



Victor Turner
Director, Neighborhood Services Department
City Council Work Session
January 26, 2021

PROGRAMS and Services

CAP serves as the Community Action Agency for Tarrant County and provides comprehensive services to economically disadvantaged individuals, families and older adults.



Utility Service Assistance

Electric, gas or propane bill assistance

HHS: CEAP

Donations: TXU; Reliant; Direct, Atmos



CAP Works – Case Management

Job skills, training and employment assistance

CSBG



Veterans Program

Rent, mortgage or utilities assistance for Veterans

TX Veterans Commission



HVAC Assistance

Assistance with Heating, Ventilation and Air Conditioning repairs

CEAP: Household Crisis Program



Water Payment Assistance Program

Available for City of Fort Worth Water customers

Water Dept.; Donations; CSBG



Weatherization Assistance Program

Services improve the energy efficiency of qualifying homes

HHS & DOE



Smart Flush

Low-flush toilets available to City of Fort Worth residents

Fort Worth Water Dept.



BOARD MEMBER ROLES AND RELATIONSHIPS

Community Action Partners Council Member Roles

- ✓ **Advocacy** – advise staff, City Council members and County Commissioners on the needs of the poor and low-income residents of Tarrant County, advocate on their behalf
- ✓ **Support** – support the efforts of the Community Action agency, strive to ensure the success of the organization
- ✓ **Governance** – assist in the development and review of strategic plans, needs assessments, action plans & Community Action Agency's work for the enrichment of the community



Community Action Agencies Funding Structure: CSBG Funding & Administration
U.S. Department of Health and Human Services:

Federal funding agency that administers the CSBG



Texas Department of Housing and Community Affairs
Administers the CSBG within the state of Texas



City of Fort Worth: Community Action Partners Program
CAP is a central part of the Neighborhood Services Department and provides services throughout Tarrant County



Management Team & Staff – Community Action Partners Council

FEDERAL & STATE

FUNDING SOURCES



OTHER PROGRAMS



Priority Repair





Homebuyer Assistance Program

can provide up to \$20,000 in assistance for first-time homebuyers who qualify based on HUD Income Limits per household size. The amount of assistance will be dependent on sales price and loan amount from the lender. For a list of approved lenders visit www.fortworthtexas.gov.neighborhoods/hap.

A financial subsidy is available in the form of closing costs and down payment assistance for homes purchased in the Fort Worth city limits.

Three percent of the loan amount may be used for closing costs and the remainder for down payment or all of the assistance may be used for down payment.



HUD INCOME LIMITS

80% Area Median Income (AMI)
(As of July 1, 2020)

Household Size	Maximum Annual Income
1	\$ 45,650
2	\$ 52,200
3	\$ 58,700
4	\$ 65,200
5	\$ 70,450
6	\$ 75,650
7	\$ 80,850
8	\$ 86,100

Subject to change per HUD



City of Fort Worth Priority Repair Program

What types of repairs are included?

Priority Repair Program technicians will perform a home inspection to determine if an applicant is in need of emergency repairs (priority one) or non-emergency mechanical system repairs (priority two). *Priority one repairs will be addressed before priority two repairs.*

Priority One – Emergency Repairs

- Water and sewer line breaks.
- Gas line breaks and leaks.
- Water heaters (inoperable or unsafe).
- Heating systems (inoperable or unsafe).

Priority Two – Mechanical System Failure Repairs

- Electrical system failures.
- Roof repairs.
- Air conditioning systems (inoperable or unsafe).
- Unstable, sagging or rotten bathroom subflooring.



How can I participate?

- The home must be located in the City of Fort Worth and owner occupied.
- The home must meet the criteria for repairs and will be denied if total cost exceeds \$5,000.
- Total household income for all adults living in the home cannot exceed more than 60% of the area’s median income:

Household Size	Maximum Income
1	\$31,920
2	\$36,480
3	\$41,040
4	\$45,600
5	\$49,260
6	\$52,920
7	\$56,580
8	\$60,240



The Lead-Safe Program provides lead hazard reduction home repair services to create a lead-safe environment for the children and residents of Fort Worth. The program helps income-eligible residents protect children from lead when they live or spend extended periods of time in a home with deteriorated lead-based paint.

