

# Executive Summary

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

### 1. Introduction

The 2022 Action Plan of the Consolidated Plan for the Township of Union, New Jersey has been prepared in response to the consolidated process developed by the US Department of Housing and Urban Development (HUD). The Action Plan is a collaborative process in which the community can develop a unified and coherent vision for community development actions for a one-year planning period. The community, with the active participation of its citizens and community organizations, can shape its housing and development programs, prepare comprehensive and coordinated programs, and reduce duplication of effort, both in planning and in program execution.

This planning effort provides an opportunity to analyze programs in the context of the total local effort, and in relation to linkages and relations with state and regional programs. The nature of the process requires that economic, physical, environmental, community, and human development plans and programs be integrated and coordinated. Further, the requirements of this process force the establishment of specific, measurable goals and objectives and the creation of project monitoring processes so that progress can be measured and lessons learned over time.

The Action Plan also meets the application requirements for the Community Development Block Grant (CDBG), and HOME Investment Partnerships (HOME), Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with Aids (HOPWA) programs. This process replaces prior Community Planning and Development (CPD) planning and an application requirement with a single document, and satisfies the minimum statutory requirements of the four CPD formula programs for local jurisdictions.

Although the Township is a CDBG entitlement jurisdiction it also participates as Consortium member to Union County HOME program. It is as a CDBG entitlement though that the Township is required to prepare and submit an Action Plan to HUD in order to receive CDBG funds.

### 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 Township's top priority continues to be the improvement of the quality of life for its low to moderate income residents. To that end the objectives of the Township in this Action Plan period are as follows.

- Stabilization and improvement of neighborhoods;
- Continued support for provision of services to those individuals and groups with special needs, such as the elderly and the disabled;
- Execution of anti-poverty efforts that support and build on existing programs, relate to economic development efforts, and integrate job training and placement, welfare to work initiatives, and other programs aimed at improving opportunities for economic self-sufficiency;
- Continued support of key public service programs, the improvement of public facilities and infrastructure;
- Maintenance and improvement of the existing housing stock;

In terms of outcomes, the Township expects to achieve progress in the areas listed below.

- Suitable Living Environment - Outcomes
  - Maintain and improve housing stock for low and moderate income households including seniors; Improved quality of life for youth; Improved quality of life through improved conditions for children with special needs; Improved quality of life through improved facility conditions; Improved quality of life for poverty level terminally ill patients; Improved quality of life for low-income elderly and disabled citizens; Improved quality of life for frail elderly residents by providing home assistance to prevent health and safety concerns and to help maintain self-sufficiency; and Improved quality of life for functionally impaired residents of the Township who are age fifty and over.
- Provide Decent and Affordable Housing - Outcomes
  - Maintain and improve housing stock for low and moderate income households including senior citizens.

### **3. Evaluation of past performance**

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

In the 2021 Action Plan, the Township identified specific goals in the categories of housing, non housing, and special needs. Throughout this prior period, the Township has either exceeded or been on target in meeting the goals established for the prior plan particularly in the areas of housing and non housing community development. As a result, residents are now experiencing decent and affordable housing arrangements, as well as suitable living environments though improved access to high quality public services and public facilities. This success has significantly informed Township's efforts in moving forward.

#### **4. Summary of Citizen Participation Process and consultation process**

Summary from citizen participation section of plan.

Citizens were provided adequate opportunities to participate in an advisory role in the planning, implementation and assessing the CDBG program. The Township has full responsibility and authority for the development of the application and execution of its Community Development (CD) Program.

The Citizen Participation Plan has been formulated to allow for the maximum dissemination of Community Development information and citizens input. The plan structures an ongoing citizen's participation program that will function throughout each year of the Community Development Program. Citizens are informed of all program developments and citizen participation is an important element of the overall program.

The Township complied with the citizen participation and consultation requirements of the regulations by doing the following:

- Publishing informational notices about the plan prior to public hearings on the plan;
- Holding two or more public meetings in accessible places at convenient times after providing reasonable notice;
- Received non profit feedback concerning community needs based on detailed survey;
- Publishing a summary of the Action Plan, describing its contents and purpose and a listing of locations where the entire plan could be examined;
- Making the Action Plan available for public examination and comment for a period of thirty (30) days before submission to HUD;
- Providing citizens, public agencies, and other interested parties reasonable access to records regarding any uses of any assistance for affordable and supportive housing that the Township may have received during the prior year; and
- Considering the views and comments of citizens, and preparing a summary of those views for consideration with the Consolidated Plan submission

The Township followed the steps and procedures outlined in its Citizen Participation Plan. As part of the Plan development process, a series of public meetings/hearings were held December 16, 2021 through May 19, 2022. Due to the Declared Health Emergency by Governor Murphy on January 11, 2022, meetings were held virtually. The purpose of the public meetings/hearings was to obtain the views of citizens, public officials and agencies and other interested parties regarding the housing and community development needs of the jurisdiction. Public meetings/hearings are listed on TV34 and the Township's calendars distributed throughout the township.

