

Kansas Consolidated Plan

The 2027 Action Plan

Consolidated Submission for Community Planning and Development Programs
U.S. Department of Housing and Urban Development

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Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The Kansas Consolidated Plan affirms the three national objectives of Title I of the Housing and Community Development Act of 1974, as amended, including activities which:

- Primarily benefit low-and-moderate income persons
- Aid in the prevention of slums and blight
- Alleviate conditions which pose a serious and immediate threat to the health or welfare of a community.

The Kansas Consolidated Plan also endorses the objectives of the National Affordable Housing Act of 1990, including:

- Ensure that all residents have access to decent shelter
- Increase the supply of affordable housing
- Make neighborhoods safe and livable; expand opportunities for homeownership
- Provide a reliable supply of mortgage finance
- Reduce generational poverty in assisted housing

The Kansas Consolidated Plan also addresses the needs of persons living with HIV/AIDS through the HOPWA program. The Kansas Consolidated Plan supports the objectives of the Stewart B. McKinney Homeless Assistance Act of 1987.

Accordingly, the Kansas Consolidated Plan describes the priorities and guidelines of the five federally funded programs, including: CDBG, ESG, HOME, HOPWA, and HTF. The Department of Commerce will administer the CDBG program. Kansas Housing Resources Corporation (KHRC) will administer the HOME, HTF, and ESG programs. The Kansas Department of Health and Environment (KDHE) will administer the HOPWA program.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis, or the strategic plan.

The three overarching objectives guiding the proposed activities are:

- Providing decent affordable housing
- Creating suitable living environments
- Creating economic opportunities

Outcomes show how programs and activities benefit a community, or the people served. The three outcomes that will illustrate the benefits of each activity funded by the five federal programs are:

- Improved availability/accessibility
- Improved affordability
- Improved sustainability

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The State of Kansas made progress on its priority needs and objectives in FY 2025, the last complete period for which a Consolidated Annual Performance and Evaluation Report (CAPER) was conducted. The best indicators of results are described below for the Community Development Division of the Department of Commerce (Commerce), Kansas Department of Health and Environment (KDHE) and Kansas Housing Resources Corporation (KHRC).

The State continues to focus CDBG resources on public water and wastewater infrastructure, community public facilities, housing, and economic development activities that assist businesses with job creation and retention. In addition, the State maintains targeted set-asides for urgent needs and downtown commercial rehabilitation projects. During FY2026, the State remained on track to obligate available CDBG funds to eligible local governments carrying out these activities and will continue to prioritize timely obligation and expenditure of funds while addressing identified community development needs across Kansas.

The HOME Program served 49 households with their First Time Homebuyer Program, TBRA served 511 households, and the Rental Program developed 11 newly constructed units. Housing Trust Fund (HTF) completed 31 new construction and 17 rehabilitated units.

The HOPWA Program provided housing assistance to 216 clients. The program helped 58 of these clients transition from homelessness into secure housing. Overall, the program reached 299 different individuals, including the family members of the clients who Kansas Care Through Housing (KCTH) served. The HOPWA Program provided supportive services to 554 individuals, which included 407 clients and their family members. The supportive services are crucial to clients outside of just housing assistance, as many areas around the state lack the necessary resources to provide these services.

In 2025, ESG funding was provided to nine (9) emergency shelters and eight (8) emergency shelters for victims of domestic violence. The overnight emergency shelters served 1,470 households consisting of 2,037 persons. ESG funding was provided for two day shelters that served 227 households consisting of 269 persons. In total, the emergency shelters funded by ESG served 2,306 persons. Street outreach projects assisted a total of 501 households consisting of 531 persons. Rapid Rehousing projects served 194 households consisting of 315 persons. Homeless Prevention projects served 81 households consisting of 237 persons.

All ESG funded agencies are required to enter client level data into the CoC's HMIS . ESG funded domestic service providers utilize a comparable database instead of the CoC's HMIS. Agencies can apply for ESG-HMIS funds to help with the costs to contribute data to the HMIS. The CoC HMIS grant that KHRC receives on behalf of the Balance of State CoC pays for the individual and agencies licenses for the HMIS, allowing CoC and ESG funded agencies the opportunity to contribute data to the HMIS without having to pay for license fees. Agencies that provide homeless services that do not receive CoC or ESG funds are also encouraged to contribute data to the HMIS.

ESG funded agencies are expected to participate in the coordinated entry process of their continuum of care. Victim Service Providers are not required to participate with the Coordinated Entry System. – add funding available to support ESG agencies cost to contribute data.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

One public hearing was held virtually and in-person on August 13, 2026, **for public comment on housing needs for the 2027 Annual Action Plan.**

The public hearing was announced through a public notice in the Kansas Register on August 13, 2026. Volume 45, Issue 33 - 08-13-2026 | Kansas Housing Resources Corporation | Notice of Hearing on the 2027 Annual Action Plan. The public notice can be viewed by copying and pasting <https://rules.ks.gov/browse/collections/29b1a920-facc-44b1-89b2-a5ef675bf1bc/policies/6530af03-1d5d-4753-9572-055c5a756d5d> into a browser.

The announcement was also posted on the Kansas Housing Resources Corporation website, and email notifications were sent to stakeholders. The public comment hearing on **housing needs** occurred in Topeka, Kansas, and virtually on August 27, 2026.

One public hearing was held virtually and in-person on October 15, 2026, **for public comment on the preliminary draft of the 2027 Action Plan.**

The public hearing was announced through a public notice in the Kansas Register on September 17, 2026. Volume 45, Issue 38 - 09-17-2026 | Kansas Housing Resources Corporation | Notice of Hearing on

the 2027 Annual Action Plan. The public notice can be viewed by copying and pasting <https://rules.ks.gov/browse/collections/29b1a920-facc-44b1-89b2-a5ef675bf1bc/policies/5bd3bf2e-9b1f-4722-a574-ce0bc8b36390> into a browser.

The announcement was also posted on the Kansas Housing Resources Corporation website, and email notifications were sent to stakeholders. The public comment hearing on the **preliminary draft of the 2027 Annual Action Plan** occurred in Topeka, Kansas, and virtually on September 17, 2026.

The public comment period was October 1 – October 31, 2026.

Registration, attendance logs, and Kansas Register notices for both hearings are attached to AD-26. Both hearings were held in person and virtually, however, state level attendees prefer attending virtually.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

No comments were received during the first public hearing. Comments received during the second public hearing and comment period will be recorded upon completion.

6. Summary of comments or views not accepted and the reasons for not accepting them

No comments were received during the first public hearing. Comments received during the second public hearing and comment period will be recorded upon completion.

7. Summary

PR-05 Lead & Responsible Agencies - 91.300(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role		Name	Department/Agency
CDBG Administrator		KANSAS	Department of Commerce
HOPWA Administrator			Kansas Department of Health and Environment
HOME Administrator		KANSAS	Kansas Housing Resources Corporation HOME Program
ESG Administrator		KANSAS	Kansas Housing Resources Corporation ESG Program
		KANSAS	Kansas Housing Resources Corporation HTF Program

Table 1 – Responsible Agencies

Narrative

The Consolidated Plan was developed in partnership between the Kansas Department of Commerce (Commerce), Kansas Housing Resources Corporation (KHRC), and the Kansas Department of Health and Environment (KDHE). The strategies defined in the State of Kansas five-year 2024-2028 Consolidated Plan and the 2027 Annual Action Plan are implemented by state agencies, municipalities, non-profits, lenders, and housing developers. These groups are consulted on a regular basis when developing and carrying out the strategies and goals of the Annual Action Plan. The state also requested input from COCs, civic leaders, and public housing agencies.

Kansas Housing Resources Corporation, Kansas Department of Commerce, FHLBank, and the local USDA Rural Development conduct quarterly interagency meetings to plan and review collaborative efforts related to housing. KHRC has also been placed on e-mail/ mailing lists for upcoming events held by Kansas African American Affairs Commission and Kansas Hispanic & Latino Affairs Commission.

KHRC also collaborates with the Kansas Department for Aging and Disability Services (behavioral health services) and KDHE (Medicaid) to facilitate the partnerships necessary to effectively utilize the new funding opportunities created under the Frank Melville Supportive Housing Act

of 2010. HUD's Section 811 program, included in the Frank Melville Supportive Housing Act, provides supportive housing opportunities for persons with disabilities. The changes affected in the 2010 reforms to the Section 811 program put added emphasis on community integration, leveraging of other project development resources (such as HOME and Low-Income Housing Tax Credits) and collaboration with State social service and Medicaid agencies to provide necessary services to support disabled individuals in independent living.

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AP-10 Consultation - 91.110, 91.300(b); 91.315(l)

1. Introduction

The strategies defined in the State of Kansas five-year 2024-2028 Consolidated Plan and the 2027 Annual Action Plan are implemented by state agencies, municipalities, non-profits, lenders, and housing developers. These groups are consulted on a regular basis when developing and carrying out the strategies and goals of the Annual Action Plan. The state also requested input from COCs, civic leaders, and public housing agencies.

KHRC, KDC, FHLBank, and USDA Rural Development conduct quarterly interagency meetings to plan and review collaborative efforts related to housing. KHRC has also been placed on e-mail/ mailing lists for upcoming events held by Kansas African American Affairs Commission and Kansas Hispanic & Latino Affairs Commission.

KHRC collaborates with the Kansas Department for Aging and Disability Services (KDADS) and KDHE to facilitate the partnerships necessary to effectively utilize new funding opportunities created under the Frank Melville Supportive Housing Act of 2010. HUD's Section 811 program, included in the Frank Melville Supportive Housing Act, provides supportive housing opportunities for persons with disabilities. The changes affected in the 2010 reforms to the Section 811 program put added emphasis on community integration, leveraging of other project development resources (such as HOME and Low-Income Housing Tax Credits) and collaboration with State social service and Medicaid agencies to provide necessary services to support disabled individuals in independent living. KHRC applied and received \$8 million in August 2024 to administer the state's new Section 811 Project Rental Assistance (PRA) for Persons with Disabilities program. The award will help KHRC identify and refer low-income Kansans with disabilities to 128 accessible homes, providing rental assistance and supportive services.

Provide a concise summary of the state's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies

KHRC consulted with local governments, other local and regional stakeholders, and other State agencies on the preparation of the 2024-2028 Consolidated Plan and the 2027 Action Plan.

KHRC has a seat on the Governor's Behavioral Health Services Planning Council, a planning council that is mandated by the federal government for all states to receive Federal Mental Health Block Grant funding. The GBHSPC consists of representatives from state agencies, Mental Health, Education, Rehabilitation, Criminal Justice, Housing, Social Services, the State Medicaid Agency and Substance Use; representatives from public and private entities, adults with serious mental illness and/or substance use

disorder and families of such adults and families with serious emotional disturbance and/or substance use disorders. Much of the work of the planning council is done by citizen volunteers that are members of the subcommittees established to report and make recommendations to the planning council. KHRC serves on the GBHSPC's subcommittee on housing and homelessness.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

In January 2026, the Kansas Department for Children and Families (DCF) awarded Kansas Housing a \$10 million housing support program grant to provide assistance to eligible Kansas families. Through this grant, DCF will allocate \$5 million annually for two years in TANF Housing Support funds to provide housing stabilization services to needy families with children at risk of or experiencing homelessness in all 105 counties across the state. The grant term is July 1, 2026 – June 30, 2028, with two one-year options to renew. KHRC has subawarded the Housing Support funds to four partner agencies to serve all 105 counties. The partner agencies include the City of Topeka, United Way of the Plains, Metro Lutheran Ministries, and the Kansas Statewide Homeless Coalition. Each partner will provide the Housing Support core services designed to help homeless families and those at risk of becoming homeless with services and short-term rent assistance. This program assists stabilizing families in permanent rental housing.

KHRC collaborates on a recurring basis with the Balance of State CoC and the Johnson County CoC. All funds from the State's ESG funding are made available to the non-ESG entitlement continuums. Continuum of Care components include affordable, accessible, and integrated permanent housing and homeless services that enable individuals and families to reach the maximum degree of self-sufficiency possible. In reviewing ESG applications, the State relies on local units of government and non-profit agencies to determine what their communities' unique homeless needs may be, and how the ESG program can assist with those needs. This approach allows local jurisdictions to determine their own priorities and needs in addressing homelessness in their communities. In 2022-2023, the BoS CoC along with KHRC led the extensive outreach conducted for Kansas's HOME-ARP Allocation Plan. This coordinated effort focused on research and analysis to accurately identify the Needs Assessment and Gaps Analysis of the program's Qualifying Populations, which included these populations.

Describe consultation with the Continuum(s) of Care that serves the State in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

Information about the Emergency Solutions Grant program is presented annually to the Kansas Balance of State and Johnson County CoC networks.

