-allocated to 2 affordable housing projects in the 2024 program year.

FY2024 New Project: Arbor Terrace Apartments health and safety building improvements for 25 units of affordable housing. $250,000 of CDBG funds will be allocated to this project from Contingency Funds. Project will include replacement and repairs to driveway, walkways, drainage, and safety improvements on the property. Other improvements may include energy efficiency heating and cooling systems upgrades to all apartments at 127 N. Cole Ave in Molalla.

FY2024 New Project: Charleston Apartments heating and cooling updates to improve health and safety of 52 units of housing for very low income households in Wilsonville. $250,000 of CDBG funds were allocated to this project from Contingency Funds. Improvements will include repairs or replacements of exterior roofs, windows, doors and driveways to improve drainage.

Lead Based Paint Testing 2023-2026: This is a new project and activity to fund lead-based paint testing in residential properties of low-income households who receive Single Purpose Grants, Home Access Grants or Deferred Payment Loans from the Housing Rehabilitation Program. $20,000 of Community Development Block Grants will fund this activity. The $20,000 budget will be expended over 3 years.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Affordable Housing	Affordable Housing	CDBG: $ / HOME: $	Rental units constructed	Household Housing Unit	300	10	3.33%	10	21	0.00%
Affordable Housing	Affordable Housing	CDBG: $ / HOME: $	Rental units rehabilitated	Household Housing Unit	100	0	0.00%			

Affordable Housing	Affordable Housing	CDBG: $ / HOME: $	Homeowner Housing Added	Household Housing Unit	0	10				
Affordable Housing	Affordable Housing	CDBG: $ / HOME: $	Homeowner Housing Rehabilitated	Household Housing Unit	0	14		0	14	
Affordable Housing	Affordable Housing	CDBG: $ / HOME: $	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	100	0	0.00%			
AFH 1 Increase and preserve affordable housing	Affordable Housing	CDBG: $ / HOME: $	Other	Other	1	1	100.00%	1	0	0.00%
AFH 2 Expand Fair Housing Outreach Education	Non-Housing Community Development	CDBG: $ / HOME: $ / ESG: $	Other	Other	1	1	100.00%	1	0	0.00%
AFH 3 Review Policies		CDBG: $ / HOME: $ / ESG: $	Other	Other	1	1	100.00%	1	0	0.00%
Community Infrastructure	Non-Housing Community Development	CDBG: $ / HOME: $ / ESG: $	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	5000	13573	271.46%			

Homeless Assistance	Homeless	CDBG: $ / ESG: $	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	200	0	0.00%			
Homeless Assistance	Homeless	CDBG: $ / ESG: $	Housing for Homeless added	Household Housing Unit	300	0	0.00%			
Homeless Assistance	Homeless	CDBG: $ / ESG: $	Other	Other	0	0				
Housing Rehabilitation	Affordable Housing Non-Homeless Special Needs	CDBG: $ / HOME: $ / ESG: $	Rental units rehabilitated	Household Housing Unit	150	0	0.00%			
Housing Rehabilitation	Affordable Housing Non-Homeless Special Needs	CDBG: $ / HOME: $ / ESG: $	Homeowner Housing Rehabilitated	Household Housing Unit	40	78	195.00%	80	15	18.75%
Public Facilities	Non-Homeless Special Needs Non-Housing Community Development	CDBG: $ / HOME: $ / ESG: $	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	7500	4194	55.92%	1030	0	0.00%
Public Services	Non-Housing Community Development	CDBG: $ / HOME: $ / ESG: $	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	1000	2555	255.50%	470	15	3.19%

Public Services	Non-Housing Community Development	CDBG: $ / HOME: $ / ESG: $	Other	Other	0	0				

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

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

The accomplishments listed in the chart above represent the third year of the five (5) year consolidated planning cycle. The goals and outcomes were established using household or persons as measurements, however the actual accomplishments may vary between households and persons. In cases where a HOUSEHOLD number was needed to report when only a PEOPLE/PERSONS measurement was available, the number of HOUSEHOLDS was derived by dividing the number of PERSONS by 2.58 (the average household size in Clackamas County). In some cases the HOUSEHOLD number was multiplied by 2.58 to arrive at an estimate of the number of PERSONS provided with new access to services/facilities. Accomplishments Data is reported IDIS PR 23 and PR 26. Many of the above accomplishments for the listed goals overlap. We have done our best to avoid double counting the accomplishments.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted). 91.520(a)

	CDBG	HOME
White	140,780	20
Black or African American	8,665	0
Asian	3,604	0
American Indian or American Native	1,809	1
Native Hawaiian or Other Pacific Islander	2,216	0
Total	157,074	**21**
Hispanic	24960	2
Not Hispanic	132,114	19

Describe the clients assisted (including the racial and/or ethnicity of clients assisted with ESG)

	HESG
American Indian, Alaska Native, or Indigenous	0
Asian or Asian American	0
Black, African American, or African	0
Hispanic/Latina/e/o	0
Middle Eastern or North African	0
Native Hawaiian or Pacific Islander	0
White	0
Multiracial	0
Client doesn't know	0
Client prefers not to answer	0
Data not collected	0
Total	**0**

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

Narrative

The numbers listed in the chart above are a mix of persons and households.

The CDBG numbers represent persons as listed in PR23 CDBG Summary Accomplishments report.

CDBG racial and ethnic: 11,823 other multi-racial people/families were assisted for a total of 168,847. See Attachment 3: PR23 CDBG Summary Accomplishments report. Of all persons served 15% were Hispanic. See Attachment 3: PR 23 CDBG Summary Accomplishments report.

The HOME numbers represent households in the new rental housing units. 21 new units were completed in the program year with the Fuller road and the Webster/Tukwila project completions. We anticipate completion of 38 units in 3 buildings at Hillside Park Buildings A, B and C Milwaukie project in the next program year.

HESG data: The ESG families served numbers are 0 because all ESG funds were allocated to Homeless Management Information System staffing expenses.

In program year 2024, Emergency Solutions Grants and Continuum of Care (CoC) programs maintained 198 year-round beds for homeless persons. Clackamas County reported 218 year round emergency shelter beds in the 2025 Housing Inventory Count (HIC).

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	2,277,287	2,359,305.73
HOME	public - federal	971,867	1,955,415.39
ESG	public - federal	193,672	46,859.97

Table 3 - Resources Made Available

Narrative

CDBG PR 26: $182,018 program income from Rehabilitation loan payoffs during the program year. Also see Attachment 4: PR09 CDBG and HOME Program Income report.

HOME Program income: $1,878,253.70, see attached PR 09. Program income of $1,763,659.49 was unexpended on June 30, 2025. These funds are allocated to the Hillside Park Bldg C. project to be completed in the 2025 Program Year.

ESG expended from PR 91 was $46,859 or 24.20%. As of 8/13/2025 $88,423 or 45.6% of the FY24 HESG grant has been expended and drawn from IDIS.

Amounts expended during the Program Year 2024-25 include funds from prior years and program income.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Countywide	90	100%	Target area is entire county.

Table 4 – Identify the geographic distribution and location of investments

Narrative

The target area is the entire county of Clackamas, Oregon.

Leveraging

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

HESG funds are matched with Oregon State Emergency Housing Assistance (EHA) funds and state SHAP. $193,672 of HESG funds was matched with $562,864 of state SHAP funds and $1,021,834 of state EHA funds for a total match of $1,584,698 or over 800% of HESG funds thereby, satisfying the 100% match requirement.

CDBG funds were leveraged by private and local funding. Although CDBG has no match requirement, the Community Development CDBG program has a program policy that requires awardees to contribute a minimum of 20% match to project costs through a combination of services, donations and/or cash.

Clackamas County has identified publicly owned land to use as a transitional housing facility for homeless veterans. A new transitional housing pod village for homeless adults: “Clackamas Village” is now accepting residents for transitional services. This project was funded with local Metro Bond Supportive Housing Services funds.

HOME met the Match required and had an excess Match of $2,243,405 to carry over as indicated in the table below:

The Match Contribution Project Number or Other ID listed below are Clackamas County Property Tax Assessor Account (tax lots) numbers for the HOME assisted housing development projects/properties.
HOME Match liability for FY24 based on PR33 report is $0 due to the lack of distributions during the program year. Current HOME Match totals $262,953 which is over 200% of the match liability.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	2,243,405
2. Match contributed during current Federal fiscal year	262,953
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	2,506,358

Fiscal Year Summary – HOME Match	
4. Match liability for current Federal fiscal year	0.00
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	2,506,358

Table 5 – Fiscal Year Summary - HOME Match Report

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	**Date of Contribution**	**Cash (non-Federal sources)**	**Foregone Taxes, Fees, Charges**	**Appraised Land/Real Property**	**Required Infrastructure**	**Site Preparation, Construction Materials, Donated labor**	**Bond Financing**	**Total Match**
Multiple properties	11/15/2024		262,953					262,953

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at begin-ning of reporting period $	**Amount received during reporting period $**	**Total amount expended during reporting period $**	**Amount expended for TBRA $**	**Balance on hand at end of reporting period $**
0	0	0	0	0

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	**Minority Business Enterprises**				**White Non-Hispanic**
		Alaskan Native or American Indian	**Asian or Pacific Islander**	**Black Non-Hispanic**	**Hispanic**	
Contracts						
Dollar Amount	0	0	0	0	0	0
Number	0	0	0	0	0	0
Sub-Contracts						
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0

	Total	**Women Business Enterprises**	**Male**
Contracts			
Dollar Amount	0	0	0
Number	0	0	0
Sub-Contracts			
Number	0	0	0
Dollar Amount	0	0	0

Table 8 - Minority Business and Women Business Enterprises

Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted						
	Total	**Minority Property Owners**				**White Non-Hispanic**
		Alaskan Native or American Indian	**Asian or Pacific Islander**	**Black Non-Hispanic**	**Hispanic**	
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition		
Parcels Acquired	0	0
Businesses Displaced	0	0
Nonprofit Organizations Displaced	0	0
Households Temporarily Relocated, not Displaced	0	0

Households Displaced	**Total**	**Minority Property Enterprises**				**White Non-Hispanic**
		Alaskan Native or American Indian	**Asian or Pacific Islander**	**Black Non-Hispanic**	**Hispanic**	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	5	0
Number of Non-Homeless households to be provided affordable housing units	70	43
Number of Special-Needs households to be provided affordable housing units	5	0
Total	**80**	**43**

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	10	0
Number of households supported through Rehab of Existing Units	70	43
Number of households supported through Acquisition of Existing Units	0	0
Total	**80**	**43**

Table 12 – Number of Households Supported

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

See Attachment 3: PR 23 CDBG Accomplishments for Housing Rehabilitation households assisted: 43

The HOME accomplishments report 0 projects were completed however 21 HOME units were completed in the Fuller Road and the Webster/Tukwila projects in the prior program year.