Participation in the program will require a paint inspection of the property to determine presence of lead-based paint hazards.



What services does the program provide?

- Inspection and risk assessment of the property for lead-based paint.
- Healthy Homes Inspection.
- If deteriorated lead-based paint is identified, the work may include:
 - Painting of interior and/or exterior surfaces
 - Possible replacement of components such as doors, windows or siding.
 - Repairs of urgent health and safety conditions.

How can I participate in the program?

- The property must be located in the City of Fort Worth and built before 1978.
- The owner of the property must agree to participate in the program. Rental properties may be eligible.
- A child under the age of six lives in the home OR spends at least six hours a week plus 60 hours a year in the home or a pregnant woman is living in the home.
- The total household yearly income (including all adults living in the home) must be at or below the following:



ASSISTANCE FOR TARRANT COUNTY VETERANS

★ Forward Home Veteran Assistance Program

The program is open to veterans, military who are active duty, and surviving spouses.



- Rent, mortgage and utility payments to prevent Texas veterans and their families from becoming homeless.
- Preference will be given to discharged veterans versus active duty, if funds are running out we will serve veterans first.

★ Healthy Homes for Heroes Program

Assists with modifications to ensure that veterans will be able to remain in a healthy home.



- Accessibility modifications such as ramps, grab bars, bathroom modifications, door widening and handrails.
- Health and safety modifications such as heating and air, water and sewer, unstable rotten flooring, electrical system failures and leaky roofs.

★ Eligibility Criteria

Must reside in Tarrant County.

Eligible veterans include:

- Veteran who lives in Tarrant County regardless of era or character discharge.
- A military person who is on active duty.
- National Guard
- Reservists

Household income at or below 80% of Area Median Income (AMI).

Provide veteran status documentation.

Provide Income Documentation.

US Citizen or have legal residency, Picture ID & Social Security Cards

Forward Home additional criteria

- Copy of Utility Bills (water, utility, gas or lease)

Healthy Homes additional criteria

- Proof that mortgage is current



Volunteer Income Tax Assistance (VITA) is an IRS-supported, free income tax preparation program for low- to moderate-income individuals and families. Community volunteers, certified by the IRS, help taxpayers prepare their tax returns at no cost, make sure they claim valuable tax credits for which they're eligible, including the Earned Income Tax Credit (EITC) and Child Tax Credit (CTC).

VITA helps taxpayers who make less than \$60,000 per year and need to file a return for the 2020 tax year.

Community volunteers, certified by the IRS, help individuals keep more of their hard earned money and bring millions of dollars back into the local economy through refunds and tax credits.

CAP OFFICE LOCATIONS

817-392-5720 (CAP)

City of Fort Worth
**Community Action
Partners**

*Serving all of Tarrant County
Sirviendo a todo el Condado de Tarrant*

- **Andrew "Doc" Session** 201 S. Sylvania Ave. Fort Worth, 76111
- **Como** 4660 Horne St. Fort Worth, 76107
- **Martin Luther King** 5565 Truman Drive Fort Worth, 76112
- **North Tri-Ethnic** 2950 Roosevelt Ave. Fort Worth, 76106
- **Northside** 1100 NW 18th St. Fort Worth, 76164
- **Southside** 959 E. Rosedale St. Fort Worth, 76104
- **Worth Heights** 3551 New York Ave. Fort Worth, 76110
- **Arlington** 401 W Sanford, Ste. 2700, Arlington, TX 76011

	TYPICAL AWARD	CARES ALLOCATION
Community Services Block Grant (CSBG)	\$1,868,682	\$2,568,182
Comprehensive Energy Assistance Program (CEAP)	\$6,287,575	\$4,131,232
Texas Veterans Commission:		
Forward Home General Assistance	\$300,000	
Healthy Homes 4 Heroes Home Modification	\$300,000	
United Way: Volunteer Income Tax Assistance Program (VITA)	\$135,000	
TOTAL	\$8,891,257	
NOTE: Above figures are 2021 CSBG and CEAP awards and 2020 Cares awards TVC agrants are awarded in 2020		
2020 CEAP	\$6,747,841	
2020 CSBG	\$1,868,684	