2. Agencies, groups, organizations and others who participated in the process and consultations

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	KANSAS DEPARTMENT OF COMMERCE
	Agency/Group/Organization Type	Housing Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Other government - State
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Economic Development Anti-poverty Strategy CDBG, Strategic Plan
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions.
2	Agency/Group/Organization	Kansas Department of Health and Environment
	Agency/Group/Organization Type	Services-Health Other government - State
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy HOPWA Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions.
3	Agency/Group/Organization	UNIVERSITY OF KANSAS SCHOOL OF MEDICINE
	Agency/Group/Organization Type	University

	What section of the Plan was addressed by Consultation?	Housing Need Assessment HOPWA Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions
4	Agency/Group/Organization	Kansas Interagency Council on Homelessness
	Agency/Group/Organization Type	Other government - State
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions
5	Agency/Group/Organization	Kansas Labor Information Center
	Agency/Group/Organization Type	Other government - State
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions
6	Agency/Group/Organization	KANSAS HOUSING RESOURCES CORPORATION
	Agency/Group/Organization Type	Housing Self-supporting, nonprofit, public corporation.
	What section of the Plan was addressed by Consultation?	All sections of the Consolidated Plan and the Annual Action Plan

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The week of June 5, 2023, there were ten stakeholder consultations conducted. The chart in PR-10 will be updated to reflect all of the agencies and stakeholders that participated in the sessions. The state did an online survey to further gather input from those unable to attend scheduled sessions. The schedule, attendees, summary of input received, survey results, and all other materials for consultations and outreach have been added to the Citizen Participation and Unique Appendix as appropriate. Additionally, email outreach was done to capture input from stakeholders that were unable to attend stakeholder sessions or did not respond to the survey.
7	Agency/Group/Organization	Kansas Department of Emergency Management
	Agency/Group/Organization Type	Agency - Managing Flood Prone Areas Agency - Management of Public Land or Water Resources Agency - Emergency Management Other government - State
	What section of the Plan was addressed by Consultation?	MA-65 Hazard Mitigation
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through E-mail, virtual meetings, and listening sessions

Identify any Agency Types not consulted and provide rationale for not consulting

Not applicable.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Kansas Balance of State Continuum of Care	The Kansas BoS CoC was consulted concerning the goals to address homelessness and to ensure consistency with the Five Year Strategic Plan.
State of KS Opening Doors Strategic Plan to Prevent	Kansas Interagency Council on Homelessness (KICH)	Five Year Plan Strategic Goal 13 calls for assisting homeless persons by providing housing. The Opening Doors Report connects with this goal as it calls for an end to chronic homelessness and a path for ending all homelessness.
Economic Development Strategic Plan	Office of the Governor	Strategic Goal 14 of the Five Year Plan calls for Economic Development. One of the Economic Development Strategic Plan goals is the provision of workforce and infrastructure resources towards faster economic growth and job creation.
State of Kansas HOME - ARP Allocation Plan	KHRC	Several of the 5 Year Plan Strategic Goals call for assisting homeless persons and creating affordable housing units for the qualifying populations targeted in the HOME-ARP Allocation Plan.
Kansas 2021 Statewide Housing Needs Assessment	KHRC and Kansas Office of Rural Prosperity	Several of the Five Year Plan Strategic Goals call for creating and developing affordable housing for all. The need for affordable housing at various income levels is outlined in the Statewide Housing Needs Assessment.
Framework for Growth	KDC	Five Year Plan Strategic Goals 4, 5, & 14 relate to Economic Development. Framework for Growth outlines the direct impact economic development can have on the vitality of a community.

Table 3 - Other local / regional / federal planning efforts

Narrative

Optional narrative.

AP-12 Participation - 91.115, 91.300(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

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The public comment period was October 1 – October 31, 2026.

Registration, attendance logs, and Kansas Register notices for both hearings are attached to AD-26. Both hearings were held in person and virtually, however, state level attendees prefer attending virtually.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper Ad	State	Notice placed in the Kansas Register 8/13/26, announcing the virtual needs hearing on 8/27/26.	No comments received.	No comments received.	https://rules.ks.gov/browse/collections/29b1a920-facc-44b1-89b2-a5ef675bf1bc/policies/6530af03-1d5d-4753-9572-055c5a756d5d
2	Internet Outreach	Statewide	Public outreach, via posting on KHRC website 2 weeks in advance and emails sent with reminder emails to KHRC's stakeholder lists.	No comments received.	No comments received.	https://kshousingcorp.org/

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Hearing	Statewide	Held on 8/27/26, in person at KHRC with a virtual webinar to ensure statewide coverage was available. One person attended in person and 21 attended virtually.	No comments received.	No comments received.	
4	Newspaper Ad	Statewide	Notice placed in the Kansas Register 9/17/26, announcing the public hearing on 10/15/26 and the draft 2027 Annual Action Plan available at www.kshousingcorp.org for public comment between 10/1/26 and 10/31/26.	No comments received.	No comments received.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Internet Outreach	Statewide	Public outreach, via posting on KHRC website 2 weeks in advance and emails sent with reminder emails to KHRC's stakeholder lists.	No comments received.	No comments received.	
6	Public Hearing	Statewide	To be held on 10/15/26, in person at KHRC with a virtual webinar to ensure statewide coverage was available. Attendance will be recorded after the hearing.	No comments received.	No comments received.	

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.320(c)(1,2)

Introduction

The following table displays the anticipated resources to be allocated to non-entitlement areas of Kansas broken down by program type. The 2027 HUD allocations are reflected in the “Annual Allocation” column below. The “Expected Amount Available Remainder of Con Plan” column is a projection of funds to be available for the fifth or final program year 2028. As with previous Consolidated Plans for the State of Kansas, the “Expected Amount Available Remainder of Con Plan” column is generated by multiplying the annual allocation by the remaining years, representing the 5 of the Consolidated Plan cycle. The relevant years will be adjusted as allocations are made and more precise assumptions calculated for program income.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	14,946,818.00	1,950,000.00	0.00	16,896,818.00	14,946,818.00	Kansas requires all CDBG funds to be matched by receiving communities. While not federally required, leveraging CDBG dollars maximizes the benefit to LMI persons

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	5,889,910.03	100,000.00	0.00	5,989,910.03	5,889,910.03	The First Time Homebuyers Program and the HOME Rental Program both require a local match. Program Income will be spent in the TBRA Program.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	864,874.00	0.00	0.00	864,874.00	864,874.00	Kansas HOPWA funds to be matched by receiving communities, especially through pairing funding with local non-profits. While not required by HUD, leveraging HOPWA funds maximizes benefits for persons with aids.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	1,662,977.00	0.00	0.00	1,662,977.00	1,662,977.00	The Emergency Solutions Grant requires a 100% matching contribution.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HTF	public - federal	Acquisition Admin and Planning Homebuyer assistance Multifamily rental new construction Multifamily rental rehab New construction for ownership	3,100,000.00	0.00	0.00	3,100,000.00	3,100,000.00	The Housing Trust Fund does not require matching funds.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The State of Kansas makes every attempt to leverage CDBG, HOME, ESG, and HOPWA funds with additional non-federal funding resources. In the past CDBG funds have typically seen a greater than 50% match on most projects, bringing in other federal dollars, state funds, or local government/private funds.

HOME funds leverage private mortgages, grants, other federal programs, bond financing, and tax credits. Match for the HOME Program will be met through a combination of cash from non-federal sources, foregone fees, bond financing, and donated land and labor.

All subrecipients and/or the ESG funded agency must make matching contributions to supplement the ESG program in an amount that equals the amount of the ESG award. Match contributions may be cash or non-cash and may be from any source. The 100% match requirement for ESG will be met through reporting of the subrecipient or ESG funded agency contributions.

For the Low-Income Housing Tax Credit (LIHTC) program KHRC will collaborate with cities, counties, and regions of the state to determine high need areas for rental housing. The HOME staff and Low-Income Housing Tax Credit staff work closely together to ensure the most efficient use of rental housing funding.

KCTH uses HOPWA funds to collaborate with Shelter Plus Care, Section 8 Housing, LIEAP, and other food pantries housing and utility resources. KCTH also closely collaborates with the Kansas STI/HIV Care Program, which has provided Ryan White Part B rebate funding to KCTH since 2017.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Not applicable to State Grantee.

Discussion

While leveraged funds and support from outside partners broadens the accomplishments of each program, the historical trend of funding reductions significantly impacts the CDBG and HOME programs. Reduced federal funding makes it more difficult to leverage supplemental resources and provide technical assistance on other resource opportunities. Therefore, the federal reductions reduce the amounts that can be leveraged.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives – 91.320(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Water and Sewer Improvements	2024	2028	Water and sewer improvements		Water & Sewer Improvements	CDBG: \$4,000,000.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted
2	Increase the quality of affordable housing	2024	2028	Affordable Housing		Affordable Housing	CDBG: \$2,000,000.00	Homeowner Housing Rehabilitated: 40 Household Housing Unit
3	Community Facilities	2024	2028	Non-Housing Community Development		Community Facility Improvements	CDBG: \$7,998,413.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3000 Persons Assisted
4	Public Services	2024	2028	Non-Housing Community Development		Public Service	CDBG: \$500,000.00	Public service activities other than Low/Moderate Income Housing Benefit: 25 Persons Assisted
5	Commercial Rehabilitation	2024	2028			Downtown Commercial Rehabilitation	CDBG: \$1,200,000.00	Facade treatment/business building rehabilitation: 4 Business

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Urgent Need	2024	2028	Affordable Housing Non-Housing Community Development		Affordable Housing	CDBG: \$100,000.00	Other: 1 Other
7	Economic Development	2024	2028	Non-Housing Community Development		Economic Development	CDBG: \$750,000.00	Jobs created/retained: 21 Jobs Businesses assisted: 1 Businesses Assisted
8	State Administration and Technical Assistance	2024	2028	Administration		Affordable Housing	CDBG: \$548,404.54 HOME: \$588,991.00	Other: 1 Other
9	First Time Homebuyers	2024	2028	Affordable Housing		Affordable Housing	HOME: \$575,919.03	Direct Financial Assistance to Homebuyers: 35 Households Assisted
10	HOME Rental Development	2024	2028	Affordable Housing		Affordable Housing	HOME: \$2,625,000.00	Rental units constructed: 10 Household Housing Unit
11	Tenant Based Rental Assistance	2024	2028	Affordable Housing		Affordable Housing	HOME: \$2,200,000.00	Tenant-based rental assistance / Rapid Rehousing: 630 Households Assisted
12	Emergency Solutions Grant (ESG) Program	2024	2028	Homeless			ESG: \$1,662,977.00	Homelessness Prevention: 2579 Persons Assisted Housing for Homeless added: 322 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	Housing Trust Fund (HTF)	2024	2028	Affordable Housing		Affordable Housing	HTF: \$3,100,000.00	Rental units constructed: 12 Household Housing Unit Rental units rehabilitated: 3 Household Housing Unit
14	Housing Opportunities for Persons with AIDS - HOPWA	2024	2028	Homeless			HOPWA: \$864,874.00	Homelessness Prevention: 200 Persons Assisted Housing for People with HIV/AIDS added: 100 Household Housing Unit HIV/AIDS Housing Operations: 200 Household Housing Unit Other: 0 Other

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Water and Sewer Improvements
	Goal Description	
2	Goal Name	Increase the quality of affordable housing
	Goal Description	

3	Goal Name	Community Facilities
	Goal Description	
4	Goal Name	Public Services
	Goal Description	
5	Goal Name	Commercial Rehabilitation
	Goal Description	
6	Goal Name	Urgent Need
	Goal Description	
7	Goal Name	Economic Development
	Goal Description	
8	Goal Name	State Administration and Technical Assistance
	Goal Description	CDBG will allocate \$224,202.27 (1.5%) for Administration and \$224,202.27 (1.5%) for Technical Assistance to support program implementation and compliance activities. Additionally, \$100,000 (0.7%) will be reserved for admin activities that do not require a state match.
9	Goal Name	First Time Homebuyers
	Goal Description	

10	Goal Name	HOME Rental Development
	Goal Description	
11	Goal Name	Tenant Based Rental Assistance
	Goal Description	
12	Goal Name	Emergency Solutions Grant (ESG) Program
	Goal Description	
13	Goal Name	Housing Trust Fund (HTF)
	Goal Description	
14	Goal Name	Housing Opportunities for Persons with AIDS -HOPWA
	Goal Description	

AP-25 Allocation Priorities – 91.320(d)

Introduction:

The State of Kansas will distribute development resources in proportion to development needs in the state. In general, KDC, KHRC, and KDHE will approve funding for development projects which satisfy one or more of the following criteria:

- **Community Need** - Comparison of development needs between cities, counties, and regions of the state. Development resources will be allocated to areas of greatest need, i.e., unmet need.
- **Community Effort** - Comparison of the shares of assisted development between cities, counties, and regions of the state. Areas with low shares of assisted development will be encouraged to seek a fair share of development resources.
- **Resident Need** - Comparison of income eligible persons within cities, counties, and regions of the state. Development resources will be allocated first to the lowest income eligible persons within an area.
- **Resident Risk** - Comparison of persons with multiple risks versus single risks, within cities, counties, and regions of the state, i.e., unemployment, cost burden, racial minority, single parent, physical disability, etc. Development resources will be allocated first to persons with multiple risks within an area.
- **Preventive Action** - Preventing shortages of development resources within cities, counties, and regions of the state. Development resources will be allocated early to areas undergoing economic development and/or deinstitutionalization of persons with disabilities.

Note that in the table below the amount for HOME funds, the CHDO Operating Reserve Set-aside is added into Home Rental Development. The percentage for the HOME Participating Jurisdiction Administrative Reserve is 10% listed under state administration.

Funding Allocation Priorities

	Water and Sewer Improvements (%)	Increase the quality of affordable housing (%)	Community Facilities (%)	Public Services (%)	Commercial Rehabilitation (%)	Urgent Need (%)	Economic Development (%)	State Administration and Technical Assistance (%)	First Time Homebuyers (%)	HOME Rental Development (%)	Tenant Based Rental Assistance (%)	E S
CDBG	23	11	47	3	7	1	4	4	0	0	0	

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HOME	0	0	0	0	0	0	0	10	10	43	37
HOPWA	0	0	0	0	0	0	0	0	0	0	0
ESG	0	0	0	0	0	0	0	0	0	0	0
HTF	0	0	0	0	0	0	0	0	0	0	0

Table 7 – Funding Allocation Priorities

Reason for Allocation Priorities

Infrastructure:

Water and sewer improvements are consistently requested projects for funding assistance due to rural characteristics and aging infrastructure. To make limited funding go farther, the infrastructure grants are focused on the highest need projects (those with health/safety violations), and regional planning grants are available. The regional planning grants provide a funding source to consolidate systems and encourage areas working together for the benefit of all.

Housing:

A State Housing Strategy outlined a list of the customer priorities to address housing issues in Kansas:

- 1) Owners
- 2) Renters
- 3) Vulnerable populations
- 4) Homeless persons

Economic Development:

Economic development and job creation were identified as a key part of the identified goals and objectives for Kansas.

Homelessness:

Addressing homelessness in Kansas is a critical issue. Kansas Housing Resources Corporation (KHRC) will use ESG funds for Street Outreach, Emergency Shelters, Homelessness Prevention, Rapid Re-Housing, HMIS, and administrative activities.

Community Facility and Services

Community facility improvements, with projects ranging from improving bridges and streets, were identified as a high priority during community meetings and feedback from stakeholders. Creating communities of opportunity and supporting economic opportunities for target areas is the basis for the high priority given to downtown commercial rehabilitation. Addressing downtown commercial districts by assisting private property owners in the rehabilitation of blighted buildings is one method of addressing downtown redevelopment. All projects must meet the “slum and blight” national objective.