Discuss how these outcomes will impact future annual action plans.

These are assisted households as listed on the PR 23 CDBG Accomplishments report.

In the Program year 2023 and 2024, 2 HOME Projects were completed (Webster/Tukwila Springs and Fuller Road/Greenline), a total of 21 units. No projects were completed in the FY24 program year. Next year, we hope to complete 28 units in the Hillside Park Projects Building A+B and C funded with HOME ARP and HOME funds.

The goals will remain to build at least 10 HOME rental units per year. TBRA has been discontinued.

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

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	13	3
Low-income	15	18
Moderate-income	1	0
Total	**29**	**21**

Table 13 – Number of Households Served

Narrative Information

We do use household income and family size to determine eligibility for services.

The 21 listed households in the HOME category were from the 2 completed HOME ProjectsWebster Road/Tukwila and Fuller Road/Fuller Station.

For the CDBG Housing accomplishments income levels, we completed Housing Rehabilitation renovations for 43 households. We did not have the persons served. We do use household income and family size to determine eligibility for Housing Rehabilitation Program services.

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

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

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

All CoC- and ESG-funded projects participate in Clackamas County's Coordinated Entry system, known as Coordinated Housing Access (CHA). CHA provides assessments for individuals and families experiencing a housing crisis and connects them to programs that best meet their needs. Available services range from eviction prevention and rapid resolution to rapid rehousing and permanent supportive housing.

The purpose of CHA is to ensure people in crisis are matched to the right level of support. For example, someone who has just lost housing and needs only short-term assistance may be referred to rapid resolution or rapid rehousing. In contrast, an individual with years of homelessness and multiple barriers may be connected to a long-term supportive housing program.

Programs that receive CoC and ESG funds include the following:

- Clackamas County Programs: Coordinated Housing Access
- Homeless Management Information System (HMIS)
- Northwest Housing Alternative's HomeBase Rapid Rehousing
- Central City Concern's Chez Ami
- Clackamas Women's Services Coordinated Entry, RRH, PSH
- Parrott Creek Family Services HomeSafe Enhancement
- Housing Authority of Clackamas County's (HACC) Shelter+Care
- Clackamas County Social Services HOPE Leasing HOPE II, RentWell Rapid Rehousing, Housing our Families, Housing our Heros
- DevNW Youth Transitional/Rapid housing, and YHDP Transitional Housing/Rapid Rehousing program
- Northwest Family Services' YHDP Diversion Project

In addition, more than 60 programs that do not receive CoC or ESG funding also participate in CHA. Clackamas Women's Services, a CoC-funded agency, engages in Coordinated Housing Access through its rapid rehousing and permanent supportive housing programs. However, due to HUD privacy regulations for domestic violence survivors, they use a different database system. The Coordinated Housing Access (CHA) process has been strengthened with a trauma-informed approach that balances the need for data

collection with the goal of minimizing harm. The CoC uses a locally developed screening tool that gathers just the right amount of information to both meet data requirements and gain an understanding of a participant's situation, without asking unnecessary or retraumatizing questions. Housing problem-solving is incorporated at every level of the assessment and referral process, ensuring that homelessness diversion and creative solutions are always considered.

Beyond these updates, CHA is committed to ongoing improvement. A CHA Core Team, which includes a lived experience panel, provides critical feedback to ensure the system remains responsive to the needs of people experiencing homelessness. In addition, CHA is actively working to align its processes with partners across the tri-county metro region, alongside Multnomah, Washington counties. This collaborative effort is aimed at making Coordinated Entry more consistent and accessible across the tri-county area, so people in crisis experience fewer barriers and greater continuity of care.

Clackamas County's Coordinated Housing Access (CHA) program is now housed within the Housing and Community Development Division (HCDD) at Clackamas County. The CHA team includes seven or more trained assessors who partner closely with community organizations—including nonprofits, churches, neighborhood groups, and other local agencies—to ensure that people in housing crisis can easily access our system.

Addressing the emergency shelter and transitional housing needs of homeless persons

The Clackamas County Continuum of Care for homeless services coordinates activities and annual renewal applications to fund Transitional Housing, Rapid ReHousing, and Permanent Supportive Housing in Clackamas County.

In recent years the county leveraged local Supportive Housing Services (SHS) funding to support shelter operations. These emergency and transitional shelters use a combination of different non-congregate shelter models such as hotels, villages, and pods. Everyone who enters these shelters are connected with other services to find permanent housing and most are also provided with rental assistance and case management to support their long-term housing stability. Many of these programs are dedicated to supporting specific populations in our community such as families, survivors of domestic violence, and veterans.

In program year 2024, Emergency Shelter providers maintained 198 year-round beds for homeless persons. Clackamas County reported 218 year round emergency shelter beds in the 2025 Housing Inventory Count (HIC).

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

Foster Care: The Oregon Dept. of Human Services (ODHS), dictates the Foster Care Discharge Policy. ODHS refers willing children to a CoC provider for a Life Skills/Transition Readiness Assessment. Youth can access Chafee rental subsidies to help them secure an apartment and/or secure tuition-free access to a state college along with Chafee grants to assist with room and board. Youth with developmental disabilities &/or mental illness exiting the foster care system continue to receive an array of services including options such as adult foster care and supported housing. Clackamas County CoC added a new, youth-specific Transitional/Rapid rehousing program. The program plans to serve youth exiting the foster care system. The YHDP Coordinated Community Plan outlines a process for continuing to build and strengthen partnerships between CoC/ESG and the Foster Care System.

Health Care: All local Medicaid providers are joined in Coordinated Care Organizations (CCOs) covering specific geographic areas. The CCOs integrate physical, mental and dental health services. The ACA Medicaid expansion has been structured to align the financial incentives with clinical outcomes/housing status of patients. Upon discharge, homeless persons could go to a variety of housing situations including: a medical foster home; a substance abuse treatment program; mental health housing or; a shelter or rapid rehousing program.
Oregon has a Health Related Social Needs service 1115 Demonstration Waiver rent and utility assistance. The CoC collaborates with the CCOs to help refer people to this service. This CoC also has implemented Health and Housing case conferencing for those with unmet medical needs, as mentioned above. This case conferencing includes every CCO, and health plan partner in the area, including the VA, our local aging program and behavioral health. This CoC is also in the contracting process to establish a Medical Respite program for those discharging from the hospital who need time to recover with access to 24/7 staff, nursing oversight, and 3 meals a day in a fully ADA accessible home. This CoC also manages a discharge connection program, for when someone is discharging from the Medical Surgery Unit and is houseless or at risk of becoming houseless to make connections to housing providers as available. CoC is also managing contracts to provide housing case management support to our behavioral health programs, including our care coordinators and crisis clinic, our aging program and our Intellectual and Developmental Disabilities program.

Mental Health: Clackamas County Behavioral Health Department (CCBH) is part of Health Share, the area's Medicaid Coordinated Care Organization. CCBH has both financial and clinical incentives to ensure that no county residents are discharged from a psychiatric hospital without housing and services. In addition, Oregon is under an U. S. Dept. of Justice 4 year plan to provide better community outcomes for people with mental illness. Specific mandates are subcontracted by the State to CCBH.

Corrections: Two full time mental health professionals are on-site at the jail identify and treat inmates with behavioral health issues to help inmates stabilize before discharge. Another non-profit provides specialized residential services to discharged inmates with HIV. Mental Health and

Drug Courts provide diversion options for inmates with psychiatric and/or addictions problems. Housing, treatment and close supervision are offered through these Court programs. Newly funded by the State's Reentry Reinvestment Fund, services for persons with mental illness and/or addictions who are exiting jail are being augmented with: 2 case managers, one bilingual addictions counselor, peer counselors, a nurse practitioner and short term transitional housing.

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

Due to a local Metro Bond initiative, Clackamas County has been awarded approximately $10 million per year for the next 10 years for construction of affordable housing and for homeless housing services. A Local Implementation Plan has been approved by the Metro local governing body that will distribute these Supportive Housing Services funds.

The Local Implementation Strategy (LIS) aims to sustain Clackamas County's livability, particularly for those most in need. This LIS will serve as a guide for the county and our partnering communities as we create affordable housing using the Metro Affordable Housing Bond. As a county without entitlement cities (cities with a population of at least 50,000), all bond resources will run through the Housing Authority of Clackamas County (HACC).