Neighborhood Services Department

SUMMARY OF FUNDING COVID-19 Related

NSD Programs-Related to the COVID-19 Pandemic - 10/12/2020	Funding Source	Award Amount	Terms
Fort Worth CARES Emergency Household Assistance for FW residents with housing, utility and prescription assistance up to \$3,600 resulting from COVID-19 financial hardship. Household must be at or below 120% AMI.	CRF	\$2,000,000	May 2020 to December 2020
Tarrant County Non-Governmental Organization (NGO) Assistance for Non-profit organizations for direct social services in response to the pandemic and to reimburse for costs of PPE & related items.	CRF	\$4,900,000	August 2020 to December 2020
Coronavirus Relief Fund Administrative 4% Administrative Cost for Coronavirus Relief Fund	CRF	\$300,000	March 2020 to December 2020
Community Services Block Grant (CSBG) CARES Financial assistance with rent, mortgage or similar items, for any Tarrant County household with a COVID-related crisis, with income at or below 200% of Federal Poverty Income Guidelines.	TDHCA	\$2,568,182	March 2020 to July 2021
Comprehensive Energy Assistance Program (CEAP) CARES Emergency Utility Assistance for any Tarrant County household with a COVID-related crisis with income at or below 150% of Federal Poverty Income Guidelines; including prior CEAP clients that have reached the previous CEAP funding limit.	TDHCA	\$4,131,232	March 2020 to July 2021
Community Services Block Grant (CSBG) Discretionary COVID-19 funding Financial assistance made available at the beginning of the pandemic to any eligible household experiencing a COVID- related crisis.	TDHCA	\$91,925	March 2020 to August 2020
Community Development Block Grant (CDBG-CV) Funds awarded to Public Service Agencies responding to the pandemic through services such as emergency rental assistance, youth educational support, meal delivery services, financial and housing counseling, and employment support.	HUD	\$4,360,291	July 2020 to July 2026
Emergency Solutions Grant (ESG-CV) Funds awarded to nonprofit homeless service providers offering emergency shelter, rapid rehousing assistance and related support services to homeless persons .	HUD	\$2,202,959	July 2020 to September 2022
Housing Opportunities for Persons With AIDS (HOPWA-CV) Funds awarded to Public Service agencies to provide Short Term Rent Mortgage and Utility Assistance (STRMU) and Supportive Services for low-income households living with AIDS/HIV.	HUD	\$246,806	July 2020 to July 2023
Emergency Solutions Grant (ESG-CV2) Funds awarded to nonprofit homeless service providers offering emergency shelter, rapid rehousing assistance, homelessness prevention and support services to homeless and at-risk persons	HUD	\$6,070,529	July 2020 to September 2022
Community Development Block Grant (CDBG-CV3) Funds to be awarded in December 2020 to Public Service Agencies responding to the pandemic through services such as emergency rental assistance, youth educational support, meal delivery services, financial and housing counseling, and employment support.	HUD	\$5,468,206	July 2020 to July 2026
NSD COVID GRANT TOTAL		\$32,340,130	



Update on Retrofit/Remodel

Neighborhood Services Community Centers

*Victor Turner, Director
Neighborhood Services*

*Steve Cooke, Director
Property Management Department*

Fellowship Corner @ Southside Community Center

959 E. Rosedale



PROJECT SCOPE:

Repurpose existing Southside Community Center to become an Aging Friendly (seniors) facility. Our aging, active and longer living population supports the need to have a premier facility for seniors. This project would reconstruct the existing facility. Custom renovations were done between 1990-2000 to accommodate a UNT Health Clinic, Childcare Associates, and others.

PROGRESS/STATUS:

- Schematic drawings are 95% complete;
- Advertise for construction in 30 – 60 days.
- ADA assessment and structural engineering study complete.

Elements of Architecture engaged 2020

Northside Community Center

1101 NW 18th St.



(75% of final design)

PROGRESS /STATUS:

Northside – ADA project is complete.

- Bond project drawings 75% complete; will be finalized within 2 weeks.
- Abatement to start in next 30 days.
- Construction general contractor can advertise to the sub-contractor market.