HOPWA:

HOPWA formula and competitive funding have provided statewide housing resources for persons living with HIV/AIDS in Kansas.

How will the proposed distribution of funds will address the priority needs and specific objectives described in the Consolidated Plan?

The State of Kansas will distribute development resources in proportion to development needs in the State. In general, KDC, KHRC, and KDHE will approve funding for development projects which satisfy one or more of the following criteria: (1) Community Need, (2) Community Effort, (3) Resident Need, (4) Resident Risk, and (5) Preventive Action.

The statewide priority needs include Water and Sewer Improvements, Affordable Housing, Economic Development, Homeless Prevention and Housing, Community Facility Improvements, and Downtown Commercial Rehabilitation. All of these are considered high priorities.

AP-30 Methods of Distribution – 91.320(d)&(k)

Introduction:

The matrix below discusses in detail how activities funded through CDBG, HOME, HTF, ESG, and HOPWA will be distributed.

Distribution Methods

Table 8 - Distribution Methods by State Program

1	State Program Name:	Commercial Rehabilitation
	Funding Sources:	CDBG
	Describe the state program addressed by the Method of Distribution.	The purpose of the program is to help communities improve the quality of their downtown commercial districts by assisting private property owners in the rehabilitation of blighted buildings. All projects must meet the slum and blight national objective. Projects could also be LMI jobs. Funded from program Income.

	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	The State of Kansas will distribute CDBG development resources in proportion to identified development needs throughout the state. For commercial rehabilitation projects, the Kansas Department of Commerce prioritizes projects that address conditions of slum or blight, support the revitalization of downtown or other eligible commercial areas, and contribute to the long-term economic vitality of the community. In evaluating applications, the State considers the extent to which a proposed project satisfies one or more of the following criteria: 1. Community Need – Addresses identified commercial or economic needs, including blight or deterioration. 2. Community Effort – Demonstrates local commitment and investment in revitalization. 3. Resident Need – Benefits residents through jobs, businesses, services, or amenities. 4. Resident Risk – Addresses conditions affecting community health, safety, welfare, or economic stability. 5. Preventive Action – Prevents further deterioration, blight, or loss of commercial activity. Priority may also be given to projects that are located in established downtown districts, address documented slum or blight conditions, leverage additional public or private investment, and demonstrate a clear and measurable benefit to the community. Applications are reviewed based on the established CDBG Commercial Rehabilitation program requirements and selection criteria. Application manuals and additional resources are available through the Kansas Department of Commerce CDBG Commercial Rehabilitation application materials. Applicants can access application manuals and other resources at: https://www.kansascommerce.gov/cdbg/commercial-rehab/
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If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	Applicants can access application manuals and other resources at: https://www.kansascommerce.gov/cdbg/commercial-rehab/
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	This program operates on a monthly application basis, with submissions accepted May to October.

	Describe threshold factors and grant size limits.	The maximum amount of CDBG funds that can be applied for is \$300,000. Applicants can access application manuals and other resources at: https://www.kansascommerce.gov/cdbg/commercial-district-rehabilitation
	What are the outcome measures expected as a result of the method of distribution?	The CDBG program hopes to rehabilitate four downtown buildings that will house four viable businesses in the downtown district.
2	State Program Name:	Community Facilities
	Funding Sources:	CDBG

	Describe the state program addressed by the Method of Distribution.	Projects may include a wide range of CDBG-eligible activities under the Community Facilities Category. Eligible applicants include cities and counties. This program operates on a monthly application basis with a 20% match requirement. Projects are selected based on need, readiness, impact, and sustainability. Applications will be accepted May to October 2027, with those submitted by the 15th of each month reviewed by the 30th. Award letters will be issued shortly after review. A pre-application phase will also be required to evaluate project readiness prior to submitting a full application. All applications must meet a minimum score of 75 to be considered for funding.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Requirements and criteria are further outlined in the Community Facilities application: www.kansascommerce.com/cdbg Community Facilities: Large Grants Community Facilities: Small Grants https://www.kansascommerce.gov/wp-content/uploads/2025/05/CDBG-Community-Facilities-Small-Guidelines-2025.pdf https://www.kansascommerce.gov/wp-content/uploads/2025/05/CDBG-Community-Facilities-Large-Guidelines-2025.pdf https://www.kansascommerce.gov/cdbg/blueprint-to-build/ https://kansascommerce.my.site.com/Grants/s/

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	Application packets with the full rating and ranking criteria can be found at: https://www.kansascommerce.gov/cdbg/large-grants/
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	It is estimated that from 74% of CDBG funds will be expended on community facilities in any given year, depending on the level of need for public facilities during the five-year period.

	Describe threshold factors and grant size limits.	The minimum grant for the Community Facilities Category is \$100,000 with a required 20% local match, while the maximum award offers up to \$1,00,000 with a 20% local match. The maximum funding award depends on community population size: • Up to \$650,000 million for cities and counties with populations under 2,500 • Up to \$1 million for communities with populations above 2,500 Communities are required to provide a 20% local match toward the requested grant amount.
	What are the outcome measures expected as a result of the method of distribution?	Outcome measures will focus on the number of individuals served, with a particular emphasis on low- to moderate-income (LMI) populations. Funded projects are expected to improve access to critical services such as emergency response, recreational facilities, childcare, and community gathering spaces. The program aims to ensure that each awarded project delivers measurable benefits to LMI residents, as tracked by the number of persons assisted through the enhanced facility or infrastructure.
3	State Program Name:	Economic Development
	Funding Sources:	CDBG

	Describe the state program addressed by the Method of Distribution.	Economic Development funds may be used by a local unit of government to provide infrastructure or business financing for a new business locating in or an existing business expanding in a community. Funded from Program Income.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Economic development application and all guidelines can be found at: https://www.kansascommerce.gov/cdbg/economic-development/

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	Technical assistance is available from the State during preparation of the application to ensure that the application will meet threshold requirements. https://www.kansascommerce.gov/cdbg/economic-development/
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	This program operates on a monthly application basis, with submissions accepted May through October 2027. Funds for Economic Development projects will come from existing state Program Income.

	Describe threshold factors and grant size limits.	Funding is available for infrastructure improvements or business finance activities that directly create or retain permanent jobs. Eligible activities include infrastructure and land acquisition. The funding ceiling is \$35,000 per job created or retained with a maximum of \$750,000. Funding comes from program income.
	What are the outcome measures expected as a result of the method of distribution?	Outcome measures will include the number of businesses assisted and the number of jobs created or retained, with a focus on supporting low- to moderate-income (LMI) individuals. Each project must meet the public benefit standard of one full-time equivalent job per \$35,000 of CDBG assistance. For the upcoming year, the program anticipates assisting 1 business and retaining or creating approximately 20 jobs. These measures will help demonstrate the program's contribution to local economic development and improved employment opportunities for LMI residents.
4	State Program Name:	Emergency Solutions Grant Program
	Funding Sources:	ESG

	Describe the state program addressed by the Method of Distribution.	Kansas Housing Resources Corporation (KHRC) administers the Emergency Solutions Grant (ESG) for the State to address homelessness. ESG is allocated to the state through a formula-funded program by the Department of Housing and Urban Development. KHRC will use ESG funds for street outreach, emergency shelters, homelessness prevention, rapid re-housing, HMIS, and administrative activities. These activities will be targeted at households that are literally homeless or at risk of homelessness whose income is 0-30% of Area Median Family Income and to individuals and families that are in the following at risk homeless categories: Chronically homeless, HIV/AIDS, elderly, veterans, mental health, youth, domestic violence victims and substance abuse.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	KHRC is awarded these funds annually and makes them available for application to local units of government and local non-profit organizations of non ESG entitlement communities of Kansas. As part of their application, local units of government allocate funds for specific activities to private nonprofit organizations that provide services to the homeless in their community. A recipient nonprofit organization must be tax exempt under Section 501 (c) (3) of the Internal Revenue Code and must have an acceptable accounting system, have a voluntary board, and practice non-discrimination in hiring practices and the provision of services. ESG funds must be matched dollar-for-dollar by the local recipient. KHRC will require all sub recipients to make matching contributions to supplement the ESG program at an amount that equals the amount of ESG funds provided by KHRC. The sub-recipient must identify the source of the match at the time of applying for ESG. Matching contributions may be obtained from any source, including any Federal source other than the ESG program, as well as state, local, and private sources. The ESG regulations provide that up to 7.5% of a grantee's funds may be spent for administering the grant. KHRC will pass on 2.5% of this allocation to local units of government. The scoring criteria will include a project description, identified need, coordination of potential local homeless assistance and housing programs, past performance, and administrative capacity. A link to the application and other resources can be found at: https://kshousingcorp.org/

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	KHRC will utilize the application process for the Emergency Solutions Grant (ESG) program. KHRC will sub-grant ESG funds to cities and counties in non- ESG entitlement funded areas. KHRC recognizes the importance of individual cities and counties to identify sub-recipients and coordinate the specific services outlined in ESG for their individual jurisdictions. KHRC will also accept applications and provide direct funding to agencies and organizations that serve at-risk homeless populations and are capable of providing ESG services on a statewide level for that at risk homeless population. KHRC will announce the Notice of Funding Availability (NOFA) for the ESG funds and begin to accept and receive applications as described above. Depending on when HUD signs the grant agreement, deadlines for receipt of applications will be established. An Application Review Committee will rank applications received in response to the NOFA.

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	The Emergency Solutions Grant funds are awarded annually through a competitive grant application process. Each year, Kansas Housing posts the ESG Notice of Funding Availability inviting units of local government/municipalities and non-profit community agencies to apply for the ESG funding. The ESG funding can be used for the five program activities: Street Outreach, Emergency Shelter, Homeless Prevention, Rapid Rehousing, and HMIS. In the ESG funding application, the applicants describe the needs in their community and how the Emergency Solutions Grant program will address the needs. Applicants must describe how they collaborate with the CoC and other homeless service providers to avoid duplication of effort. Funding recommendations are made by a review committee, including a representative from the Kansas BoS Continuum of Care.

	Describe threshold factors and grant size limits.	No more than 60% of the total ESG funds may be used for emergency shelter and street outreach activities. The remaining funds will be used for the Homeless Prevention, Rapid Re-Housing and HMIS activities.
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	What are the outcome measures expected as a result of the method of distribution?	The ESG funds expect to assist 7,750 persons in homeless prevention and 1,500 individuals in rapid- rehousing services over a five-year span. The State of Kansas supports a continuum of care approach among State ESG recipients. KHRC collaborates on a recurring basis with the Kansas Balance of State CoC (KS-507) and the Johnson County CoC (KS-505). All funds from the State’s ESG funding are made available to the non-ESG entitlement continuums. Continuum of Care components include affordable, accessible, and integrated permanent housing and homeless services that enable individuals and families to reach the maximum degree of self-sufficiency possible. In reviewing ESG applications, the State relies on local units of government to determine what their communities’ unique homeless needs may be, and how the ESG program can assist with those needs. This approach allows local jurisdictions to determine their own priorities and needs in addressing homelessness in their communities. The ESG program has set the following performance outcomes for the ESG subrecipient agencies: • Shelter: 75% of clients with more than 90 days in shelter exit to permanent destinations • Shelter: 75% of clients with less than 90 days in shelter exit to destination other than the streets • Steet Outreach: 50% of clients will access housing (ES, TH, SH, PH, or PSH) • Street Outreach: 75% of clients will access Essential Services • Homeless Prevention: 75% of clients will obtain or maintain Permanent Housing for six months • Rapid Rehousing: 75% of clients will obtain or maintain permanent housing
5	State Program Name:	First Time Homebuyer Program
	Funding Sources:	HOME

	Describe the state program addressed by the Method of Distribution.	The First Time Homebuyers (FTHB) program will be administered in partnership with approved lending institutions. The State will enter into written agreements with lenders to provide leveraging of the funds allotted to the program. The State has established a lender's consortium that will provide first mortgage home loans to leverage First Time Homebuyers down payment assistance. The applicants can find a list of lenders on our website: www.kshousingcorp.org.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Assisted households must meet HUD's definition of low-income, with household income at or below 80% of area median gross income (AMGI) as published annually by HUD. They must qualify as first-time homebuyers as defined in 24CFR Part 92 and agree to occupy the home purchased as their principal residence for the required affordability period.

	If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A
	Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	Funds are distributed to eligible applicants on a first-come, first-serve basis until allocated funds are depleted.

	Describe threshold factors and grant size limits.	For FTHB, up to 20 percent of the purchase price of the home may be provided to an approved buyer at closing to assist with down payment, closing costs, and legal fees. Households must pay no more than 30% of their income towards their housing, and no less than 15%.
	What are the outcome measures expected as a result of the method of distribution?	HOME funds for the FTHB program are expected to provide financial assistance to 170 households over a five-year span.
6	State Program Name:	HOME Rental Development
	Funding Sources:	HOME

	Describe the state program addressed by the Method of Distribution.	Eligible activities under the HOME Rental Development Program (HOME Rental) will be acquisition and/or rehabilitation of existing rental housing and new construction of rental housing. In compliance with 24CFR Part 92, HOME-assisted rental units will be subject to rent and income restrictions contained in that statute. KHRC will provide a competitive advantage to applications for funding which commit to income and rent targeting at lower levels than required by statute. KHRC will fund rental development activities which support the objectives of the HOME program to provide affordable housing to lower income households by expanding and maintaining the supply of decent, safe, sanitary, accessible, and affordable rental housing, expanding the capacity of non-profit housing providers, strengthening the ability of state and local governments to provide housing, and leveraging private sector participation. To satisfy the Community Housing Development Organization (CHDO) set-aside requirements of the HOME program, KHRC shall reserve at least 15% of the total HOME allocation for CHDOs acting as owner, developer, or sponsor of a housing development. KHRC may also allocate no more than five percent of the total HOME allocation for eligible CHDO operating expenses. The amount awarded is entirely at the discretion of the KHRC, and subject to 24 CFR, Part 92. Funds from this pool that are not utilized for CHDO operating expenses may be used for other HOME-eligible activities.
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	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	A formal system will be used to evaluate, select, and fund applications for loans. The selection criteria are designed to facilitate an objective assessment of need for the proposed housing, the applicant's capacity to develop and manage affordable housing, and the specific characteristics of the proposed activity (including but not limited to location and site planning, building design and construction, affordability, cost reasonableness, and financial sustainability). When the application becomes available it will be posted on KHRC's website: www.kshousingcorp.org, and reasonable attempts will be made to notify active Community Housing Development Organizations of its availability. The application dates and review period will coincide with those of KHRC's Low Income Housing Tax Credit (LIHTC) and National Housing Trust Fund (HTF) application rounds, to facilitate the combining and leveraging of those resources to develop affordable housing. Applicants will be evaluated for the capacity and experience necessary to build and manage a successful project, and the ability to ensure viability over the statutory affordability period. Applications will be scored on the following criteria: 1) Location and need for the housing 2) Development characteristics 3) Applicant Qualifications 4) Proposed tenant population characteristics, and 5) Sustainability and Financial Viability. Specific scoring numbers and criteria are subject to adjustment and will be published along with the funding application and application guidelines. The applicant must have the experience and capacity to carry out any activity proposed to use HOME funds. Projects will be selected for geographic diversity including urban and rural communities across the state.
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If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	The application process for HOME rental housing development funds is competitive. See above process for details.