Clackamas County has several new projects recently completed using Metro Bond funds and PBV, Good Shepherd Village completed this past year provided 142 new affordable housing units with supportive housing services, Maple Apartments also soon to be completed will bring 171 new affordable housing units with a focus on agricultural workers and families, and Marylhurst Commons will bring 100 new affordable housing units for families coming out of homelessness.

Tukwila Springs, formerly known as the Webster Road Redevelopment project was completed in June 2022 and now Tukwila Springs provides 48 units of permanent supportive housing for low-income individuals earning 30% of the area median income (AMI) and below. The rehabilitated building provides housing affordable to low income residents age 50 and older who are currently experiencing homelessness or at risk of becoming unhoused. Applicants are referred through the county's Coordinated Housing Access (CHA) wait list.

Metro Supportive Housing Services (SHS) funding has expanded the availability of housing navigation and support, allowing more households to access permanent housing quickly. SHS also employs a full-time Housing Navigation Coordinator who offers technical assistance and support to service providers and support housing retention across the CoC.

The CoC collaborates with Public Housing Authorities (PHA) to move people from homelessness to permanent housing using various voucher programs, including Mainstream, Veterans Affairs Supportive

Housing (VASH), Foster Youth to Independence (FYI), Emergency Housing Vouchers (EHV), and new SHS program vouchers. The CoC and PHA continue to work together on applications to increase voucher access for the most vulnerable populations. Participation in regionally coordinated SHS investment and the Built for Zero (BFZ) initiative is prompting the CoC to analyze the homeless system in new ways, helping to identify the flow of services and programs to end homelessness for all populations.

The CoC's strategy to increase the rate at which individuals and families in permanent housing projects retain their housing or exit to other permanent housing destinations involves investing more in support services, landlord outreach, and systems coordination.

The CoC invests in Landlord Outreach to build and maintain relationships with landlords, secure formalized agreements to set aside units for people experiencing homelessness, and develop master leasing to reduce barriers to housing access. The CoC and PHA work collaboratively on a move-on strategy, providing vouchers specifically for individuals and families in Permanent Supportive Housing programs who no longer need case management.

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

Actions taken to address the needs of public housing

The Housing Authority of Clackamas County (HACC) and the Housing and Community Development Division are both part of the Health, Housing and Human Services (H3S) Department in Clackamas County.
HACC is responsible for administering the Public Housing (PH) Program and various Rental Assistance Programs for the County. HACC consistently achieves "High Performer" status for its voucher program management, while Public Housing dipped to "Standard Performer" due to lack of regular inspection during the COVID-19 pandemic. HACC is in the process of repositioning its remaining PH units and replacing them with a substantially increased number of affordable housing options. Section 18 Disposition applications have been approved by HUD and as part of this process, HACC is utilizing Tenant Protection Vouchers (TPV) to help current PH tenants find new housing within the County.

Below is a summary of the various types of housing HACC plans to provide in the County and the approximate number of units:
Federally Funded Programs

- Housing Choice Vouchers (HCV): 2,401
    - Tenant Based Vouchers (TBV): 2,017
    - Project Based Vouchers (PBV): 384
- Tenant Protection Vouchers (TPV): 275
- Foster Youth to Independence (FYI): 56
- Mainstream Vouchers: 244
- Emergency Housing Vouchers (EHV): 39
- Veterans Affairs Supportive Housing (VASH): 196
- Shelter Plus Care: 34 (29 leased, 5 in referral process)
- Public Housing: 391

State Funded Programs

- Long-Term Rental Assistance (LTRA): 128

Regionally Funded Programs

- Regional Long-term Rental Assistance (RLRA): 1,065

Various Affordable Housing within the HACC Portfolio

- Tax Credit Units: 412
- Veterans Housing: 24
- Rural Development/Farmworkers Housing: 25
- Group Homes for adults with Developmental Delays: 16
- Other various housing available to low-income households: 48

HACC continues to seek additional tenant based rental assistance funding opportunities through federal, state, and local funding sources. In 2024, HACC applied for and was awarded 25 VASH vouchers. Additionally, HCDD was awarded $2,665,984 to administer Oregon's new Long-term Rental Assistance (LTRA) program. Through these funds, HACC will provide tenant-based rental assistance to 128 low-income households experiencing houselessness. HACC continues to administer the Regional Long Term Rental Assistance (RLRA) program funded locally by Metro Measure 26-210. In FY 24/25, RLRA provided vouchered housing assistance to 997 families (1,829 people). Looking forward to 25/26, HACC will be

launching the new Housing for Success program, which will provide short-term vouchered support, case management, and have a self-sufficiency component modeled after HACC's Family Self-Sufficiency Program.

The Regional Metro Council passed a bond measure for affordable housing projects that allocated nearly $135 million in bond proceeds to Clackamas County to support the development of new affordable housing units. HACC administers the Metro Bond funds and, to date, has added a total of 560 new bond-supported units to the County's affordable housing stock with the completion of 48 units at Tukwila Springs, 100 units at Fuller Station Apartments, 143 units at Good Shepherd Village, 171 units at Las Flores (fka Maple Apartments) and 100 units Mercy Greenbrae (fka Marylhurst Commons). Collectively, these five projects include 180 units of permanent supportive housing and 246 project-based rental assistance vouchers (183 HUD PBV and 63 RLRA PBV).

There are two new Metro Affordable Housing Bond projects that started construction this year including Hillside Park Building C in Milwaukie which consists of 100 affordable rental units, and Vuela in Wilsonville which includes 121 affordable rental units. Two additional Affordable Housing Bond projects broke ground last fall, including Hillside Park Buildings A & B, which includes 175 affordable rental units and Shortstack Milwaukie, a 15-unit affordable homeownership project. Initial lease up for Hillside Park buildings are expected to begin in November 2025.

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

HACC's Public Housing Resident Services Program is coordinated by a Resident Services Coordinator, a position funded by the Resident Opportunity for Self-Sufficiency Grant. Resident Services (RS) staff includes 2 Resident Services Coordinators, 1 contracted Resident Service Coordinator, 3.5 Peer Support Specialists, 2 Family Self Sufficiency Coordinators, 1 Housing Specialist, 1 Resident Services Specialist dedicated to eviction prevention in the Section program, 2 AmeriCorps Food Security Coordinators, and 1 intern through Portland State University's School of Social Work. HACC Resident Services focuses on the following areas:

1. Eviction Prevention:
    - RS Staff works to connect vulnerable residents to supportive services.
    - Advocate with property management for more time to resolve lease violations
    - HACC resident services staff meet with new residents upon move-in to conduct a basic needs assessment and link residents to needed services such as emergency food, clothing, health or mental health services.

2. Economic Empowerment:
    - RS Staff provide individualized service coordination and case management for residents with employment and training goals to link them to community programs and help residents move toward financial stability and self-sufficiency through financial education and credit building activities. Working with the RSC, residents save money as part of the Individual Development Account (IDA) Matched Savings Program. Asset goals include saving for post-

secondary education or training, small business development, homeownership or saving for reliable transportation.

- HACC Resident Services staff work in collaboration with community Work Force development organizations such as Children, Family & Community Connections, Women in the Trades Apprenticeship Program, Goodwill Job Connections, and Work Source to connect residents to employment and training opportunities. Through these programs, residents can work towards specialized training and certifications, get job search skills instruction, participate in paid on-the-job-trainings and internships; and receive individual professional guidance and support through the entire process of looking for work and maintaining employment.
- Through HUD's Moving to Work program, Resident Services developed and is implementing a brand-new homeownership program, where 25 families from HACC programs are enrolled in the homeownership program. The program is 24 months, and we help families prepare for homeownership by contributing $350/mo. over a two-year period into savings, with the goal that the savings will be used towards the purchase of their home.

3. Youth Programming:
   - Weekly Because People Matter's B-town OC events throughout the summer
   - Monthly programming with Trash for Peace

4. Community Building and Supportive Programming: The RSC coordinates and collaborates with local schools and community organizations to provide a variety of community building and supportive programing in public housing neighborhoods:
   - The Clackamas Heights and Hillside Community Gardens and programs that include gardening and nutrition education workshops
   - Building Blocks 4 Kids provides opportunities for youth to participate in extracurricular activities
   - Bloomin' Boutique provides youth with new clothing and bedding resources
   - Monthly Community Food Basket Programs expanded to include locations in both Oregon City and Milwaukie
   - Site-based Walking Groups
   - Neighborhood Beautification Projects
   - Support for the Hillside Neighborhood Resident Association and other resident driven activities.

Public Housing and Section 8 residents are engaged in HACC operations through a Resident Advisory Board (RAB). RAB members are public housing and Voucher Program leaders that represent residents served by HACC. The RAB convenes at least twice a year to develop, review, evaluate, and approve HACC's Annual Plan. The RAB is also consulted for input and approval of any significant amendment or modification to the Annual Plan. Additionally, the Housing Authority Board of Commissioners includes up to two Resident Commissioners.

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

The Housing Authority of Clackamas County (HACC) is part of the Housing and Community Development

Division (HCDD), which is situated within Clackamas County's Health Housing and Human Services Department (H3S). With this structure, many coordination efforts occur during regular program and staff meetings, as housing projects and public service programs are evaluated and monitored. HCDD also includes the homeless services, community development and weatherization funds and staff.
HCDD continues to strengthen local nonprofit housing agencies and government programs that expand and increase the number of cooperative housing projects developed with and by these providers.

1. HCDD continues to partner with the Social Services Division to develop program policies, guidelines and monitoring standards to allow local non-profit housing providers to operate and deliver Homelessness Prevention and Rapid Re-Housing Services. The program will enter a contract with Northwest Housing Alternatives Homebase program to provide the following services:
    - Rapid Re-Housing Program –designed to provide housing placement, short-term rental assistance, case management and other support services to families with dependent children who have been living in emergency shelters or on the streets for at least seven days. This program now gets CoC funding.
    - Counseling and Housing Stabilization Services including Case Management, Outreach, Housing Search and Placement, Legal Services, and Credit Repair.