Elements of Architecture/Muckleroy Falls

PROJECT SCOPE:

Renovations will address: ADA facility standards; reconfigure former clinic and daycare area; resolve disjointed facility layout to create clear sightlines; create areas for youth, seniors and the Community Action Partners program. Add additional activity room providing classes and rental space.

North Tri-Ethnic Community Center

2950 Roosevelt Ave.



PROJECT SCOPE:

Renovations will address: ADA facility standards; renovate kitchen, public restrooms in main corridor, former daycare and seniors area making them compliant; improve ADA parking by adding, ramps, handrails and replacing exterior stairs.

PROGRESS /STATUS:

Contractor is completing the punch list.

Add Architect and GC

Worth Heights Community Center

3551 New York Ave



PROJECT SCOPE:

Renovations addressed: Reconfiguration of a former dental clinic to create office and conference rooms for Central Community Action Partners program office. Saving \$50,000 in annual leasing costs. ADA improvements made to create better access to facility by creating family restroom to be used during sheltering, renovate main facility, senior and form daycare restrooms to become ADA compliant. Enlarged fitness area to increase capacity and make it more functional.

PROGRESS /STATUS:

Complete, except for door hardware.
Add Architect and GC

ANDREW “DOC” SESSIONS Community Center

201 South Sylvania Ave.



PROJECT SCOPE:

Renovated former JPS clinic into fitness area. Removed exam rooms, labs and offices to create open space for cardio and strength training, added small group fitness space and enlarged facility storage area. Approximately \$45K in Special Purpose Funding collected from program revenue was used to complete renovations.

PROGRESS /STATUS:

Complete, except for installation of water fountains, fitness and Audio Visual equipment.

City of Fort Worth Architectural Services and Property Management



Community Center Facility Projects Recently Completed

Community Center	Project type	Cost	Funding source	Completed
Victory Forest	New construction	\$6.8M	2004 Bond, various	Jan 2018
Eugene McCray	Expansion	\$1.8M	2014 Bond	Feb 2019
Handley Meadowbrook	Expansion	\$2.7M	2014 Bond	Feb 2019
Greenbriar	Renovation	\$25K	PAYGO (Chesapeake)	May 2019
North Tri Ethnic	Renovation	\$52K	NSD PayGo / CDBG	Aug 2019
Como	New construction	\$12.8M	2014 Bond, various	Dec 2019
Worth Heights	Renovation	\$1.4M	CDBG ADA	Nov 2020
Northside	Renovation	\$290K	CDBG ADA	Dec 2020
Doc Sessions	Renovation	\$51K	NSD Special Purpose Fund	Jan 2021
North Tri Ethnic	Renovation	\$517K	CDBG ADA	Jan 2021
LVT Community Center Phase 1	Renovation	\$1.8M	PARD / Community Partnership	Feb 2021

Community Center Facility Projects In Progress

Community Center	Project type	Cost	Funding Source	Status	Estimated Completed
Diamond Hills	Replacement	\$9.9M	2018 Bond	Design is 50% complete	Mar 2023
Northside	Renovation	\$5.1M	2018 Bond	Design is 95% complete	Dec 2021
Northwest	New construction	\$11M??	2018 Bond, various	TXDOT road change delays, design is 10% complete	Nov 2022
Sycamore	Renovation	\$12.8M	2018 Bond	Design is 10% complete	Dec 2021
Southside	Renovation	\$800K	Various (PAYGO, Chesapeake, CDBG, CAP)	Scope being finalized Details on next slide	Dec 2021
LVT Community Center Phase 2	Renovation	\$1.9M	CFW / LVT	Design is 75% complete	Mar 2022

Southside Community Center Timeline

- **March 2019:** Hired RPGA Design Group as Architects
- **Oct 2019:** Schematic Design Completed, Scope Increased
- **Dec 2019:** Schematic Design Estimate was \$1.8 Million
- **Apr 2020:** RPGA asked to complete drawings for a reduced scope with alternates
- **Jun 2020:** City and RPGA terminated agreement
- **Jul 2020:** Hired Elements of Architecture to complete project
- **Jan 2021:** Elements Provided revised drawings based on reduced scope for City Review
- **Mar 2021:** Advertise for Construction
- **Dec 2021:** Construction Complete

Questions