	Describe threshold factors and grant size limits.	• Before an application is scored and ranked, it must meet threshold requirements for the program: • The application must be for a qualified residential rental development that meets the HOME Program requirements at 24 CFR Part 92, as amended; • The development must meet the low-income housing priorities as identified in the applicable state or local Consolidated Plan; The development is ready to proceed as documented by: • Evidence of appropriate site control; • Zoning approval or application for zoning approval with a letter from the zoning administrator citing that the zoning request is consistent with the local plan or that the local plan could be changed to be consistent with the zoning request; • Evidence of availability of adequate utilities at the site; • Commitment letters for all sources of financing;3. Rural Development (RD) Form AD 622 commitment, if applicable; • Applicants for HOME CHDO Set-Aside funds must meet the following criteria: • The applicant must be a Community Housing Development Organization (CHDO) certified as such by the Kansas Housing Resources Corporation. • The CHDO must have the capacity to Own, Develop, or Sponsor affordable rental housing, as appropriate to the application, and as defined at 24 CFR 92.300. • A complete application - any application that is not complete may be automatically rejected. • Loan awards will not exceed \$750,000.
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	What are the outcome measures expected as a result of the method of distribution?	HOME funds for the Home Rental Development program are expected to provide assistance to 145 rental units over a five-year span.
7	State Program Name:	Housing Opportunities for Persons with AIDS
	Funding Sources:	HOPWA
	Describe the state program addressed by the Method of Distribution.	The Kansas Department of Health and Environment (KDHE) manages the Housing Opportunities for Persons with AIDS (HOPWA) program to ensure affordable housing and prevent homelessness among HIV positive individuals and their families. HOPWA funding provides housing assistance and related supportive services to develop community- wide strategies and form partnerships with area nonprofit organizations. HOPWA funds may be used for a wide range of housing, social services, program planning, and development costs. Ongoing analysis of quality of life through surveys and Steering Committee recommendations indicate the highest priority of need based on reduced funding will be for long-term tenant-based rental assistance (TBRA), short term rent and utility assistance and permanent housing placement.

	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	See above and below.
	If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A

Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A
Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	The HOPWA funding will be distributed to landlords, utility providers, and individual clients through the Ryan White CARE case management system. This system consists of 7 case management sites funded by the Health Resources and Services Administration (HRSA), Ryan White CARE Act, Part B. The University of Kansas, School of Medicine-Wichita, Medical Practice Association (UKSM-W MPA), is the program sponsor for the Kansas HOPWA Program. In 1993, the UKSM-W MPA received federal funding to administer a statewide Ryan White, Part C, CARE Act program under the medical direction of Dr. Donna E. Sweet. The UKSM-W MPA HIV program provides primary care for 60 percent of the clients in the Kansas Ryan White Part B program and over 80 percent of clients in Western, South Central, and Southeast Kansas.

	Describe how resources will be allocated among funding categories.	As stated above, the HOPWA funding will be distributed to landlords, utility providers, and individual clients through the Ryan White CARE case management system. This system consists of 7 case management sites funded by the Health Resources and Services Administration (HRSA), Ryan White CARE Act, Part B. The UKSM-W MPA HIV program will administer the payment of HOPWA housing assistance and other requests for assistance submitted through the Ryan White case management system.
	Describe threshold factors and grant size limits.	The service area for HOPWA formula funding includes all Kansas counties except Leavenworth, Wyandotte, Johnson, Miami, Franklin, and Lynn. Kansas counties in the Kansas City metropolitan area receive HOPWA formula funding through the City of Kansas City, Missouri. The Kansas service area is classified as rural. HOPWA formula funding has provided statewide housing resources for persons living with HIV/AIDS in Kansas.

	What are the outcome measures expected as a result of the method of distribution?	The primary outcome measures for the HOPWA grant are: • number of households served; • number of preventions of homelessness; and • number of people transitioned into permanent/stable housing.
8	State Program Name:	Housing Rehabilitation
	Funding Sources:	CDBG
	Describe the state program addressed by the Method of Distribution.	\$1,800,000 million is set aside for Housing Rehabilitation. Local units of government may apply for funds for Homeowner Rehabilitation, Rental Rehabilitation, Reconstruction, Relocation, and Demolition. Funding limit \$300,000 maximum for housing rehabilitation.

Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Grant applications are evaluated for funding based on project need, readiness, impact, sustainability and matching funds source and availability. All applications must meet a minimum score of 70 to be considered for funding. This program funds housing improvement projects to benefit low- to moderate-income households in a target area. If the community selects to include demolition the national objective is slum and blight. Single-family/owner-occupied or rental housing rehabilitation, upper-story housing, or renovation of a building to create housing. • Demolition of housing units and outbuildings on the same property • Other eligible activities include removal of architectural barriers in residential properties, energy use strategy activities relating to housing and relocation of households from dilapidated residences. • Administration costs for grant funds.
If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	Applicants can access application manuals and other resources at: https://www.kansascommerce.gov/cdbg/housing/

	Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A
	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A

	Describe how resources will be allocated among funding categories.	This program operates on a monthly application basis, with submissions accepted year-round.
	Describe threshold factors and grant size limits.	Communities can receive up to \$300,000 for housing rehabilitation. Application with threshold factors can be found at: http://kansascommerce.gov/757/Housing-Rehabilitation

	What are the outcome measures expected as a result of the method of distribution?	Outcome measures will be tracked using the number of housing units rehabilitated and the number of households assisted. Based on typical rehabilitation costs, the program anticipates rehabilitating approximately 25 to 30 housing units across homeowner and rental properties over the course of the year. These outcomes will contribute to the preservation of affordable housing stock and revitalization of neighborhoods in participating communities.
9	State Program Name:	Housing Trust Fund
	Funding Sources:	

	Describe the state program addressed by the Method of Distribution.	Distribution of Funds: KHRC will not distribute HTF funds through local jurisdiction subgrantees. HTF funds will be distributed statewide, including HOME and CDBG Entitlement Communities to eligible recipients whose applications address the criteria outlined in this allocation plan as well as priority housing needs as identified in the state’s Consolidated Plan. HTF funds will be offered as a loan, with payments deferred for the duration of the statutory affordability period, provided the activity is completed per the written agreement, and remains compliant with the terms of both the statute and written agreement for the duration of that affordability period. Eligible activities under Housing Trust Fund (HTF) are acquisition and/or rehabilitation of existing rental housing and new construction of rental housing. In compliance with 24CFR Part 93, HTF-assisted rental units will be subject to rent and income restrictions contained in that statute for a minimum of 30 years. KHRC will fund rental development activities which support the objectives of the HTF program to provide affordable housing to extremely low-income households by expanding and maintaining the supply of decent, safe, sanitary, accessible, and affordable rental housing and leveraging private sector participation. KHRC may also allocate no more than one third of the total HTF allocation for eligible operating cost assistance and reserves in accordance with 24 CFR 93.201(e). The amount awarded is entirely at the discretion of the KHRC, and subject to the project underwriting requirements contained in the statute. When the application becomes available, it is posted on our website: www.kshousingcorp.org. The application also coincides with the tax credit and HOME rental development application rounds.
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Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Applicants will be evaluated for the capacity and experience necessary to build and manage a successful project, and the ability to ensure viability over the statutory affordability period. The applicant must be a for-profit or non-profit developer with experience and capacity to carry out any activity proposed to use HTF funds. Eligible applicants will include for-profit and non-profit developers and public housing agencies (but may not be used for public housing except as described at 24 CFR 93.203). HTF funds will <i>not</i> be distributed through grants to subgrantees, including state or local units of government. A formal system will be used to evaluate, select, and fund applications for loans. The selection criteria are designed to facilitate an objective assessment of need for the proposed housing, the applicant's capacity to develop and manage affordable housing, and the specific characteristics of the proposed activity (including but not limited to location and site planning, building design and construction, affordability, cost reasonableness, and financial sustainability). When the application becomes available it will be posted on KHRC's website: www.kshousingcorp.org, and reasonable attempts will be made to notify potential applicants of its availability. The application dates and review period will coincide with those of KHRC's Low Income Housing Tax Credit (LIHTC) and HOME Rental Development application rounds, in order to facilitate the combining and leveraging of those resources to develop affordable housing. 1. Projects will be selected for geographic diversity including urban and rural communities across the state. 2. Applications will be evaluated for local need. Geographic priorities will be communities (cities, counties, geographic regions, neighborhoods) with significantly higher rates of poverty or shortage of housing for Extremely Low Income (ELI) households compared to other locations. 3. Applications will receive consideration only if it can be demonstrated to be financially viable, at a minimum, throughout the 30-year affordability period. Applications will be evaluated and prioritized for sustainability beyond that minimum threshold, including through the availability of project-based rental assistance. Continued at bottom of screen.
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	If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A
	Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	HTF funds will be used exclusively for rental housing development, including new construction, acquisition, and/or rehabilitation. No more than one-third of the annual allocation may be used for operating deficit assistance. Up to 10% of the total allocation will be used for eligible administrative and planning costs. The application process for HTF rental housing development funds is competitive among eligible recipients.

	Describe threshold factors and grant size limits.	Before an application is scored and ranked, it must meet threshold requirements for the program: 1. The application must be for a qualified residential rental development that meets the HTF Program requirements at 24 CFR Part 93; 2. The development must meet the extremely low-income housing priorities as identified in the applicable state or local Consolidated Plan; 3. KHRC will consider applications from eligible recipients as follows: Recipients, as defined at 24 CFR 92.2, are organizations, agencies or other entities (for-profit or non-profit) that receive HTF funds to undertake an eligible project. HTF funds will not be sub granted by KHRC to units of local government. The development is ready to proceed as documented by: • Evidence of appropriate site control; Zoning approval or application for zoning approval with a letter from the zoning administrator citing that the zoning request is consistent with the local plan or that the local plan could be changed to be consistent with the zoning request; Evidence of availability of adequate utilities at the site; Commitment letters for all sources of financing; 1. A complete application - any application that is not complete may be automatically rejected; 2. Awards will be limited to an amount not to exceed the per unit subsidy limit for the number of HTF assisted units identified in the application and are subject to underwriting and subsidy layering review. Depending on the number and quality of applications received, and the amount requested, if uncommitted funds remain after the initial application round, KHRC may consider increasing the amount of some awards in exchange for additional units or deeper rent targeting; or may elect to hold a second round of competitive applications.
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	What are the outcome measures expected as a result of the method of distribution?	A goal of 15 HTF assisted rental units will be acquired, rehabilitated, or constructed for households with extremely low income (ELI).
10	State Program Name:	Public Services
	Funding Sources:	CDBG
	Describe the state program addressed by the Method of Distribution.	Public service funds may be used for a wide variety of public service activities, including but not limited to those concerned with employment and job training. The primary focus will be on youth job training.

	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Priority will be given to programs that assist job training in industries highlighted in the Framework for Growth. Priority should also be given to youth training in trades or employment sectors that are in high demand within the applicant's community. • Public service employment training – including assistance to increase self-sufficiency, literacy, resume writing, job coaching or training students in a particular field or skill when there is no tie to a specific position or business. • At least 51% of all program participants must meet LMI (low- to moderate-income) requirements – which is at or below 80% of the Average Median Income for the county in which the family resides. • Communities who have not been awarded a CDBG Grant in the annual competition within the last five years in Housing, Community Facilities, or Water and Sewer will receive 10 bonus points on their application rating. Applicants must submit a pre-application to confirm eligibility before applying for CDBG funding. This process allows us to provide early feedback and address any eligibility concerns before applicants complete the full application, and ensures projects align with program goals and are prepared for funding. The form requires a brief project description, estimated budget, eligibility status, and readiness to proceed. Commerce will review submissions within ten days and provide further instructions. Only those with an approved pre-application may submit a full application, but pre-approval does not ensure grant funding. All applications must meet a minimum score of 75 to be considered for funding.
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If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	Technical assistance is available from the State during preparation of the application to ensure that the application will meet threshold requirements. https://www.kansascommerce.gov/cdbg/youth-job-training/
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	This program operates on a monthly application basis, with submissions accepted May to October. If any funds allocated to this category remain unawarded by October of the award year, they will be redirected to the Community Facilities category for final awards in November of the award year.