2. HCDD administers a Housing Rehabilitation and Accessibility Grants for the Clackamas County Development Agency. This program is funded through proceeds generated from the North Clackamas Revitalization Area for low-income homeowners in that NCRA area.

3. HCDD has provided Project Management and contract administration services to the Clackamas County Community Health Centers Division to assist with the remodel of the newly purchased Sandy Health Clinic site in Sandy, Oregon.

4. HCDD continues to administer the Homeless Management Information System (HMIS) for the homeless Continuum of Care in Clackamas County. This HMIS work will be transitioned to the new SHS homeless services program and staff within HCDD. HMIS work includes developing and implementing a Data Quality Plan, researching, identifying, coordinating and evaluating program performance, providing training to new database users and technical assistance to grantees. This HMIS database system now includes client data on persons served by SHS and ESG funded shelters. Some of the data on persons served by ESG is included in this report and other data is attached as an eCART report.

Actions taken to provide assistance to troubled PHAs

None. The Housing Authority of Clackamas County is not a troubled PHA.

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

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

The State of Oregon has passed legislation to eliminate single family zoning across the state to allow for more multi-family housing in urban areas and unincorporated areas. Some communities are resisting this effort to allow for more affordable housing to be constructed in their communities. Clackamas County is making changes to allow for more "tiny homes" or in-law cottages As known as Accessory Dwelling Units (ADUs) in an effort to allow more privately funded affordable housing. Clackamas County has more influence over unincorporated part of the County.

The results of the Clackamas County 2018 Housing Needs Analysis were based on: (1) the official population forecast for growth in Rural Unincorporated Clackamas County and the official household forecast for Urban Unincorporated Clackamas County over the 20-year planning period, (2) information about Urban and Rural Unincorporated Clackamas County's housing market relative to Clackamas County as a whole and (3) the demographic composition of Urban and Rural Unincorporated Clackamas County existing population and expected long-term changes in the demographics of the County.

The study found that Urban Unincorporated Clackamas County will have demand for 8,175 new dwelling units over the 20-year period, with an annual average of 409 dwelling units. About 50% of new housing will be single-family detached, a category which includes manufactured housing. According to the American Community Survey, about 70% of Urban Unincorporated Clackamas housing was single-family detached in the 2013-2017 period.

Nearly 10% of new housing will be single-family attached. About 3% of Urban Unincorporated Clackamas housing was single-family attached in the 2013-2017 period.

About 40% of new housing will be multifamily. About 27% of Urban Unincorporated Clackamas housing was multifamily in the 2013-2017 period.

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

1. Housing and Community Development Division (HCDD) leveraged available program funds by requiring sponsor contributions for CDBG and HOME funded projects.

2. HCDD sought additional funding from public and private sources to finance program activities.

3. HCDD assisted homeowners and renters who needed safety and accessibility adaptations in order to remain in their own homes.

4. HCDD Housing Rehabilitation Program continued to assisted homeowners and renters in the North Clackamas Revitalization Area with housing rehabilitation loans, grants and housing accessibility grants.

5. HCDD continues to fund critical home repairs in mobile homes in conjunction with the Weatherization program services assist low-income households to reduce the energy consumption and associated utility expenses.

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

Lead based paint Issues:

1. Housing and Community Development Division (HCDD) implemented program guidelines requiring inspection for lead hazards of housing units rehabilitated through the Community Development Block Grant and HOME programs.

2. HCDD educated and notified residents participating in housing rehabilitation and homebuyer programs of the hazards of lead-based paint.

3. HCDD contracted with a professional firm to provide lead hazard evaluation services at no cost to the owners and buyers participating in the housing rehabilitation program.

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

Clackamas County Social Services Division (CCSS) is the central county agency administering anti-poverty programs and the state designated Community Action Agency. CCSS' work has centered on the following activities:

• Continuing to operationalize a coordinated and comprehensive service delivery system sufficient to meet basic shelter, food, health care and employment opportunity needs for all County residents.
• Providing leadership, in the County, to identify and resolve issues of poverty.
• Advocating for the continued development of essential services and acting in support of a responsive

delivery system.
• Coordination with community based and faith based organizations to strengthen services for persons who are homeless or at risk of homelessness.
• Convening a Community Action Board to advise the work of CCSS with many members with lived experience of poverty.
Toward these efforts CCSS operates the following programs:
• A comprehensive information and referral (I&R) service in partnership with 211, an internet-based resource guide, and an Aging & Disability Resource Connection Center (ADRC). CCSS hosts a bi-monthly networking meeting that offers agency service profiles to attendees.
• A Coordinated Housing Access system to match homeless, imminently homeless and people at high risk of homelessness families with the type, level and duration of housing and support services that will address their needs most effectively and efficiently.
• A Housing Rights and Resources program which offers family shelter screening, help in locating low-cost housing and shelters, provision of fair housing and landlord-tenant information, including streamlined access to legal advice and legal counsel regarding fair housing and landlord tenant issues.
• One transitional housing, three rapid re-housing and five permanent supportive housing programs serving a variety of populations including chronically homeless adults and families and veterans.
• An Individual Development Account (IDA) Asset Building Program which provides low income households and Clackamas youth financial education along with matching funds to attend a post-secondary educational/vocational institution or purchase a home for the first time.
• Self-sufficiency case management which helps individuals and families identify goals and timelines for achieving those goals, providing an array of resources and skill building opportunities to help each household increase their income and permanently stabilize their housing.
• Provision of food boxes and congregate meals, through private non-profit or faith-based agencies.
• A rental education program which assists low income households and people experiencing homelessness to overcome extensive barriers so they can obtain rental housing. Provision of rental assistance funds via community non-profit providers in partnership with CCSS.
• Volunteer programs to assist primarily elderly and disabled persons with needs such as financial services, transportation, and assistance with long term care insurance.
• Energy assistance programs designed to help those at 60% of the median income or less with the costs of heating their homes including the reduction of energy use in the home.
• A network of three to four severe weather shelters that open on nights when freezing or other severe weather is predicted - in two urban and one rural area of Clackamas County.
• A variety of transportation programs that help low-income older adults, often in areas not served by public transit, access life sustaining medical treatment, get to doctor’s appointments, go food shopping and get to other appointments.
• A network of ten (10) senior centers throughout the county that offer congregate and home delivered meals to older adults.

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

Housing and Community Development Division (HCDD):

Utilized staff resources to seek additional funding and maximize effectiveness of housing development efforts. Provided information and technical assistance to private sponsors of potential housing and community development activities. Continued to build on the cooperative efforts of HCDD, the Housing Authority of Clackamas County, Supportive Housing Services (SHS Metro funded homeless services) and Behavioral Health, to provide joint development, management and maintenance of special needs housing for chronically mentally ill adults and homeless veterans.

HCDD worked with a local non-profit and public service agency to build additional capacity to provide homeless prevention, rapid re-housing, and case management services to homeless families with children.
HCDD cooperated with a local non-profit agency and public service agencies to expand capacity for providing services to women and children who were victims of domestic violence.

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

The Housing Authority of Clackamas County (HACC) is part of Clackamas County's Health Housing and Human Service Department (H3S) which also includes the Housing and Community Development Division (HCDD). With this structure many coordination efforts occur during regular program and staff meetings as housing projects and public service programs are evaluated and monitored. The Regional Metro Council recently passed a bond measure for affordable housing projects. This Bond measure will bring approximately $12 million per year to the Housing Authority to develop affordable housing projects. The County H3S Department has formed the new Housing and Community Development Division to include the Housing Authority, the SHS homeless services, community development and Weatherization funds and staff.

HCDD continues to strengthen local nonprofit housing agencies and government programs that expand and increase the number of cooperative housing projects developed with and by these providers.
1. HCDD continues to partner with the Social Services Division to develop program policies, guidelines and monitoring standards to allow local non-profit housing providers to operate and deliver Homelessness Prevention and Rapid Re-Housing Services. The program will contract with Northwest Housing Alternatives' Homebase program to provide the following services:
• Rapid Re-Housing Program –designed to provide housing placement, short-term rental assistance, case management and other support services to families with dependent children who have been living in emergency shelters or on the streets for at least seven days. This program now gets CoC funding.
• Counseling and Housing Stabilization Services including: Case Management, Outreach, Housing Search and Placement, Legal Services, and Credit Repair.

2. HCDD administers a Housing Rehabilitation and Accessibility Grants for the Clackamas County Development Agency. This program is funded through proceeds generated from the North Clackamas Revitalization Area for low-income home owners in that NCRA area.

3. HCDD has provided Project Management and contract administration services to the Clackamas County Community Health Centers Division to assist with the remodel of the newly purchased Sandy Health Clinic site in Sandy, Oregon.

4. HCDD continues to administer the Homeless Management Information System (HMIS) for the homeless Continuum of Care in Clackamas County. This HMIS work will be transitioned to the new SHS homeless services program and staff within the new HCDD. HMIS work includes developing and implementing a Data Quality Plan, researching, identifying, coordinating and evaluating program performance, providing training to new database users and technical assistance to grantees. This HMIS data base system now includes client data on persons served by SHS and ESG funded shelters. Some of the data on persons served by ESG is included in this report and other data is attached as an eCART report.

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

The primary effort to reduce impediments to housing choice has been the Housing Rights and Resources program operated by county staff in the Social Services Division in partnership with the Fair Housing Council trainers and Legal Aid Services of Oregon. HCDD conducted an Assessment of fair Housing using HUD's Assessment of Fair Housing Tool. The community participation process for selecting fair housing goals included 10 public meetings, three separate surveys during April, May and June and consultations with 23 community agencies. A total of 310 people responded to a community survey, a public housing resident survey and a Spanish language survey. Some surveys were mailed to groups and all surveys were available on paper and online. A public notice was published in community newspapers notifying interested persons that a draft of the AFH document, AFH Goals and an executive summary was posted for a 30-day comment period that was extended to 45 days. The public notice also included an invitation to attend a public hearing on September 15th to provide testimony on the proposed AFH goals.

The analysis process to select the 2022-2026 AFH Goals for the jurisdiction was a series of meetings and discussions by a work group that included staff from Legal Aid Services of Oregon and the Fair Housing Council of Oregon. Workgroup members reviewed past fair housing efforts, clarified the contributing factors in the jurisdiction and in the Portland metro region and discussed the HUD provided census maps and data. After review of the available data and discussion of what data was not available, work group members agreed to the following goals in priority order:

1. Develop new housing units with long-term affordability for a broad range of low-income households with an emphasis on dispersal of affordable housing.
2. Increase accessibility to affordable housing for persons with disabilities and single parent familial status households. (households with children under 18 yrs.).
3. Improve access to housing and services for all protected classes.
4. Enforce Fair Housing laws and Increase public understanding of Fair Housing laws.
5. Coordinate Fair Housing Advocacy and Enforcement Efforts among regional partners
6. Ensure that all housing in Clackamas County is healthy and habitable.

These AFH goals have been adopted by the County and Approved by HUD. The approved AFH goals are now part of planning and performance reporting documents for the Housing Authority and the Housing and Community Development Division for the 2022 through 2026 program years.

CR-40 - Monitoring 91.220 and 91.230

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

The Letter of Credit for the County's 2024 CDBG program year at the May 2, 2025 test date was at an adjusted ratio of 1.07; HUD requires the ratio be below 1.5. Clackamas County HCDD has performed in spending CDBG funds for projects and services to meet HUD spending ratio requirements. HCDD did not hire any additional staff and most of the funds have been expended at this time. All projects are expected to be completed in a timely manner. Proposals, which appear unlikely to be completed within the prescribed timeline, will not be funded. Approved projects for which implementation has not reasonably progressed within 12 months of application approval will be reviewed for possible cancellation and reprogramming of funds.

The HOME and Emergency Solutions Grant programs are on schedule with timely grant disbursements.

Clackamas County HCDD track all phases of a HOME project from development through annual monitoring. The County also continues to participate in the statewide "Streamlining Compliance Initiative" to coordinate multifamily housing projects funded by several public and private funding sources. Although the state of Oregon has paused this coordination for the last few years, we are working on the Interagency Agreement to continue our participation in this statewide monitoring effort.

If, in the opinion of the Housing and Community Development Manager, reasonable progress is not being made on any CDBG, HOME or ESG funded project, the HCDD Manager notifies the project sponsor in writing (email). This notification sets forth the activities which have been delayed and the desired schedule for their completion, giving a reasonable time for the sponsor to act. The HCDD Manager may terminate the project if the project sponsor fails to respond or fails to demonstrate a commitment to implement the project.

W/MEB Outreach: In accordance with Executive Orders 11625, 12432 and 12138, the County has developed a policy to encourage the use of Minority- and Women-owned Business Enterprises (MBE/WBE) in HOME-funded projects. The policy outlines steps the County takes to ensure, to the maximum extent possible, that small MBE/WBE's are used whenever possible and economically feasible.

The majority of the County's HOME-funded multi-family rental projects are owned by non-profit organizations that are strongly committed to serving minorities and using MBE/WBE contractors. All HOME Agreements include the County's MBE/WBE policy. Project owners certify that they will:
1. Include, to the maximum extent feasible, the use of MBE/WBE in providing supplies, professional and construction services; and
2. Maintain statistical data and identify jobs which have been bid by MBE/WBE.

The County assesses the success of its MBE/WBE Policy annually by analyzing the results of the projects that were completed in the program year. During the FY24-25 program year (July 1, 2024 to June 30, 2025) there were 2 HOME projects completed. The project owner completes the HOME Program Annual Performance Report Form HUD-40107 (Part III) which quantifies the number and dollar value of all contractors and subcontractor who worked on the project. The CDBG projects MBE/WBE report is submitted on CDBG projects completed in the federal fiscal year October 1, 2024 to Sept 30, 2025. The report HUD 2516 is submitted in a separate HUD data base.

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

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

Outreach to minorities, non-english speaking persons and persons with disabilities was limited to online meetings through the Continuum of Care and other project related meetings conducted online.

The draft CAPER was posted at the CD website (http://www.clackamas.us/communitydevelopment/maps.html) on August 27, 2025.

This ad (text below) was posted in the newspapers:
PUBLIC NOTICE:
Clackamas County is in the process of preparing the Consolidated Annual Performance and Evaluation Report for its 2024-2025 Community Development activities. Anyone interested in commenting on the draft report may obtain a copy by contacting Mark Sirois at marksir@clackamas.us or calling Clackamas County Housing and Community Development at 503-655-8359.

A draft report has been posted at: https://www.clackamas.us/communitydevelopment/maps.html. Comments will be accepted until Monday September 15, 2025.

No public comments or questions were received.

CR-45 - CDBG 91.520(c)

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

There have been no changes to program objectives. The Housing and Community Development Division is restructuring to more closely align various federal, state and local funding streams that affect related programs and housing services.

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

No

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

CR-50 - HOME 24 CFR 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in 24 CFR §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

We have re-initiated coordinating our compliance efforts with the State of Oregon (Oregon Housing and Community Services) through a streamline compliance agreement. A new Memorandum of Understanding to continue the streamline compliance efforts was signed by Clackamas County on 5/2/2023. All HOME funded projects have re-certified as HOME properties.

Although the State has only initiated one inspection this year, we proceeded with inspecting these properties in our portfolio this year.
All of the following properties HOME units were inspected in August of 2025:
1. Clayton Mohr Commons – new management – re-inspect
2. Fuller Station – no issues
3. Rain Garden – no issues
4. Renaissance Court – no issues
5. Sandy Vista Phase 2 - no issues

HOME Funded projects not inspected this year and scheduled for next year:

1. Acadia Gardens
2. Avalon House
3. Charleston Apartments
4. Creekside Woods
5. Ikoi So Terrace
6. Meadowlark Apts.
7. Molalla Gardens
8. Mt. Scott Terrace
9. Oakridge Park
10. Plaza Los Robles
11. River Glen Apts
12. Rosewood Terrace
13. Seneca Terrace
14. Town Center Courtyards
15. Town Center Station
16. Walsh Commons

17. Webster/Tukwila Village
18. Easton Ridge

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 24 CFR 91.520(e) and 24 CFR 92.351(a)

The County has established an Affirmative Marketing Policy for HOME-assisted units to comply with the requirements at 24 CFR Part 92.351 and to further its commitment to non-discrimination and equal opportunity in housing. The policy is part of every HOME Agreement for multifamily rental housing projects. The policy outlines the affirmative marketing procedures and practices to be used by the County and project owners to inform and solicit applications from persons in the housing market who are not likely to apply for such housing without special outreach.

The policy requires that the Equal Housing Opportunity logo be displayed on HOME program related documents and publications to inform the public, owners, and potential tenants about fair housing laws. Owners of rental units are encouraged to advertise vacant units in newspapers of general circulation, radio, television, brochures or flyers and to utilize the Housing Authority, fair housing groups, housing counseling agencies and the County's Social Service information and referral department to publicize unit vacancies or otherwise provide information to potential tenants. The policy requires that owners maintain file records containing all marketing efforts, which are made available for inspection.

The County assesses the success of its Affirmative Marketing Policy annually in two ways:

1. By analyzing the results of new projects that were completed in the program year.
Prior to committing HOME funds for a housing project, the County reviews the proposed Affirmative Marketing Plan. When the project is completed, the project owner completes the tenant information on the Form HUD-40097. The race and household characteristics of the tenants are compared to the County's general population by using current demographic data for Clackamas County.
2. By reviewing the ongoing marketing efforts of project owners during the on-site inspections. During the on-site inspections:
• County staff interview project staff to determine compliance with County policy;
• Visually assess whether Fair Housing marketing posters are prominently displayed; and

• Review the project's marketing file to assess whether the advertising and other forms or outreach are following the County's plan and the project own plan.

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

See Attachment 4: PR09 HOME Program income during the year: $1,878,253

Program was draw to cover HOME Admin expenses: $114,594

Program income balance: $1,763,659

Describe other actions taken to foster and maintain affordable housing. 24 CFR 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 24 CFR 91.320(j)

1. The Housing Rehab Program completed 43 single residence projects with 2023 and 2024 funds during the program year. CDBG Provided 43 owner-occupied housing rehabilitation assistance for low- and moderate-income households, and households with disabled persons.

2. There were two HOME grants approved the 2020-2021 program year that were completed in the 23-24 program year and the 24-25 Program year:

Fuller Station Affordable Housing - HOME funds were approved to provide assistance in the creation of a new construction one multi-family housing apartment building. It will include 100-units of multi-family, transit-oriented, mixed-income housing at the Fuller Road Station Park & Ride. The Fuller Road Affordable Housing project will be on 2.15 acres. The development will be located at 9608 SE Fuller Road, Happy Valley, Oregon. Total HOME funds approved was $950,000 for the creation of 10 HOME units (5 two bedroom and 5 three bedroom). This project funding package included state Low Income Housing Tax Credits and local METRO Bond funds.