	Describe threshold factors and grant size limits.	Funds for Public Services will come from 2% of available CDBG funds. There is a 10% match requirement. This program operates on a monthly application basis. Applications will be accepted year-round, with those submitted by the 15th of each month reviewed by the 30th. Award letters will be issued shortly after review. A pre-application phase will also be required to evaluate project readiness prior to submitting a full application. All applications must meet a minimum score of 70 to be considered for funding.
	What are the outcome measures expected as a result of the method of distribution?	Outcome measures will be tracked under the Public Service Activities category and measured by the number of persons assisted. The program anticipates serving approximately 50 youth participants statewide during the program year. These outcomes will support long-term workforce development and economic stability by equipping young individuals with the tools and experience needed to secure meaningful employment.
11	State Program Name:	State Administration and Technical Assistance
	Funding Sources:	CDBG HOME

	Describe the state program addressed by the Method of Distribution.	The State will use no more than \$100,000 plus three percent of the total CDBG grant amount, program income, and revolving loan funds for State administration (1.5%) and technical assistance (1.5%) of the program. Not more than 20 percent of the total CDBG grant may be used for administrative, planning, and/or technical assistance combined costs from both state and local levels.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	N/A

	If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	N/A
	Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	N/A

	Describe threshold factors and grant size limits.	N/A
	What are the outcome measures expected as a result of the method of distribution?	N/A
12	State Program Name:	Tenant Based Rental Assistance
	Funding Sources:	HOME

	Describe the state program addressed by the Method of Distribution.	TBRA funding will be allocated under written agreement to local jurisdictions and non-profits that apply as third-party program administrators, referred to as sub-recipients, on a competitive basis, after meeting organizational capacity and threshold requirements for administering a rental assistance program in their communities. Funding is distributed monthly through direct deposit to sub-recipient agencies. Rental assistance is paid month by month by the sub-recipient directly to the landlord and/or the local utility (electric, gas, water) provider.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	There are four application ratings criteria for the program: Project Need (300 Points); Project Impact (300 Points); Capacity (100 Points); and Non-local HOME PJ (50 Points). Project Need relates to special populations addressed in the application, such as the homeless, involuntarily displaced, etc. Points are awarded to those paying more than 30 percent of income for rent, more than 50 percent of income for rent, the number of homeless persons identified in the application, the number of identified single parent households, poverty levels to be targeted, length of the agency's waiting list, special population needs, and overall community need. Project Impact relates to the measures of success in relationship to self-sufficiency and the degree of community impact on identified needs. Capacity relates to the ability and experience to operate and maintain a rental subsidy program. Non-local HOME PJ relates to local jurisdictions that do not receive a direct allocation of HOME funds. Eligibility for the program is based on income. Consistent with 24CFR Part 92, families assisted must be at 60 percent or below the area median income. Sub-recipients may establish Tenant Based Rental Assistance (TBRA) preferences, such as those for persons with disabilities, the elderly, very low income, and homeless Kansans. Housing Authorities, non-profit agencies, and others may apply for funding.

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	CDBG only, N/A
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	

	Describe threshold factors and grant size limits.	Funds will be distributed, on a competitive basis, after thresholds have been met and applicants have demonstrated organizational capacity to deliver a federally funded rental assistance program. KHRC notifies previous TBRA grantees when the application is available. Additionally, the application is available on the website at least 60 days before the due date: www.kshousingcorp.org .
	What are the outcome measures expected as a result of the method of distribution?	Grant applications may not exceed \$600,000. An allowance for administrative costs is added to the total awarded the sub-recipient. If Program Income is received, it will be spent in the TBRA Program.
13	State Program Name:	Urgent Needs
	Funding Sources:	CDBG

	Describe the state program addressed by the Method of Distribution.	Project activities must address an urgent need resulting from a sudden and severe natural or other disaster that has created conditions that pose a serious and immediate threat to the health or welfare of the community. Awards will be made to address only the solution to the immediate problem and not necessarily the long-term solution. The conditions must have become urgent within six months following the event. Applications are accepted on an as-needed basis at a maximum amount of \$100,000 per grant. CDBG Staff attend Kansas Hazard Mitigation Team meetings on a quarterly basis in which team members discuss hazard mitigation coordination and available resources, including any recent state disasters.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Applications are accepted on an as-needed basis at a maximum amount of \$100,000 per grant.

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	See above. For application packet see chrome-extension://efaidnbmnnnibpcajpcglclefindmkaj/https://www.kansascommerce.gov/wp-content/uploads/2022/12/2023-Urgent-Need-Guidelines-for-web-12-29-2022.pdf
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	CDBG Staff attends Kansas Hazard Mitigation Team meetings on a quarterly basis in which team members discuss hazard mitigation coordination and available resources, including any recent state disasters. Applications are accepted and awarded on a first-come/first-serve basis at a maximum amount of \$100,000 per grant.

	Describe threshold factors and grant size limits.	Awards will be made to address only the solution to the immediate problem and not necessarily the long-term solution. The conditions must have become urgent within six months following the event. The maximum grant amount is \$100,000.
	What are the outcome measures expected as a result of the method of distribution?	To address an urgent need resulting from a sudden and severe natural or other disaster that has created conditions that pose a serious and immediate threat to the health or welfare of the community.
14	State Program Name:	Water and Sewer Improvements
	Funding Sources:	CDBG

	Describe the state program addressed by the Method of Distribution.	A total of \$4,000,000 is available for Water and Sewer Infrastructure and Regional Water Planning and Implementation. Funding may support a wide range of eligible water and sewer infrastructure projects, including both regional planning and implementation efforts and local system improvements. Regional water and sewer projects will continue to be accepted on a rolling basis. All applications must meet a minimum score of 75 to be considered for funding. If regional water funds are not used, then the 2,000,000 allocated for that will roll into regular water/sewer program in October 2027.
	Describe all of the criteria that will be used to select applications and the relative importance of these criteria.	Grant applications for both the Regional Water Infrastructure and Water and Sewer Infrastructure programs are evaluated based on project need, readiness, impact, sustainability, and the source and availability of matching funds. Applicants must demonstrate that alternative solutions have been explored to address infrastructure needs, and at least 51% of beneficiaries must meet low- to moderate-income (LMI) requirements, defined as households earning at or below 80% of the county's Area Median Income For feasibility studies under the Regional Water program, systems must form a legally recognized entity such as a Public Wholesale Water Supply District or operate under an Interlocal Agreement.

If only summary criteria were described, how can potential applicants access application manuals or other state publications describing the application criteria? (CDBG only)	The State of Kansas will distribute development resources in proportion to development needs in the state. In general, the Kansas Department of Commerce (Commerce) will approve funding for development projects which satisfy one or more of the following criteria: 1. Community Need, 2. Community Effort, 3. Resident Need, 4. Resident Risk, 5. Preventive Action. Applicants can access application manuals and other resources at: chrome-extension://efaidnbmninnibpcjpcglclefindmkaj/https://www.kansascommerce.gov/wp-content/uploads/2022/11/2023-General-Application-Requirements-12-19-2022-update-1.pdf
Describe the process for awarding funds to state recipients and how the state will make its allocation available to units of general local government, and non-profit organizations, including community and faith-based organizations. (ESG only)	ESG only, N/A

	Identify the method of selecting project sponsors (including providing full access to grassroots faith-based and other community-based organizations). (HOPWA only)	HOPWA only, N/A
	Describe how resources will be allocated among funding categories.	It is estimated that from 10% to 30% of CDBG funds will be expended on water and sewer facilities in any given year, depending on the level of need for public facilities during the five-year period.

	Describe threshold factors and grant size limits.	The funding ceiling for a water or sewer infrastructure grant is \$2,000 per beneficiary, with a maximum grant of \$650,000 for communities with a population under 2,500 and \$800,000 for those over 2,500, requiring a 25% local match. Regional Water Implementation projects may receive up to \$2,000,000 with a 10% local match.
	What are the outcome measures expected as a result of the method of distribution?	Outcome measures will focus on the number of individuals benefiting from infrastructure improvements, with funding levels tied to \$2,000 per beneficiary. Based on available funds and the per-beneficiary cap, the program anticipates assisting approximately 1,600 to 2,000 residents through awarded infrastructure projects during the program year. This includes both individual community grants of up to \$650,000 or \$800,000—depending on population size—and larger regional implementation grants of up to \$2,000,000 with reduced local match requirements. These investments are expected to increase water system reliability, address compliance and capacity issues, and advance regional cooperation on long-term water planning goals.

Discussion:

HTF Criteria Continued

- Applications will be scored based on the applicant's ability to obligate HTF funds and undertake the project in a timely manner, as evidenced by current and past performance, commitment of other funding sources, site control, local support, development capacity, etc.
- Applications which include a long-term commitment for project based rental assistance will be prioritized for the ability to maintain positive cash flow while keeping rents affordable to ELI households.
- Applications may provide housing for specific subpopulations that are understood to have a higher rate of household poverty (such as elderly, disabled, victims of domestic abuse, persons aging out of foster care or transitioning from institutions, homeless families and individuals, etc.), or if they integrate extremely low-income households into more economically diverse neighborhoods or housing developments. HTF activities may limit beneficiaries or provide preferences to specific populations with extremely low income as allowed by the HTF Interim Rule at 24 CFR 93.303(d)(3). Consistent with the Kansas Annual Action Plan AP-30, proposed HTF projects may provide limitations or preferences for elderly, households covered by the Housing for Older Persons Act (HOPA), disabled, victims of domestic abuse, persons aging out of the foster care system or transitioning from institutions, and homeless families or individuals; provided those preferences do not violate the nondiscrimination requirements at 24 CFR 93.350. The tenant protections enumerated at 24 CFR 93.303 apply to all HTF-assisted housing regardless of beneficiary limitations or preference, or other program requirements.
- Applications will be prioritized based on the extent to which a project is located near essential services, transportation, and supportive services necessary for the health and independence of the target population, and the extent to which there is a commitment from the applicant or associated entities to provide supportive services. Acceptance of supportive services cannot, however, be a requirement for occupancy of an HTF assisted unit, nor can refusal of services be grounds for termination or non-renewal of a lease.
- Applications will be evaluated based on the extent to which other resources are leveraged, from both federal and non-federal sources. Priority will be given to projects that successfully leverage non-federal sources of funds to create a sustainable project.

AP-35 Projects – (Optional)

Introduction:

The projects within this plan will support the three overarching objectives identified in the 2024 - 2028 Consolidated Plan:

- Providing decent, affordable housing
- Creating suitable living environments
- Creating economic opportunities

The State conducts a competitive application process to select eligible projects and award funds to subrecipients. The projects to be funded for this Consolidated Plan year have not been selected as of the submission date of the plan.

#	Project Name

Table 9 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

State funding is allocated in such a way as to address areas of greatest need and the needs determined by communities through their participation in the development of the priority needs as part of the Strategic Plan. Obstacles to addressing underserved needs relate to limited capacity and limited funding that fail to grant resources to all qualified applicants.

AP-38 Project Summary

Project Summary Information

Project Name	Target Area	Goals Supported	Needs Addressed	Funding	Description	Target Date	Estimated and that from activ

AP-40 Section 108 Loan Guarantee – 91.320(k)(1)(ii)

Will the state help non-entitlement units of general local government to apply for Section 108 loan funds?

No

Available Grant Amounts

N/A

Acceptance process of applications

N/A

AP-45 Community Revitalization Strategies – 91.320(k)(1)(ii)

Will the state allow units of general local government to carry out community revitalization strategies?

No

State's Process and Criteria for approving local government revitalization strategies

N/A

AP-50 Geographic Distribution – 91.320(f)

Description of the geographic areas of the state (including areas of low-income and minority concentration) where assistance will be directed

The State of Kansas has chosen not to target particular geographical areas for special assistance. Rather, Kansas allows all the non-entitlement communities to submit applications in our funding categories on a competitive basis. The Housing Trust Fund is available statewide, on a competitive basis. See below for further discussion.

Geographic Distribution

Target Area	Percentage of Funds

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The State will distribute development resources in proportion to development needs and based on a competitive application process for all funding sources. In general, KDC, KHRC, and KDHE will approve funding for development projects which satisfy one or more of the following criteria: (1) Community Need, (2) Community Effort, (3) Resident Need, (4) Resident Risk, and (5) Preventive Action.

The rating system for the highest priority needs listed above includes points for those applications demonstrating the highest percentage of low- moderate-income persons. A bonus is granted to communities who have not applied for funds in the last five years. It is through this means that the geographic priorities are established for the CDBG program funds that will be awarded where the greatest need exists.

Discussion

The Housing Trust Fund applications will be evaluated for local need. Geographic priorities will be communities (cities, counties, geographic regions, neighborhoods) with significantly higher rates of poverty or shortage of housing for Extremely Low Income (ELI) households compared to other locations. Applications will receive higher scoring if located in a city or county with more than 20% of total people living below the poverty line. Applications will receive higher scoring if 30% or more of households in the community are paying gross rent equal to 35% or more of household income. Applications demonstrating a greater need for units affordable to ELI households, as supported by a market study or analysis, will be prioritized over those which have lesser need or have not clearly documented the local market. Age of local housing stock: Subject to housing need, applications will score higher in communities where more than 80% of local housing stock was built prior to 1980.

Affordable Housing

AP-55 Affordable Housing – 24 CFR 91.320(g)

Introduction:

The one-year goals vary by program and the population to be served. Some of the data in the following tables may overlap due to some programs that assist households in addition to individuals. Those served by the Tenant Based Rental Assistance (TBRA) program, for instance, may be homeless receiving rental assistance, in addition to those receiving TBRA who are not homeless but have special needs.

One Year Goals for the Number of Households to be Supported	
Homeless	385
Non-Homeless	185
Special-Needs	155
Total	725

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	630
The Production of New Units	22
Rehab of Existing Units	3
Acquisition of Existing Units	35
Total	690

Table 12 - One Year Goals for Affordable Housing by Support Type

Discussion:

The above goals and metrics are reported annually in the Consolidated Annual Performance Report (CAPER).

AP-60 Public Housing - 24 CFR 91.320(j)

Introduction:

The State will from time to time provide support and technical assistance to PHAs upon local request.

Specific financial assistance to PHAs under any of the Consolidated Plan formula grant programs will be considered as any other application competing for those funds unless the administering State agency determines that both cause and authority exist to prioritize such funding under the current Consolidated Plan and the program's guidelines.

Actions planned during the next year to address the needs to public housing

This Annual Plan is for a state grantee. No summary information is available on the actions planned for the multiple public housing authorities in Kansas.

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

To encourage public housing residents to become more involved in homeownership, KHRC has begun sending emails to the PHAs regarding the First Time Homebuyer Program. KHRC will ask that they post the information in a common area for residents viewing.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

As this plan is for a state grantee, no summary information is available on the actions planned for the multiple public housing authorities in Kansas.

Discussion:

AP-65 Homeless and Other Special Needs Activities – 91.320(h)

Introduction

The Emergency Solutions Grant (ESG) program works closely with the Kansas Balance of State CoC and Johnson County CoC, as well as the other Kansas continuum of care networks and other community partners to better serve the needs of communities and homeless people across the state.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

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

The Emergency Solutions Grants Program (ESG) is a federal block grant authorized by subtitle B of the McKinney Vento Homelessness Assistance Act and is administered by the U.S. Department of Housing and Urban Development.

ESG funds are to be used for services to homeless and near homeless individuals and families.