Webster Road Housing - HOME funds were approved to provide assistance for the rehabilitation of a single-story wood-framed building into a mix of 48 studios and 8 SRO units, which includes 4 HOME assisted floating units. Total HOME funds approved was $400,000. The project funding package also included state Low Income Housing Tax Credits.

3. Clackamas County was awarded HOME ARP funds that will fund 20 units for homeless persons in one of three buildings that are part of the County's Hillside Park Redevelopment project in Milwaukie, Oregon. This project will also be funded with state Low Income Housing Tax Credits. Hillside Park Buildings A, B and C projects are under construction. Buildings A+B were funded with HOME ARP funding and will provide 20 units of homeless housing as well as 155 other low income housing units.

Building C will have a total of 100 low income housing units with 18 HOME units.

Hillside Park has been re-named Beauty and Commons and is schedule to begin providing housing in January 2026, Building C will begin operations in July of 2026.

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	0	0	0	0	0
Total Labor Hours					
Total Section 3 Worker Hours					
Total Targeted Section 3 Worker Hours					

Table 14 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers					
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.					
Direct, on-the job training (including apprenticeships).					
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.					
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).					
Outreach efforts to identify and secure bids from Section 3 business concerns.					
Technical assistance to help Section 3 business concerns understand and bid on contracts.					
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.					
Provided or connected residents with assistance in seeking employment including: drafting resumes,preparing for interviews, finding job opportunities, connecting residents to job placement services.					
Held one or more job fairs.					
Provided or connected residents with supportive services that can provide direct services or referrals.					
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.					
Assisted residents with finding child care.					
Assisted residents to apply for, or attend community college or a four year educational institution.					
Assisted residents to apply for, or attend vocational/technical training.					
Assisted residents to obtain financial literacy training and/or coaching.					
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.					
Provided or connected residents with training on computer use or online technologies.					
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.					
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.					

Other.					

Table 15 – Qualitative Efforts - Number of Activities by Program

Narrative

Section 3 accomplishments are reported in IDIS with each Activity.

ATTACHMENT 2

PART I: SUMMARY OF CDBG RESOURCES	
01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	0.00
02 ENTITLEMENT GRANT	2,177,287.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	182,018.73
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	2,359,305.73
PART II: SUMMARY OF CDBG EXPENDITURES	
09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	2,991,088.83
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	2,991,088.83
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	585,081.16
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	3,576,169.99
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	(1,216,864.26)
PART III: LOWMOD BENEFIT THIS REPORTING PERIOD	
17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	2,991,088.83
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	2,991,088.83
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%
LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS	
23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%
PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS	
27 DISBURSED IN IDIS FOR PUBLIC SERVICES	324,814.79
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	324,814.79
32 ENTITLEMENT GRANT	2,177,287.00
33 PRIOR YEAR PROGRAM INCOME	166,531.91
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	2,343,818.91
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	13.86%
PART V: PLANNING AND ADMINISTRATION (PA) CAP	
37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	585,081.16
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	585,081.16
42 ENTITLEMENT GRANT	2,177,287.00
43 CURRENT YEAR PROGRAM INCOME	182,018.73
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	2,359,305.73
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	24.80%

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

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

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

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

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2023	2	1886	6977462	23-24 Estacada Senior Center Building Improvements	03A	LMJFI	$25,808.46
2023	2	1886	7001529	23-24 Estacada Senior Center Building Improvements	03A	LMJFI	$21,786.69
2023	2	1886	7017629	23-24 Estacada Senior Center Building Improvements	03A	LMJFI	$3,407.61
2023	2	1886	7033342	23-24 Estacada Senior Center Building Improvements	03A	LMJFI	$5,245.73
					03A	Matrix Code	$56,248.49
2019	24	1836	6935921	Haven House Roof Redesign and Construction	03C	LMC	$46,562.45
2019	24	1836	6948128	Haven House Roof Redesign and Construction	03C	LMC	$2,412.85
2019	24	1836	6977462	Haven House Roof Redesign and Construction	03C	LMC	$433,173.01
2019	24	1836	7001529	Haven House Roof Redesign and Construction	03C	LMC	$179,349.95
2019	24	1836	7017629	Haven House Roof Redesign and Construction	03C	LMC	$7,849.81
2019	24	1836	7033342	Haven House Roof Redesign and Construction	03C	LMC	$11,676.21
2020	33	1803	6921474	Clackamas Services Center Homeless Shelter Expansion Project	03C	LMC	$176,112.27
2020	33	1803	6948128	Clackamas Services Center Homeless Shelter Expansion Project	03C	LMC	$200,000.00
2020	33	1803	6977462	Clackamas Services Center Homeless Shelter Expansion Project	03C	LMC	$61,000.00
2020	33	1803	7001531	Clackamas Services Center Homeless Shelter Expansion Project	03C	LMC	$2,539.22
					03C	Matrix Code	$1,120,675.77
2022	2	1848	6921474	Molalla Civic Center ADA Ramps 2022	03E	LMC	$90,929.42
2022	2	1848	6935921	Molalla Civic Center ADA Ramps 2022	03E	LMC	$5,385.90
2024	9	1926	7001529	FY24-25 Sandy Community Action Center ADA Bathroom	03E	LMC	$5,284.00
2024	9	1926	7017629	FY24-25 Sandy Community Action Center ADA Bathroom	03E	LMC	$712.17
2024	9	1926	7033342	FY24-25 Sandy Community Action Center ADA Bathroom	03E	LMC	$2,115.95
					03E	Matrix Code	$104,427.44
2022	2	1851	6977462	River Road Park Ave Crosswalk 2022	03K	LMC	$90.08
2022	2	1851	7017629	River Road Park Ave Crosswalk 2022	03K	LMC	$9,037.44
2022	2	1851	7033342	River Road Park Ave Crosswalk 2022	03K	LMC	$136,963.12
					03K	Matrix Code	$146,090.64
2022	2	1846	6921474	Milwaukie ADA Ramps and Sidewalks2022	03L	LMC	$133,414.98
2022	2	1846	6935921	Milwaukie ADA Ramps and Sidewalks2022	03L	LMC	$13,482.93
2022	2	1849	6921474	Oregon City 12th Street ADA Ramps 2022	03L	LMC	$466.16
					03L	Matrix Code	$147,364.07
2024	10	1927	7001529	FY24-25 Barlow Headstart Building Improvements	03M	LMC	$1,195.12
2024	10	1927	7017629	FY24-25 Barlow Headstart Building Improvements	03M	LMC	$4,162.05
2024	10	1927	7033342	FY24-25 Barlow Headstart Building Improvements	03M	LMC	$5,402.12
					03M	Matrix Code	$10,759.29
2023	7	1890	6977462	23-24 CWS Childrens Programing	05D	LMC	$26,776.47
					05D	Matrix Code	$26,776.47
2023	7	1888	6921474	23-24 Employment Investments Program	05H	LMC	$764.09
2024	7	1917	6977462	FY24-25 Employment Investments Program	05H	LMC	$1,119.78
2024	7	1917	7001529	FY24-25 Employment Investments Program	05H	LMC	$6,718.48
2024	7	1917	7017629	FY24-25 Employment Investments Program	05H	LMC	$4,768.61
2024	7	1917	7033342	FY24-25 Employment Investments Program	05H	LMC	$3,306.94
					05H	Matrix Code	$16,677.90
2024	7	1919	6977462	FY24-25 CWS Childrens Programing	05N	LMC	$2,264.01
2024	7	1919	7017629	FY24-25 CWS Childrens Programing	05N	LMC	$4,150.41
					05N	Matrix Code	$6,414.42
2020	36	1845	6948128	Food Hub Refrigeration Purchase and Install	05W	LMC	$26,740.25
					05W	Matrix Code	$26,740.25
2023	7	1889	6921474	23-24 Housing Rights and Resources	05X	LMC	$8,345.38
2023	7	1889	6935921	23-24 Housing Rights and Resources	05X	LMC	$99,098.54

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2024	7	1918	6977462	FY24-25 Housing Rights and Resources Program	05X	LMC	$49,477.35
2024	7	1918	7001529	FY24-25 Housing Rights and Resources Program	05X	LMC	$35,223.92
2024	7	1918	7017629	FY24-25 Housing Rights and Resources Program	05X	LMC	$6,396.48
2024	7	1918	7033342	FY24-25 Housing Rights and Resources Program	05X	LMC	$11,759.05
					05X	Matrix Code	$210,300.72
2023	7	1891	6935921	23-24 MESO Microenterprise Revitalization	05Z	LMC	$37,905.03
					05Z	Matrix Code	$37,905.03
2023	1	1885	6921474	23-24 Critical Home Repairs	14A	LMH	$63,287.96
2023	1	1885	6935921	23-24 Critical Home Repairs	14A	LMH	$20,036.00
2023	1	1895	6921474	HARRIS-ROBINSON, WHITNEY	14A	LMH	$10,000.00
2023	1	1903	6921474	AUBRY, INGRID	14A	LMH	$7,017.32
2023	1	1906	6921474	GOLDIN, CARINE	14A	LMH	$215.00
2023	1	1906	6935921	GOLDIN, CARINE	14A	LMH	$23,415.00
2023	1	1907	6921474	CUAYA, VIRGINIA	14A	LMH	$7,400.00
2023	1	1908	6921474	MILLER, MARLENE	14A	LMH	$7,350.00
2024	1	1909	6977462	NEVILLE, JEANIE	14A	LMH	$7,450.00
2024	1	1910	6948128	HESTERLY, CHRISTOPHER	14A	LMH	$11,470.00
2024	1	1911	6977462	2024-25 Housing Rehab Program	14A	LMH	$171,927.54
2024	1	1911	7001529	2024-25 Housing Rehab Program	14A	LMH	$85,892.74
2024	1	1911	7017629	2024-25 Housing Rehab Program	14A	LMH	$44,106.43
2024	1	1911	7033342	2024-25 Housing Rehab Program	14A	LMH	$43,307.78
2024	1	1916	6977462	WILLIAMS, GARY	14A	LMH	$6,800.00
2024	1	1923	6977462	CHRISTENSEN, SUSAN	14A	LMH	$7,000.00
2024	1	1924	6977462	EVANS, RHONDA	14A	LMH	$9,000.00
2024	1	1925	6977462	WETHERBEE, ALEXANDRA	14A	LMH	$7,500.00
2024	1	1928	6977462	STEPHANY, DIANNA	14A	LMH	$7,500.00
2024	1	1929	7001529	KLEMENT, WAYNE	14A	LMH	$6,600.00
2024	1	1930	6977462	JONES, DAVID	14A	LMH	$7,500.00
2024	1	1932	7017629	SEILER, JOHN	14A	LMH	$7,500.00
2024	1	1933	7001529	CLEMENT, MARCIA	14A	LMH	$9,200.00
2024	1	1934	7001529	PEREZ, VICTORINO	14A	LMH	$9,800.00
2024	1	1935	6977462	DeMoss, Kerry	14A	LMH	$254.00
2024	1	1935	7017629	DeMoss, Kerry	14A	LMH	$30,053.00
2024	1	1935	7033342	DeMoss, Kerry	14A	LMH	$3,500.00
2024	1	1936	7017629	BISSONETTE, MAMIE	14A	LMH	$9,775.00
2024	1	1937	7001529	GENTZSCH, ANN	14A	LMH	$7,250.00
2024	1	1938	7017629	KAVOURIS, DYAN	14A	LMH	$7,445.00
2024	1	1939	7017629	PETTY, LINDA	14A	LMH	$308.00
2024	1	1939	7033342	PETTY, LINDA	14A	LMH	$4,347.00
2024	1	1940	7017629	LAFFERTY, DOUGLAS	14A	LMH	$7,450.00
2024	1	1941	7017629	RAINEY, ANNE	14A	LMH	$7,125.00
2024	1	1942	7017629	HEALEY, DONNA	14A	LMH	$7,500.00
2024	1	1944	7033342	GRAFF, SHERIE	14A	LMH	$3,250.00
2024	1	1945	7033342	WEDUM, ELLEN	14A	LMH	$7,500.00
2024	1	1946	7033342	SCHMID, EDWARD	14A	LMH	$7,250.00
2024	1	1948	7033342	DUBOSE, KENNETH	14A	LMH	$7,375.00
2024	2	1913	6977462	2024-25 Critcal Home Repair Program	14A	LMH	$97,333.42
2024	2	1913	7001529	2024-25 Critcal Home Repair Program	14A	LMH	$2,272.59
2024	2	1913	7033342	2024-25 Critcal Home Repair Program	14A	LMH	$17,009.80
					14A	Matrix Code	$808,273.58
2023	1	1880	6921474	23-24 Housing Rehabilitation Administration	14H	LMH	$90,184.82
2023	1	1880	6935921	23-24 Housing Rehabilitation Administration	14H	LMH	$146,087.96
2023	1	1880	6948128	23-24 Housing Rehabilitation Administration	14H	LMH	$9,606.64
					14H	Matrix Code	$245,879.42
2023	1	1893	6948128	2023-2026 Lead Paint Testing	14I	LMH	$800.00
2023	1	1893	6977462	2023-2026 Lead Paint Testing	14I	LMH	$600.00
					14I	Matrix Code	$1,400.00
2024	7	1920	6977462	FY24-25 MESO Microenterprise Revitalization Program	18C	LMCMC	$2,654.65
2024	7	1920	7001529	FY24-25 MESO Microenterprise Revitalization Program	18C	LMCMC	$22,500.69
					18C	Matrix Code	$25,155.34
Total							$2,991,088.83

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	**Activity to prevent, prepare for, and respond to Coronavirus**	Activity Name	**Grant Number**	**Fund Type**	Matrix Code	National Objective	**Drawn Amount**
2023	7	1890	6977462	No	23-24 CWS Childrens Programing	B23UC410001	EN	05D	LMC	$26,776.47

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity to prevent, prepare for, and respond to Coronavirus	Activity Name	Grant Number	Fund Type	Matrix Code	National Objective	Drawn Amount
								05D	Matrix Code	$26,776.47
2023	7	1888	6921474	No	23-24 Employment Investments Program	B23UC410001	EN	05H	LMC	$764.09
2024	7	1917	6977462	No	FY24-25 Employment Investments Program	B24UC410001	EN	05H	LMC	$1,119.78
2024	7	1917	7001529	No	FY24-25 Employment Investments Program	B24UC410001	EN	05H	LMC	$6,718.48
2024	7	1917	7017629	No	FY24-25 Employment Investments Program	B24UC410001	EN	05H	LMC	$4,768.61
2024	7	1917	7033342	No	FY24-25 Employment Investments Program	B24UC410001	EN	05H	LMC	$3,306.94
								05H	Matrix Code	$16,677.90
2024	7	1919	6977462	No	FY24-25 CWS Childrens Programing	B24UC410001	EN	05N	LMC	$2,264.01
2024	7	1919	7017629	No	FY24-25 CWS Childrens Programing	B24UC410001	EN	05N	LMC	$4,150.41
								05N	Matrix Code	$6,414.42
2020	36	1845	6948128	No	Food Hub Refrigeration Purchase and Install	B20UC410001	EN	05W	LMC	$26,740.25
								05W	Matrix Code	$26,740.25
2023	7	1889	6921474	No	23-24 Housing Rights and Resources	B23UC410001	EN	05X	LMC	$8,345.38
2023	7	1889	6935921	No	23-24 Housing Rights and Resources	B23UC410001	EN	05X	LMC	$99,098.54
2024	7	1918	6977462	No	FY24-25 Housing Rights and Resources Program	B24UC410001	EN	05X	LMC	$49,477.35
2024	7	1918	7001529	No	FY24-25 Housing Rights and Resources Program	B24UC410001	EN	05X	LMC	$35,223.92
2024	7	1918	7017629	No	FY24-25 Housing Rights and Resources Program	B24UC410001	EN	05X	LMC	$6,396.48
2024	7	1918	7033342	No	FY24-25 Housing Rights and Resources Program	B24UC410001	EN	05X	LMC	$11,759.05
								05X	Matrix Code	$210,300.72
2023	7	1891	6935921	No	23-24 MESO Microenterprise Revitalization	B23UC410001	EN	05Z	LMC	$37,905.03
								05Z	Matrix Code	$37,905.03
				No	Activity to prevent, prepare for, and respond to Coronavirus					$324,814.79
Total										$324,814.79

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2023	4	1881	6921474	23-24 CDBG Grant Administration	21A		$72,964.77
2023	4	1881	6935921	23-24 CDBG Grant Administration	21A		$95,090.77
2023	4	1881	6948128	23-24 CDBG Grant Administration	21A		$15,155.77
2024	3	1912	6977462	2024-25 CDBG Grant Administration	21A		$126,392.77
2024	3	1912	7001529	2024-25 CDBG Grant Administration	21A		$160,309.07
2024	3	1912	7017629	2024-25 CDBG Grant Administration	21A		$87,320.47
2024	3	1912	7033342	2024-25 CDBG Grant Administration	21A		$27,847.54
					21A	Matrix Code	$585,081.16
Total							$585,081.16

CLACKAMAS COUNTY

ATTACHMENT 3

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

Activity Group	Activity Category	Open Count	Open Activities Disbursed	Completed Count	Completed Activities Disbursed	Program Year Count	Total Activities Disbursed
Economic Development	Micro-Enterprise Assistance (18C)	1	$25,155.34	0	$0.00	1	$25,155.34
	Total Economic Development	1	$25,155.34	0	$0.00	1	$25,155.34
Housing	Rehab; Single-Unit Residential (14A)	9	$476,555.30	27	$331,718.28	36	$808,273.58
	Rehab; Multi-Unit Residential (14B)	1	$0.00	0	$0.00	1	$0.00
	Rehabilitation Administration (14H)	0	$0.00	1	$245,879.42	1	$245,879.42
	Lead-Based/Lead Hazard Test/Abate (14I)	1	$1,400.00	0	$0.00	1	$1,400.00
	Total Housing	11	$477,955.30	28	$577,597.70	39	$1,055,553.00
Public Facilities and Improvements	Senior Centers (03A)	1	$56,248.49	0	$0.00	1	$56,248.49
	Homeless Facilities (not operating costs) (03C)	1	$681,024.28	1	$439,651.49	2	$1,120,675.77
	Neighborhood Facilities (03E)	1	$8,112.12	1	$96,315.32	2	$104,427.44
	Street Improvements (03K)	0	$0.00	1	$146,090.64	1	$146,090.64
	Sidewalks (03L)	0	$0.00	5	$147,364.07	5	$147,364.07
	Child Care Centers (03M)	1	$10,759.29	1	$0.00	2	$10,759.29
	Health Facilities (03P)	0	$0.00	1	$0.00	1	$0.00
	Other Public Improvements Not Listed in 03A-03S (03Z)	1	$0.00	0	$0.00	1	$0.00
	Total Public Facilities and Improvements	5	$756,144.18	10	$829,421.52	15	$1,585,565.70
Public Services	Youth Services (05D)	1	$26,776.47	0	$0.00	1	$26,776.47
	Employment Training (05H)	1	$15,913.81	1	$764.09	2	$16,677.90
	Abused and Neglected Children (05N)	1	$6,414.42	0	$0.00	1	$6,414.42
	Food Banks (05W)	0	$0.00	1	$26,740.25	1	$26,740.25
	Housing Information and Referral Services (05X)	1	$102,856.80	1	$107,443.92	2	$210,300.72
	Other Public Services Not Listed in 05A-05Y, 03T (05Z)	0	$0.00	1	$37,905.03	1	$37,905.03
	Total Public Services	4	$151,961.50	4	$172,853.29	8	$324,814.79
General Administration and Planning	General Program Administration (21A)	1	$401,869.85	2	$193,590.85	3	$595,460.70
	Total General Administration and Planning	1	$401,869.85	2	$193,590.85	3	$595,460.70
Grand Total		22	$1,813,086.17	44	$1,773,463.36	66	$3,586,549.53