The Emergency Solutions Grants Program (ESG) program provides funding for the following eligible activities:

- Street Outreach
- Emergency Shelter, Homeless Prevention, Rapid Rehousing, HMIS.

The one-year goal for ESG housing programs includes: In total 2,579 Households assisted and 322 homeless prevention cases.

Addressing the emergency shelter and transitional housing needs of homeless persons

In 2024, the U.S. Department of Housing and Urban Development awarded the Kansas Continuum of Care a total of \$13,207,880 as part of the annual CoC competition. Of this total, Overland Park/Johnson County received \$1,061,657 and the Balance of State CoC received \$4,042,627.

The Kansas BoS CoC has a total of 1089 emergency shelter, safe haven and transitional housing beds. In the 2024 PIT count, a total of 1089 people reported being literally homeless: Sheltered in Emergency Shelter Total Persons - 597, Sheltered in Transitional Housing Total Persons - 190, Unsheltered Total Persons - 302.

The Johnson County CoC has a total of 201 emergency shelter and transitional housing beds. In the 2024 PIT count for Johnson County, a total of 250 people reported being literally homeless: Sheltered in Emergency Shelter Total Persons – 166, Sheltered in Transitional Housing Total Persons – 26,

Unsheltered Total Persons – 58.

The American Rescue Plan (ARP) provided funding to be allocated through the HOME formula to Participating Jurisdictions for the purpose of addressing the housing needs of the Qualifying Populations. The Kansas participating jurisdictions received \$38,957,954. Kansas Housing Resources Corporation received \$22,548,530 for non-entitlement communities statewide. Kansas Housing held multiple public meetings with stakeholders to develop the needs assessment and Allocation Plan for the HOME-ARP program. Providers throughout the state were invited to submit funding applications for the HOME-ARP funding. In 2024-2025, HOME-ARP has been awarded to multiple agencies statewide to provide supportive services, develop affordable rental housing, and to develop non-congregate shelters.

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

The Kansas Balance of State Continuum of Care (BoS CoC) Coordinated Entry Committee (CEC) oversees the Coordinated Entry process to ensure that those who request or need assistance in all 8 regions are matched with appropriate housing and services. To standardize the process, the CEC developed and implemented policies and procedures including a policy for the 8 Regional Coordinated Entry Teams (RCET) to use the Vulnerability Index – Service Prioritization Decision Assistance Tool (VI-SPDAT) along with policies that focus on client choice and safety. To date, all RCETs have been trained on the policies and procedures as well as on the VI-SPDAT. The RCETs include Continuum of Care (CoC), Emergency Solutions Grant (ESG), Projects for Assistance in Transition from Homelessness (PATH), and Supportive Services for Veterans Families (SSVF) funded organizations. This also includes community-based organizations that serve at-risk populations. The RCETs meet monthly as does the CEC to review the regional and BoS CoC master lists to ensure that clients are receiving the resources they need. Apart from domestic violence providers, the shared Homeless Management Information System (HMIS) is used to enter the VI-SPDAT data and generate the by-name master list for the BoS CoC, that can be sorted by region.

Additionally, the Kansas Statewide Homeless Coalition (KSHC) received a Coordinated Entry Improvement Project grant that was implemented at the end of 2019 to increase the capacity of the BoS CoC to support the CEC and RCETs in their implementation of coordinated entry. Partnerships between KHRC and KSHC and other integral organizations will be essential for assuring the continued success of coordinated entry across the state. Coordinated Entry is a critical component of providing the transition to permanent housing and independent living to prevent individuals and families from returning to homelessness.

In January 2026, the Kansas Department for Children and Families awarded Kansas Housing a \$10 million housing support program grant to provide assistance to eligible Kansas families. Through this grant, DCF will allocate \$5 million annually for two years in TANF Housing Support funds to provide housing stabilization services to needy families with children at risk of or experiencing homelessness in all 105 counties across the state. The grant term is July 1, 2026 – June 30, 2028, with two one-year options to renew. KHRC has sub awarded the Housing Support funds to four partner agencies to serve all 105 counties. The partner agencies include the City of Topeka, United Way of the Plains, Metro Lutheran Ministries, and the Kansas Statewide Homeless Coalition. Each partner will provide the Housing Support core services designed to help homeless families and those at risk of becoming homeless with services and short-term rent assistance. This program will support families in stabilizing permanent rental housing.

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

In January 2026, the Kansas Department for Children and Families awarded Kansas Housing a \$10 million housing support program grant to provide assistance to eligible Kansas families. Through this grant, DCF will allocate \$5 million annually for two years in TANF Housing Support funds to provide housing stabilization services to needy families with children at risk of or experiencing homelessness in all 105 counties across the state. The grant term is July 1, 2026 – June 30, 2028, with two one-year options to renew. KHRC has sub awarded the Housing Support funds to four partner agencies to serve all 105 counties. The partner agencies include the City of Topeka, United Way of the Plains, Metro Lutheran Ministries, and the Kansas Statewide Homeless Coalition. Each partner will provide the Housing Support core services designed to help homeless families and those at risk of becoming homeless with services and short-term rent assistance. This program will support families in stabilizing permanent rental housing.

Destination Home:

The Destination Home program, in collaboration with all CoCs in Kansas, developed a Housing First Monitoring Tool and completed housing first monitoring for CoC funded agencies throughout the state. No agencies require Technical Assistance based on score. The monitoring tool was developed in conjunction with Dr. Sam Tsemberis as part of his consulting contract. During FY 2024, Dr. Tsemberis also provided 6 Housing First trainings across the state. By the end of FY 2024, at least 5 cohorts had started Life Coaching Certification training, with over 60 participants. More than 10 housing specialist trainings were created and more than 175 individuals across the state accessed those trainings, which are housed on KSHC's online learning management system.

Boundary Spanners:

Throughout FY 2024, the state was served by 3 boundary spanners: 1 in Balance of State, 1 in Topeka, and 1 in Wichita. Boundary Spanners received over 160 referrals, with 88 of those residing in NFMHs and 117 residing in the community as diversion cases. The Boundary Spanners housed at least 22 individuals last year. They completed more than 78 Coordinated Entry Assessments for those residing in NFMHs and for diversion cases who were residing in the community. The Boundary Spanner program was expanded to include Johnson County and Wyandotte County in 2025.

Built for Zero Initiative:

105 Inside: BfZ Kansas: During FY 2024, Built for Zero was launched statewide. In April 2025, in conjunction with the Summit on Homelessness and Housing, key members of communities across the state met to officially launch the first action cycle. During this first action cycle, Wichita/Sedgwick County accomplished reaching the quality data threshold for Veterans - the first step in achieving functional zero homelessness. Additionally, Douglas County achieved a perfect score on the BfZ scorecard and is working on Quality Data verification. 105 Inside also launched the State Strategy team, whose job is to help clear barriers to housing for people experiencing homelessness at a state level.

Section 811 Award:

In FY 2024, the Kansas Housing Resources Corporation (KHRC) was awarded HUD's Section 811 Project Rental Assistance (PRA) grant, securing resources to connect 128 accessible homes with low-income Kansans with disabilities. Through an inter-agency partnership agreement, KDADS and KDHE are collaborating with KHRC to ensure these homes are paired with rental assistance and supportive services.

Housing Trust Fund

It is expected that the Housing Trust Fund will create new permanent rental housing opportunities for Extremely Low-Income families, including homeless families.

Discussion

The ESG program is designed to identify sheltered and unsheltered homeless persons, as well as those at risk of homelessness, and provide the services necessary to help those persons and/or families quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness.

The State will conduct a competitive application process to solicit proposals from subrecipients to fund street outreach programs. Programs selected for funding will include activities that reach out to persons experiencing homelessness and connect them with essential services including emergency shelter, housing, or critical services and provide urgent, non-facility based care to unsheltered homeless people

who are unwilling or unable to access emergency shelter. The activities that are expected to be funded include engagement, case management, emergency health services, emergency mental health services, transportation, and services for special populations. The implementation of these activities is intended to meet the goal of supporting homeless households to achieve permanent and sustainable housing.

AP-70 HOPWA Goals – 91.320(k)(4)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	100
Tenant-based rental assistance	50
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	0
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	50
Total	200

AP-75 Barriers to affordable housing – 91.320(i)

Introduction:

As part of the Consolidated Planning process, the State of Kansas updated its Analysis of Impediments for the 2024-2028 Consolidated Plan.

The State's current Fair Housing Choice Action Plan emphasizes activities that will increase knowledge of fair housing rights and reporting mechanisms among the general public, key service providers, and policy makers. These include informing housing providers and consumers about fair housing rights and responsibilities, mandating State funded housing providers to promote fair housing choice and enlisting decision makers to advance the cause of fair housing.

Actions it planned 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

See Fair Housing Choice Action Plan from the 2024-2028 Consolidated Plan in the Unique Appendix.

Discussion:

Sections MA-40 and SP-55 of the 2024-2028 Consolidated Plan identify the following summary of the impediments to fair housing choice identified through the Consolidation Plan process:

- Stakeholders expressed how they invested CDBG funds to improve the quality of place in their communities, the challenges they faced in their efforts, and how the housing market was working against them, especially outside of metro areas. In some cases, the challenges were the same in both the urban and rural areas (e.g., lack of adequate housing inventory, lack of an adequate level of rental subsidies, rising rents, lack of landlords interested in participating in rental subsidy programs, etc.).
- Most housing and service providers feel that a significant share of fair housing violations in the state are unreported.
- This lack of reporting is largely due to lack of knowledge of fair housing rights and how to file complaints. Fear of retribution and apathy were also cited as reasons for not reporting. Many housing and service providers seemed to be unaware of protections by gender or family status.
- More testing is needed in the rental market as it seems there is a lack of Section 8 vouchers for people with intellectual and developmental disabilities. Furthermore, some landlords still charge pet deposits for tenant with emotions support animals and military families may be charged with higher monthly rent for their units.
- Access to adequate schools appears to be a widespread challenge with wide disparities among

minority populations. Moreover, Labor Market Engagement among minority groups, particularly those in rural Kansas, also presents another potential challenge to access greater opportunities. Finally, exposure to environmental hazards is an area of concern for minority groups, especially those in metropolitan areas.

- Low-Income Housing Tax Credit-financed housing (LIHTC) has been deployed across the State, but much of the investment has occurred near metropolitan areas, especially in the Kansas City urban region and Wichita. Montgomery County also has a large number of LIHTC units relative to the size of its population. Though a popular program, opposition in some local communities on the location of LIHTC projects, particularly near segregated areas, limits the impact of the program within the context of metropolitan areas, and within the context of a statewide need to sustain a viable income-diverse affordable housing inventory.

AP-85 Other Actions – 91.320(j)

Introduction:

In addition to the actions detailed in the previous sections of this plan, Kansas will continue to address the other issues including the following:

Actions planned to address obstacles to meeting underserved needs

The greatest obstacle to meeting the underserved needs in the State, aside from lack of funding, is the lack of professional organizations and private providers of grant-writing and administrative capabilities in the areas needed. The CDBG program attempts to overcome this challenge by utilizing the assistance of 7 Regional Program Managers by KDC to help locate and identify available services and resources.

Actions planned to foster and maintain affordable housing

KHRC, KDC, and the USDA Rural Development conduct quarterly interagency meetings to plan and review collaborative efforts related to housing. KHRC has also been placed on e-mail/ mailing lists for upcoming events held by Kansas African American Affairs Commission and Kansas Hispanic & Latino Affairs Commission.

Actions planned to reduce lead-based paint hazards

The State will follow, and monitor grantees to ensure compliance with, the HUD lead-based paint regulations implementing Title X of the Housing and Community Development Act of 1992. These regulations cover the CDBG, HOME, ESG, and HOPWA programs, and identify the appropriate type of activity to control lead paint hazards, in projects using federal funds. The \$25,000 abatement threshold in Title X has not been adjusted since it was established, while construction/ rehabilitation costs have escalated. This prevents a number of homes from being rehabilitated because abatement costs make it financially unfeasible. The State will comply further with LBP regulations of the EPA and those enacted by the State of Kansas, including KDHE's licensing requirements for rehabilitation contractors.

KHRC will coordinate with KDHE for training, education and other resources related to lead based paint hazards and will require that grantees and sub grantees utilize staff and contractors that have the appropriate training and certification. KDHE's information can be viewed at <https://www.kdhe.ks.gov/439/Licensing-Certification>.

Actions planned to reduce the number of poverty-level families

The State developed an Economic Development Strategic Plan to facilitate statewide economic development. The plan is based on a belief that State government has two fundamental roles to play in the process of economic development. First, it must establish a business environment that motivates as

much risk-taking and competition as possible in the context of a level playing field. Second, it must steward taxpayer resources in the most effective manner possible; when the government strives to do its job well with as few resources as possible, it leaves more resources available for risk-taking and competition.

The State, in partnership with non-profit agencies and businesses, can influence the chances of moving families and individuals up and out of poverty by supporting local and regional efforts to improve family incomes.

State and regional projects and initiatives that will impact the employment and economic levels of employees and residents, such as infrastructure improvements to water and sewer systems, community facilities, and downtown commercial rehabilitation, will create a positive economic environment.

Actions planned to develop institutional structure

The biggest gap in the institutional delivery system is the large territory that must be covered by a limited number of staff members. Additionally, the distance and time required to travel makes it a difficult situation. KHRC will continue to work with other State agencies and local communities to overcome the gaps in institutional structure.

Actions planned to enhance coordination between public and private housing and social service agencies

KHRC continues to enhance collaboration and coordination with public and private housing and social service agencies, including USDA Rural Development and KDADS and KDHE. KHRC will also cooperate with cities, counties, and regions of the state for the best locations for affordable housing development using Low Income Housing Tax Credit (LIHTC), HTF, HOME, and the State Housing Trust Fund (SHTF).

Discussion:

Program Specific Requirements

AP-90 Program Specific Requirements – 91.320(k)(1,2,3)

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.320(k)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	85.00%

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.320(k)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

Kansas utilizes only the forms of investment included in Section 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

Federal Recapture (hereinafter Recapture) provisions require that KHRC recoups all or a portion of the HOME assistance to the homebuyers if the housing subsidized does not continue to be the principal residence of the family for the duration of the period of affordability. The period of affordability is based upon the total amount of HOME funds subject to Recapture described in 24 CFR 92.254 (a)(5)(ii)(A)(5). For Note Holder, this period is ten (10) years for homebuyers assisted by the HOME Program. The HOME investment that is subject to Recapture is based on the amount of HOME assistance that enabled the homebuyer to buy the dwelling unit.