CLACKAMAS COUNTY

CDBG and CDBG-CV Sum of Actual Accomplishments by Activity Group and Accomplishment Type

Activity Group	Matrix Code	Accomplishment Type	Open Count	Completed Count	Program Year Totals
Economic Development	Micro-Enterprise Assistance (18C)	Business	0	0	0
	Total Economic Development		0	0	0
Housing	Rehab; Single-Unit Residential (14A)	Housing Units	16	43	59
	Rehab; Multi-Unit Residential (14B)	Housing Units	0	0	0
	Rehabilitation Administration (14H)	Housing Units	0	1	1
	Lead-Based/Lead Hazard Test/Abate (14I)	Housing Units	0	0	0
	Total Housing		16	44	60
Public Facilities and Improvements	Senior Centers (03A)	Jobs	0	0	0
	Homeless Facilities (not operating costs) (03C)	Public Facilities	20	1,951	1,971
	Neighborhood Facilities (03E)	Public Facilities	0	5,406	5,406
	Street Improvements (03K)	Persons	0	105,652	105,652
	Sidewalks (03L)	Public Facilities	0	11,033	11,033
	Child Care Centers (03M)	Public Facilities	0	36	36
	Health Facilities (03P)	Public Facilities	0	1,371	1,371
	Total Public Facilities and Improvements		20	125,449	125,469
Public Services	Youth Services (05D)	Persons	227	0	227
	Employment Training (05H)	Persons	0	17	17
	Abused and Neglected Children (05N)	Persons	0	0	0
	Food Banks (05W)	Persons	0	43,045	43,045
	Housing Information and Referral Services (05X)	Persons	15	49	64
	Other Public Services Not Listed in 05A-05Y, 03T (05Z)	Persons	0	25	25
	Total Public Services		242	43,136	43,378
Grand Total			278	168,629	168,907

CLACKAMAS COUNTY

CDBG and CDBG-CV Beneficiaries by Racial / Ethnic Category

Housing-Non Housing	Race	Total Persons	Total Hispanic Persons	Total Households	Total Hispanic Households
Housing	White	0	0	57	6
	Asian & White	0	0	1	0
	Other multi-racial	0	0	2	1
	Total Housing	0	0	60	7
Non Housing	White	140,780	24,690	0	0
	Black/African American	8,665	3	0	0
	Asian	3,604	0	0	0
	American Indian/Alaskan Native	1,809	33	0	0
	Native Hawaiian/Other Pacific Islander	2,216	1	0	0
	American Indian/Alaskan Native & White	1,330	3	0	0
	Asian & White	892	0	0	0
	Black/African American & White	4,725	1	0	0
	Amer. Indian/Alaskan Native & Black/African Amer.	1,287	0	0	0
	Other multi-racial	3,539	97	0	0
	Total Non Housing	168,847	24,828	0	0
Grand Total	White	140,780	24,690	57	6
	Black/African American	8,665	3	0	0
	Asian	3,604	0	0	0
	American Indian/Alaskan Native	1,809	33	0	0
	Native Hawaiian/Other Pacific Islander	2,216	1	0	0
	American Indian/Alaskan Native & White	1,330	3	0	0
	Asian & White	892	0	1	0
	Black/African American & White	4,725	1	0	0
	Amer. Indian/Alaskan Native & Black/African Amer.	1,287	0	0	0
	Other multi-racial	3,539	97	2	1
	Total Grand Total	168,847	24,828	60	7

CLACKAMAS COUNTY

CDBG and CDBG-CV Beneficiaries by Income Category (Click here to view activities)

	Income Levels	Owner Occupied	Renter Occupied	Persons
Housing	Extremely Low (<=30%)	13	0	0
	Low (>30% and <=50%)	15	0	0
	Mod (>50% and <=80%)	1	0	0
	Total Low-Mod	29	0	0
	Non Low-Mod (>80%)	0	0	0
	Total Beneficiaries	29	0	0
Non Housing	Extremely Low (<=30%)	0	0	10,590
	Low (>30% and <=50%)	0	0	31,710
	Mod (>50% and <=80%)	0	0	53,882
	Total Low-Mod	0	0	96,182
	Non Low-Mod (>80%)	0	0	9,510
	Total Beneficiaries	0	0	105,692

ATTACHMENT 4

IDIS - PR09

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
Program Income Details by Fiscal Year and Program
CLACKAMAS COUNTY,OR

Date: 08-20-25
Time: 12:54
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Report for Program:CDBG, HOME
*Data Only Provided for Time Period Queried:07-01-2024 to 06-30-2025

Program Year	Program	Associated Grant Number	Fund Type	Estimated Income for Year	Transaction	Voucher #	Voucher Created	Voucher Type	IDIS Proj. ID	IDIS Actv. ID	Matrix Code	Receipted/Drawn Amount
2023	CDBG	B23UC410001	PI	0.00								
					DRAWS							
						6921474 -002	07/16/2024	PY	1	1880	14H	70,302.23
						6921474 -005	07/16/2024	PY	1	1907	14A	7,400.00
						6921474 -008	07/16/2024	PY	1	1895	14A	10,000.00
						6921474 -009	07/16/2024	PY	1	1908	14A	7,350.00
						6921474 -012	07/16/2024	PY	1	1903	14A	7,017.32
						6921474 -015	07/16/2024	PY	1	1906	14A	215.00
											PI Receipts	
											PI Draws	102,284.55
											PI Balance	(102,284.55)
2023	CDBG										Total CDBG Receipts*:	
											Total CDBG Draws against Receipts*:	102,284.55
											Total CDBG Receipt Fund Balance*:	(102,284.55)
			PA		DRAWS							
						6933797 -003	08/20/2024	PY	6	1882		4,618.70
											Receipts	
											PI Draws	0.00
											PA Draws	4,618.70
											Balance	(4,618.70)

Program Year	Program	Associated Grant Number	Fund Type	Estimated Income for Year	Transaction	Voucher #	Voucher Created	Voucher Type	IDIS Proj. ID	IDIS Actv. ID	Matrix Code	Receipted/Drawn Amount
2023	HOME	M23UC410201									Total Local Account Receipts	
											Total Local Account Draws	4,618.70
											Total Local Account Balance	(4,618.70)
2024	CDBG	B24UC410001	PI	0.00								
					RECEIPTS							
						5433668 -001	07/30/2024		3	1912	21A	2,550.00
						5437652 -002	12/09/2024		3	1912	21A	36,232.41
						5444149 -001	12/30/2024		3	1912	21A	73,572.25
						5447898 -001	02/24/2025		3	1912	21A	25,150.00
						5452952 -001	05/09/2025		3	1912	21A	44,514.07
					DRAWS							
						6935921 -009	08/27/2024	PY	1	1906	14A	2,550.00
						6948128 -003	10/01/2024	PY	1	1880	14H	9,606.64
						6948128 -004	10/01/2024	PY	1	1910	14A	11,470.00
						6948128 -015	10/01/2024	PY	4	1881	21A	15,155.77
						6977462 -003	01/06/2025	PY	1	1911	14A	73,572.25
						7001529 -002	03/06/2025	PY	3	1912	21A	25,150.00
						7033342 -004	06/06/2025	PY	1	1911	14A	43,307.78
											PI Receipts	182,018.73
											PI Draws	180,812.44
											PI Balance	1,206.29
2024	CDBG										Total CDBG Receipts*:	182,018.73
											Total CDBG Draws against Receipts*:	180,812.44
											Total CDBG Receipt Fund Balance*:	1,206.29
2024	HOME	M24UC410201	PI	0.00								
					RECEIPTS							
						5433669 -001	07/30/2024		4	1915		10,300.00

Program Year	Program	Associated Grant Number	Fund Type	Estimated Income for Year	Transaction	Voucher #	Voucher Created	Voucher Type	IDIS Proj. ID	IDIS Actv. ID	Matrix Code	Receipted/Drawn Amount
						5437657 -001	09/24/2024		4	1915		34,600.00
						5442672 -001	12/04/2024		4	1915		861,332.88
						5446800 -001	02/05/2025		4	1915		944,320.82
						5447899 -001	02/24/2025		4	1915		16,500.00
						5452953 -001	05/09/2025		4	1915		11,200.00
			PA		DRAWS							
						6949905 -001	10/08/2024	PY	4	1915		4,490.00
						7001173 -002	03/06/2025	PY	4	1915		91,308.74
						7013090 -002	04/08/2025	PY	4	1915		18,795.47
											Receipts	1,878,253.70
											PI Draws	0.00
											PA Draws	114,594.21
											Balance	1,763,659.49
2024	HOME	M24UC410201									Total Local Account Receipts	1,878,253.70
											Total Local Account Draws	114,594.21
											Total Local Account Balance	1,763,659.49