If Borrower sells the property during the 10 year period of affordability, Note Holder shall calculate the Recapture amount using the *Reduction method*. Under this method, the terms of forgiveness shall be as follows:

Principal amounts of less than fifteen thousand dollars (\$15,000) shall be reduced by a pro rata monthly reduction of one-half (1/2) of the principal balance over a period of sixty (60) months and the remaining one-half (1/2) of principal shall be forgiven after one hundred twenty (120) months, *provided* all rules and regulations associated with the Program are complied with.

Principal amounts of fifteen thousand dollars (\$15,000) or greater shall be reduced on a pro rata monthly reduction for one-half (1/2) of the principal balance over a period of one hundred twenty (120) months and the remaining one-half (1/2) of principal shall be forgiven after one hundred twenty (120) months, *provided* that all rules and regulations associated with the Program are complied with.

However, should a property's appraised value be below the amount required for full repayment, or the property has been on the market for over 6 months without a contract, the *Shared Net Proceeds* method may be used. The net proceeds are the sales price minus loan repayment (other than HOME funds) and closing costs. The net proceeds may be divided proportionally as set forth in the following mathematical formulas:

$$\text{HOME Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{HOME Percentage}$$

$$\text{Homeowner Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{Homeowner Percentage}$$

If the property goes into foreclosure or Borrower deeds the property in lieu of foreclosure, Note Holder shall calculate the Recapture amount using the *Shared Net Proceeds method*. Under this method, if there are no net proceeds or the net proceeds are insufficient to repay the HOME

investment due, Note Holder will only Recapture the net proceeds, if any. The net proceeds are the sales price minus superior loan repayment (other than HOME funds) and any closing costs. The net proceeds may be divided proportionally as set forth in the following mathematical formulas:

$$\text{HOME Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{HOME Percentage}$$
$$\text{Homeowner Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{Homeowner Percentage}$$

THIS TEXT BOX DOES NOT ALLOW SPACE FOR THE FULL RESALE/RECAPTURE PROVISIONS, THUS WAS CUT OFF WHEN SAVING.Â PLEASE SEE THE REMAINING RESPONSE IN THE FAR BELOW DISCUSSION.Â OUR APOLOGIES, AS THIS BOX DOES NOT ACCOMODATE THE FULL CORRECT RESPONSE.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

A period of affordability of units acquired with HOME funds will be followed per CFR 92.254(a)(4). The soft second mortgage will be forgiven over a 60 month period or 120 month period depending upon the level of assistance received.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

HOME funds will not be used to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds.

5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

At this time, HOME TBRA activities do not give preference to persons with special needs or disabilities. Sub-recipients may establish Tenant Based Rental Assistance (TBRA) preferences, such as those for persons with disabilities, the elderly, very low income, and homeless Kansans.

6. If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g., persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

At this time, HOME TBRA activities do not give preference to persons with special needs or

disabilities. Sub-recipients may establish Tenant Based Rental Assistance (TBRA) preferences, such as those for persons with disabilities, the elderly, very low income, and homeless Kansans.

7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

At this time, there is no preference or limitations for rental housing projects.

Emergency Solutions Grant (ESG) Reference 91.320(k)(3)

1. Include written standards for providing ESG assistance (may include as attachment)

KHRC will require ESG awardees to have established and implemented written standards for providing ESG assistance prior to executing grant award contracts.

KHRC will require awardees to establish written standards that include:

- a) Standard policies and procedures for evaluating individuals and families eligibility for assistance under Emergency Solutions Grant (ESG).
- b) Policies and procedures for coordination among emergency shelter providers, essential service providers, homelessness prevention and rapid re-housing assistance providers, other homeless assistance providers, and mainstream service and housing providers.
- c) Policies and procedures for determining and prioritizing which eligible families and individuals will receive homelessness prevention assistance and which eligible families and individuals will receive rapid re-housing assistance.
- d) Standards for determining the share of rent and utilities costs that each program participant must pay, if any, while receiving homelessness prevention or rapid re-housing assistance.
- e) Standards for determining how long a particular program participant will be provided with rental assistance and whether and how the amount of that assistance will be adjusted over time.
- f) Standards for determining the type, amount, and duration of housing stabilization and/or relocation services to provide a program participant, including the limits, if any, on the homelessness prevention or rapid re-housing assistance that each program participant may receive, such as the maximum amount of assistance, maximum number of months the program participants receives assistance; or the maximum number of times the program participants may receive

assistance.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The State of Kansas supports a continuum of care approach among State ESG recipients. KHRC collaborates on a recurring basis with the Balance of State CoC and the Johnson County CoC. All funds from the State's ESG funding are made available to the non ESG entitlement continuums. Continuum of Care components include affordable, accessible, and integrated permanent housing and homeless services that enable individuals and families to reach the maximum degree of self-sufficiency possible. In reviewing ESG applications, the State relies on local units of government to determine what their communities' unique homeless needs may be, and how the ESG program can assist with those needs. This approach allows local jurisdictions to determine their own priorities and needs in addressing homelessness in their communities.

The State requires all subrecipients of ESG funding to participate in the coordinated entry process designated by their local Continuum of Care (CoC), which includes an assessment system based upon the individual community needs. Subrecipients that operate within the Kansas Balance of State BoS CoC utilize the coordinated entry assessment adopted by the Kansas Balance of State Continuum of Care membership. Victim Service Providers are not required to use the coordinated entry system.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

KHRC is awarded these funds annually and makes them available for application to local units of government and non-profit organizations in non ESG entitlement communities of Kansas. As part of their application, local units of government allocate funds for specific activities to private nonprofit organizations that provide services to the homeless in their community. A recipient nonprofit organization must be tax exempt under Section 501 (c) (3) of the Internal Revenue Code and must have an acceptable accounting system, have a voluntary board, and practice non-discrimination in hiring practices and the provision of services.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

This requirement does not apply to states.

5. Describe performance standards for evaluating ESG.

Performance standards will be established and continue to evolve over the next few years as the ESG Interim Rule is implemented and as ESG program outcomes are determined through the evaluation of Homeless Management Information System (HMIS) data and through integration of ESG services into their local continuum of care. The program focus has changed from addressing the needs of homeless people in emergency or transitional shelters to assisting people quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness.

The State requires subrecipients to establish written standards for their ESG programs and submit those standards along with policies to KHRC when applying for funds. KHRC establishes minimum standards acceptable for subrecipients for all programs, as well as specific standards for Street Outreach, Emergency Shelter, Homelessness Prevention, and Rapid Re-housing. A copy of those minimum standards is included in the unique appendices.

Housing Trust Fund (HTF)
Reference 24 CFR 91.320(k)(5)

1. How will the grantee distribute its HTF funds? Select all that apply:

☒ Applications submitted by eligible recipients

2. If distributing HTF funds through grants to subgrantees, describe the method for distributing HTF funds through grants to subgrantees and how those funds will be made available to state agencies and/or units of general local government. If not distributing funds through grants to subgrantees, enter "N/A".

KHRC will not distribute HTF funds through local jurisdiction subgrantees.

3. If distributing HTF funds by selecting applications submitted by eligible recipients,

a. Describe the eligibility requirements for recipients of HTF funds (as defined in 24 CFR § 93.2). If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

See above.

b. Describe the grantee's application requirements for eligible recipients to apply for HTF funds. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

A formal system will be used to evaluate, select, and fund applications for loans. The selection criteria are designed to facilitate an objective assessment of need for the proposed housing, the applicant capacity to develop and manage affordable housing, and the specific characteristics of the proposed activity (including but not limited to location and site planning, building design and construction, affordability, cost reasonableness, and financial sustainability). When the application becomes available it will be provided on request, and reasonable attempts will be made to notify potential applicants of its availability. The application dates and review period will coincide with those of KHRC's Low Income Housing Tax Credit (LIHTC) and HOME Rental Development application rounds, in order to facilitate the combining and leveraging of those resources to develop affordable housing. Additional HTF application rounds may be scheduled if necessary to distribute the available funds.

c. Describe the selection criteria that the grantee will use to select applications submitted by eligible recipients. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

Projects will be selected for geographic diversity including urban and rural communities across the state.

d. Describe the grantee's required priority for funding based on geographic diversity (as defined by the grantee in the consolidated plan). If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

HTF funds will be distributed statewide, including HOME and CDBG Entitlement Communities to eligible recipients whose applications address the criteria outlined in this allocation plan as well as priority housing needs as identified in the state Consolidated Plan. Applications will be evaluated for local need. Geographic priorities for the development of housing for general occupancy will be communities (cities, counties, geographic regions, neighborhoods) with significantly higher rates of poverty or shortage of housing for Extremely Low Income (ELI) households compared to other locations. Developments which preserve housing with PBRA, or which target housing for populations with historically higher rates of ELI, such as elderly, disabled, or homeless households, may receive priority regardless of other geographic factors.

e. Describe the grantee's required priority for funding based on the applicant's ability to obligate HTF funds and undertake eligible activities in a timely manner. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

Applications for funding are approved, in part, based on the conditional commitment of other funding sources, documentation of preliminary site control, and other evidence that the project will be ready to proceed ahead of any deadlines for HTF funding commitment.

f. Describe the grantee's required priority for funding based on the extent to which the rental project has Federal, State, or local project-based rental assistance so that rents are affordable to extremely low-income families. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

The funding application review includes scoring advantages for developments that have a commitment for project based rental assistance, or documentation of the intent of the PRBA provider to commit such assistance.

g. Describe the grantee's required priority for funding based on the financial feasibility of the project beyond the required 30-year period. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

Applications are evaluated for feasibility and sustainability, including cash flow and reserves projections to indicate the property will be viable over the 30-year affordability period.

h. Describe the grantee's required priority for funding based on the merits of the application in meeting the priority housing needs of the grantee (such as housing that is accessible to transit or employment centers, housing that includes green building and sustainable development features, or housing that serves special needs populations). If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

Application scoring gives preference to proposals that meet the above and other identified priorities.

i. Describe the grantee's required priority for funding based on the extent to which the application makes use of non-federal funding sources. If not distributing funds by selecting applications submitted by eligible recipients, enter "N/A".

The application process provides scoring advantage to proposals that effectively leverage non-federal sources of funds.

4. Does the grantee's application require the applicant to include a description of the eligible activities to be conducted with HTF funds? If not distributing funds by selecting applications submitted by eligible recipients, select "N/A".

Yes

5. Does the grantee's application require that each eligible recipient certify that housing units assisted with HTF funds will comply with HTF requirements? If not distributing funds by selecting applications submitted by eligible recipients, select "N/A".

Yes

6. Performance Goals and Benchmarks. The grantee has met the requirement to provide for performance goals and benchmarks against which the grantee will measure its progress, consistent with the grantee's goals established under 24 CFR 91.315(b)(2), by including HTF in its housing goals in the housing table on the SP-45 Goals and AP-20 Annual Goals and Objectives screens.

Yes

7. Maximum Per-unit Development Subsidy Amount for Housing Assisted with HTF Funds.

Enter or attach the grantee's maximum per-unit development subsidy limits for housing assisted with HTF funds.

The limits must be adjusted for the number of bedrooms and the geographic location of the project. The limits must also be reasonable and based on actual costs of developing non-luxury housing in the area.

If the grantee will use existing limits developed for other federal programs such as the Low Income Housing Tax Credit (LIHTC) per unit cost limits, HOME's maximum per-unit subsidy amounts, and/or Public Housing Development Cost Limits (TDCs), it must include a description of how the HTF maximum per-unit development subsidy limits were established or a description of how existing limits developed for another program and being adopted for HTF meet the HTF requirements specified above.

The limits must be adjusted for the number of bedrooms and the geographic location of the project. The limits must also be reasonable and based on actual costs of developing non-luxury housing in the area.

If the grantee will use existing limits developed for other federal programs such as the Low Income Housing Tax Credit (LIHTC) per unit cost limits, HOME maximum per-unit subsidy amounts, and/or Public Housing Development Cost Limits (TDCs), it must include a description of how the HTF maximum per-unit development subsidy limits were established or a description of how existing limits developed for another program and being adopted for HTF meet the HTF requirements specified above.

The limits must be adjusted for the number of bedrooms and the geographic location of the project. The limits must also be reasonable and based on actual costs of developing non-luxury housing in the area.

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Beginning in 2020, HTF per-unit subsidy limits are the same as for the HOME program.

8. Rehabilitation Standards. The grantee must establish rehabilitation standards for all HTF-assisted housing rehabilitation activities that set forth the requirements that the housing must meet upon project completion. The grantee's description of its standards must be in sufficient detail to determine the required rehabilitation work including methods and materials. The standards may refer to applicable codes, or they may establish requirements that exceed the minimum requirements of the codes. The grantee must attach its rehabilitation standards below.

In addition, the rehabilitation standards must address each of the following: health and safety; major systems; lead-based paint; accessibility; disaster mitigation (where relevant); state and local codes, ordinances, and zoning requirements; Uniform Physical Condition Standards; Capital Needs Assessments (if applicable); and broadband infrastructure (if applicable).

See attached Rehabilitation Standards for HOME and Housing Trust Fund (HTF) Multifamily and Single Family Rental Rehabilitation.

Rehabilitation Standards

For HOME and Housing Trust Fund Rental Development

General Standards

Appendix A: UPCS Rehabilitation Requirements

Appendix B: UPCS Multifamily and Single Family Checklist

Appendix C: Materials Standards

Appendix D: Lead Paint Hazards – Subpart J

General Standards

At a minimum, housing to be rehabilitated using HOME and/or Housing Trust Fund financing must be rehabilitated or repaired to meet the following requirements:

1. **HEALTH AND SAFETY:** The property must be inspected for health and safety hazards and deficiencies, and any such deficiencies must be addressed immediately (within 48 hours) after acquisition (or commitment of funds, if later), if the affected unit is to remain occupied, or the affected common area is to remain in use during rehabilitation.
 - a. Health and Safety deficiencies requiring immediate attention include, but are not limited to the following:
 - i. Air quality – propane, natural gas, or methane detected
 - ii. Electrical hazards – exposed wires, open panels, water leaks on/near electrical equipment, missing breakers or fuses, missing/damaged outlet or switch covers
 - iii. Blocked egress, fire escapes, or missing fire escape components, security bars preventing egress
 - iv. Blocked or unusable fire exits
 - v. Blocked or damaged HVAC or WH ventilation
 - vi. Missing or inoperable fire extinguishers
 - vii. Missing or inoperable smoke detectors
2. **SYSTEMS:** Major systems, including structural support, roofing, cladding and weatherproofing, plumbing, electrical and HVAC, must be replaced or repaired based on an estimated useful life of the systems. For projects of 12 or more units, this requires a Capital Needs Assessment. Smaller projects may use an assessment based on an architect's evaluation and professional inspections of the mechanical systems. If the estimated life is less than 5 years, the system should be replaced during rehabilitation. If the useful life of any component is estimated at less than 30 years, regardless of whether it is being replaced, an estimate of its useful life and replacement cost are required. Adequate reserve contributions must be scheduled to ensure funds for replacement when anticipated.
3. **LEAD BASED PAINT:** Buildings must have a Lead Based Paint Risk Assessment, and rehabilitation must be planned and executed in compliance with all requirements of the HUD Lead Based Paint standard at 24 CFR Part 35, Subpart J, and with the requirements of the State of Kansas Department of Health and Environment. If relocation of occupants is required by the presence of imminent lead paint hazards, or a scope of work which requires disturbance of lead paint hazards in living areas, developer must budget and provide for relocation of any occupants from units or

buildings where rehabilitation work is being performed in accordance with the requirements. Appendix D: Subpart J is attached at the end of this document. 24 CFR Part 35 is available here: http://www.ecfr.gov/cgi-bin/text-idx?tpl=/ecfrbrowse/Title24/24cfr35_main_02.tpl

4. ACCESSIBILITY: Rehabilitation must comply with the accessibility requirements of Section 504 of the Rehabilitation Act of 1973, as well as Titles II and III of the ADA, and the requirements of the Fair Housing Act. HUD Notice CPD-05-09 describes the requirements of Section 504 as they relate to the HOME and CDBG programs. Kansas projects funded using the HTF may use this notice as guidance.
 - a. For multifamily projects undergoing 'substantial alterations' (15 or more units total, with rehab costs at or above 75% of replacement cost of the completed facility), at least 5% of the units must meet UFAS standards for physical accessibility, and 2% must be accessible to individuals with sensory impairments.
 - b. For rehabilitation below either threshold ('other alterations'), units must be made accessible to the maximum extent feasible, up to the 5%/2% requirement. If alteration of elements within a unit amount to a 'substantial alteration' of that unit, it must be made accessible to UFAS standards, up to 5% of the total units.
 - c. All modifications, regardless of project size or building configuration, must take accessibility into account. When moving or altering entrances and doorways, installing walkways, remodeling bathrooms or kitchens, relocating switches and controls, etc., those elements must comply with the applicable accessibility requirement.
5. DISASTER MITIGATION: Much of Kansas includes areas of vulnerability to tornados, damaging storms, and strong winds. Where feasible, KHRC recommends, but does not require, that rehabilitation projects be designed to provide areas of reinforced shelter from these elements. When providing such measures is not practical, the owner shall make every effort to identify safe areas nearby for residents to find shelter.
6. BUILDING CODE: The State of Kansas does not have a statewide building code. Rehabilitation must comply with all local building codes and requirements. At a minimum, and in the absence of local building codes, rehabilitation shall be carried out in accordance with the International Existing Building Code of the International Code Council. The general contractor or architect shall certify compliance with the applicable code.
7. UPCS: Rehabilitation must, *at a minimum*, ensure that all buildings and units, on completion, meet the Uniform Physical Condition Standards for Multifamily and Single Family Housing Rehabilitation. Buildings will be inspected throughout the affordability period for ongoing compliance with this standard. Appendix A: UPCS Rehabilitation Requirements and Appendix B: Uniform Physical Condition Standards for Multifamily and Single Family Housing Rehabilitation are attached at the end of this document. Appendix B is available online here: <https://www.hudexchange.info/onecpd/assets/File/HTF-FAQ-Appendices-UPCS-for-Multifamily-and-Single-Family-Housing-Rehabilitation.pdf>
8. CAPITAL NEEDS ASSESSMENT: For projects of 12 units or more, a capital needs assessment must be performed by an independent party, and scope of work determined based on that assessment. The CNA and scope of work must be reviewed and approved by KHRC prior to commencement of work. For smaller projects, an inspection report and the scope of work may be produced by an architect or other professional, whose qualifications shall be included with the scope of work when it is submitted to KRHC.
9. ENERGY EFFICIENCY: The scope of work must include measures to improve the energy efficiency and reduce water usage in the unit. If replacing HVAC equipment, doors and windows, appliances,

lighting equipment, etc., such replacement shall be with equipment that meets or exceeds current standards for energy efficiency. If equipment is not to be replaced during rehab, but is budgeted with reserves for later replacement, the subsequent replacement must be with energy efficient equipment. Buildings undergoing 'substantial alteration' shall be improved to meet the current energy standard for federally assisted housing (currently IECC 2021).

10. LOCAL AND STATE REQUIREMENTS: All housing rehabilitated with HOME and/or HTF funds shall comply with state and local building codes, property standards, occupancy standards, disaster mitigation requirements, and other ordinances and zoning requirements.
11. ENVIRONMENTAL REVIEW: Projects funded with HOME or HTF are subject to an environmental review process, which may result in specific requirements as conditions of approval. The scope of work must address any such conditions, and documentation must be provided to verify compliance. Examples include, but are not limited to, asbestos removal, radon mitigation, noise attenuation, historic preservation, lead hazard remediation, etc. No rehabilitation may take place prior to completion and approval of the environmental review.

Reference: 24 CFR Parts 92 and 93, the IEBC, 24 CFR Parts 8 and 35, 24 CFR 100.205, and the UPCS Standards at 24 CFR 5.703 are incorporated in this document by reference, and should be consulted for a complete understanding of the requirements.

Kansas Housing Resources Corporation reserves the right to update and amend this document periodically to incorporate new or revised information.

9. Resale or Recapture Guidelines. Below, the grantee must enter (or attach) a description of the guidelines that will be used for resale or recapture of HTF funds when used to assist first-time homebuyers. If the grantee will not use HTF funds to assist first-time homebuyers, enter "N/A".

N/A

10. HTF Affordable Homeownership Limits. If the grantee intends to use HTF funds for homebuyer assistance and does not use the HTF affordable homeownership limits for the area provided by HUD, it must determine 95 percent of the median area purchase price and set forth the information in accordance with §93.305. If the grantee will not use HTF funds to assist first-time homebuyers, enter "N/A".

☒ The grantee will use the HUD issued affordable homeownership limits.

11. Grantee Limited Beneficiaries or Preferences. Describe how the grantee will limit the beneficiaries or give preferences to a particular segment of the extremely low- or very low-income population to serve unmet needs identified in its consolidated plan or annual action plan. If the grantee will not limit the beneficiaries or give preferences to a particular segment of the extremely low- or very low-income population, enter "N/A."

Any limitation or preference must not violate nondiscrimination requirements in § 93.350, and the grantee must not limit or give preferences to students. The grantee may permit rental housing owners to limit tenants or give a preference in accordance with § 93.303(d)(3) only if such limitation or preference is described in the action plan.

N/A

12. Refinancing of Existing Debt. Enter or attach the grantee's refinancing guidelines below. The guidelines describe the conditions under which the grantee will refinance existing debt. The grantee's refinancing guidelines must, at minimum, demonstrate that rehabilitation is the primary eligible activity and ensure that this requirement is met by establishing a minimum level of rehabilitation per unit or a required ratio between rehabilitation and refinancing. If the grantee will not refinance existing debt, enter "N/A."

N/A

Discussion:

Principal amounts of fifteen thousand dollars (\$15,000) or greater shall be reduced on a pro rata monthly reduction for one-half (1/2) of the principal balance over a period of one hundred twenty (120) months and the remaining one-half (1/2) of principal shall be forgiven after one hundred twenty (120) months, *provided* that all rules and regulations associated with the Program are complied with.

However, should a property's appraised value be below the amount required for full repayment, or the property has been on the market for over 6 months without a contract, the *Shared Net Proceeds* method may be used. The net proceeds are the sales price minus loan repayment (other than HOME funds) and closing costs. The net proceeds may be divided proportionally as set forth in the following mathematical formulas:

$$\text{HOME Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{HOME Percentage}$$

$$\text{Homeowner Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{Homeowner Percentage}$$

If the property goes into foreclosure or Borrower deeds the property in lieu of foreclosure, Note Holder shall calculate the Recapture amount using the *Shared Net Proceeds method*. Under this method, if there are no net proceeds or the net proceeds are insufficient to repay the HOME investment due, Note Holder will only Recapture the net proceeds, if any. The net proceeds are the sales price minus superior loan repayment (other than HOME funds) and any closing costs. The net proceeds may be divided proportionally as set forth in the following mathematical formulas:

$$\text{HOME Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{HOME Percentage}$$

$$\text{Homeowner Investment} / (\text{HOME Investment} + \text{Homeowner investment}) = \text{Homeowner Percentage}$$

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

A period of affordability of units acquired with HOME funds will be followed per CFR 92.254(a)(4). The soft second mortgage will be forgiven over a 60 month period or 120 month period depending upon the level of assistance received.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

HOME funds will not be used to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds.

Attachments

Unique Appendix

Fair Housing Choice Action Plan from 2024-2028 Consolidate Plan

AP-75 Action Plan Barriers to Affordable Housing - 91.320(i)

Actions it planned 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

The 2024 AI outlines goals, or strategies, to overcome barriers to affordable housing. Section SP-55 discusses, in detail, the direct, indirect, and collaborative roles of overcoming barriers to affordable housing in Kansas.

Goal	Contributing Factors	Fair Housing Issues	Metrics, Milestones, and Timeframe for Achievement	Responsible Program Participant(s)
1: Expand housing choice and access to opportunity	Community opposition Lack of private investments in specific areas of the State Land use and zoning laws Location and type of affordable housing Private discrimination Lack of affordable, accessible housing in range of unit sizes Location of employers Location of environmentally healthy housing Location of proficient schools Site selection practices Access for persons with disabilities to proficient schools	Segregation/Integration R/ECAPs Disparities in Access to Opportunity Disproportionate Housing Needs Disability and Access Publicly Supported Housing	Continue affordable housing programs that create new and preserve existing affordable units, including accessible units for persons with disabilities Within the QAP for the LIHTC program, remove the requirement for written local support, which can have the effect of killing a viable affordable housing development from being built where community opposition exists Prioritize new construction funding in communities with long-range plans addressing economic mobility and development Increase financial incentives for affordable housing proposed in areas of opportunity Provide incentives for mixed income developments that encourage affordable housing components on a voluntary basis Increase fair housing education to housing providers throughout the State focusing on discrimination against people with disabilities	KHRC KDC
Discussion: Fair housing is distinct from affordable housing. However, there is a great deal of overlap between the two issues. Fair housing experts and advocates know that the most prevalent barrier to fair housing is an inadequate				

Goal	Contributing Factors	Fair Housing Issues	Metrics, Milestones, and Timeframe for Achievement	Responsible Program Participant(s)
inventory and unaffordability and when members of the protected classes are disproportionately affected, then the lack of affordable housing becomes a fair housing issue. Similarly, for lower income minorities and other protected classes, a lack of affordable housing in opportunity areas creates significant disadvantages in accessing quality schools, employment centers and other assets.				
2: Strengthen anti-discrimination investigation, enforcement, and operations	Lack of resources for fair housing agencies and organizations	Fair Housing Enforcement, Outreach Capacity, and Resources	Contract with a HUD-certified organization to conduct paired discrimination testing in the rental market in two regions bi-annually	KHRC KDC
Discussion: Left unchecked, housing discrimination will continue to occur, especially in areas without convenient access to resources and enforcement organizations. Regular paired testing, particularly in the rental market, with the results publicized can act as a deterrent to landlords, property managers, and others that the behavior is illegal, will not be tolerated, and has legal and monetary implications.				
3: Increase the level of fair housing knowledge among housing developers, real estate professionals, elected officials, and the general public	Community opposition Land use and zoning laws Private discrimination	Segregation/Integration Publicly Supported Housing R/CAPs	Continue annual fair housing tracking activity logs to document training to KHRC-financed developments; report totals from log in CAPER annually Create a page on KHRC's and Commerce's websites for fair housing resources, I English and Spanish Partner with local organizations such as lending institutions, attorneys, realtors, etc. to host two fair housing community forums annually in different regions of the State Develop online fair housing training materials for elected officials and municipal staff; require viewing of the materials as part of the application and/or subrecipient grant approval process Contract with a HUD-certified enforcement agency to conduct paired testing in the sales market among real estate professionals to identify discriminatory steering behavior	KHRC KDC
Discussion: While fair housing education and outreach are constant needs, KHRC and KDC will work to improve the level of fair housing knowledge and understanding among local housing developers, real estate professionals, local elected officials, design and construction professionals, and the general public with a focus on members of the protected classes. KHRC and KDC will focus on education and training for municipal officials that will need to be completed before subrecipient agreements are approved.				

Goal	Contributing Factors	Fair Housing Issues	Metrics, Milestones, and Timeframe for Achievement	Responsible Program Participant(s)
4: Expand access to KHRC and KDC programs and services to persons with LEP	Lack of appropriate language assistance services	Lack of participation in KHRC and KDC programs among persons with LEP	Conduct the Four Factor Analysis within each agency to identify the: number or proportion of persons with LEP served or encountered in the eligible service area; frequency of their contact with the programs; importance of service, information, program or activity; and costs versus resources and benefits requiring translation of vital documents Develop a Language Access Plan (LAP) within each agency, based on the Four Factor Analysis, to maximize the accessibility of their programs to persons with LEP Amend the agencies' Citizen Participation Plans to align with the new LAPs	KHRC KDC
Discussion: Persons with LEP include individuals who are a protected class as a result of their nation of origin. To ensure these residents have true access to the services and programs offered by KHRC and KDC and for which they may potentially be eligible to benefit from, these State agencies must identify the languages spoken by persons with LEP to determine the level of language assistance services the agencies must provide.				