The development of the Action Plan involved consultation with those agencies in delivering housing and public services within the Township. Meetings and discussions were held between the staff of the Township Community Development Block Grant Program Office, the Township Division of Planning, the

Township Board of Health and the Township of Union Community Development Citizens Advisory Board. In addition, there were meetings conducted with appropriate housing and social service agencies regarding the housing needs of children, elderly persons, persons with disabilities, and homeless persons. These agencies included the Township Public Housing Agency.

Federal regulations require that a summary of the Action Plan be published in one or more local, general circulation newspapers. This summary describes the purpose and priorities of the plan, type and location of activities and the location of the complete document. Copies of the draft Action Plan were available for inspection and review at the Community Development Block Grant Office and the Township Clerk's Office in the Municipal Building. The document was available for review on May 11, 2022 and citizens had a 30 day period to review the document and submit comments to the Office of Community Development, Municipal Building, 1976 Morris Avenue, Union, New Jersey 07083. The plan is also available on the Township of Union's Web-site (under Community Development).

The Township received no comments during this period. Final public hearings on the Action Plan will be held on May 24, 2022 in the Municipal Building. It is also on the Township of Union's Web-site.

The Final Action Plan and Resolution were placed on the Township Agenda's and authorized for submission at the June 14, 2022 Township Committee Meeting.

**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 to date.

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

No comments to date.

**7. Summary**

See above.

**PR-05 Lead & Responsible Agencies - 91.200(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	UNION TOWNSHIP (UNION COUNTY)	Community Development Agency

**Table 1 – Responsible Agencies**

**Narrative**

The Agency responsible for the plan is the Department of Community Development.

**Consolidated Plan Public Contact Information**

Bertha Mathews - Director of Community Development

Municipal Building  
1976 Morris Ave.  
Union, NJ 07083  
Office: 908-810-7071

## **AP-10 Consultation - 91.100, 91.200(b), 91.215(l)**

### **1. Introduction**

The Township recognizes that the preparation of the plan requires discussion and consultation with many diverse groups, organizations, and agencies. Meetings and discussions were held between the staffs of the Township Community Development Block Grant Program Office and the Township Division of Planning, the Township Board of Health, and the Union County Division of Planning and Community Development. The Public Housing Agency was also consulted.

#### **Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).**

The Township has predetermined meetings that are conducted with appropriate housing and social service agencies regarding the needs of children, elderly persons, persons with disabilities, and homeless persons. The Township also has a Community Development Citizens Advisory Committee, made up of two persons each from the Township's ten census tracts, as well as a special task force representing special needs. The committee acts in an advisory capacity. These organized events are the principle way that the Township engages local stakeholders.

#### **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.**

Throughout the new five year Consolidated Plan period, the Township's strategy for preventing homelessness will be a multiple approach to the problem, focusing upon assisting the homeless and then upon preventing homelessness. Treating the homeless and providing the means and support necessary to make the transition to permanent housing and independent living are all a part of the efforts and programs in place in the Township and/or the County Home Consortium.

The Township's internal strategy for eliminating chronic homelessness has been to focus on a specific housing emphasis identified in the five-year consolidated plan and annual action plans under the Housing strategy category. They included:

- First-Time Homebuyer Program (via County HOME Consortium)
- Homeowner Rehabilitation
- Rental Assistance

In establishing the Township's priorities, the prevention of homelessness has been a key element in our efforts. By providing rehabilitation assistance, rental assistance and referral services for low-income

households the Township has contributed to reducing the conditions that would precipitate homelessness.

Consistent with the Consolidated Plan during program year 2021 , the Township directed all of its housing funds under the CDBG program toward owner-occupied rehabilitation. Of the units that received housing rehabilitation assistance the majority were low to moderate income households. These homeowners are cost burdened and/or have no funds to contribute to maintaining or repairing their homes. Historically and more currently, the Township feels its best utilization of funds to prevent homelessness is to support households by providing rehabilitation loans for maintenance. This enables current homeowners to maintain their housing and protects housing stock as potential purchase units for the low income market. As mentioned previously, the Township rental assistance program seeks to serve the lowest income households by providing voucher support.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction’s area 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**

Most of the efforts to provide continuum of care is coordinated via the County Home Consortium. In September 2009, New Jersey’s County Homelessness Trust Fund Act, P.L. 2009, c. 123, became law which permits counties to establish a Homelessness Trust Fund for the purpose of moving the homeless and formerly homeless into permanent affordable housing. In order to fund this initiative, those counties that establish such a fund may add a \$5 surcharge to recording fees. Union County’s start date was January 1, 2020.

The Township’s internal strategy for eliminating chronic homelessness has been to focus on a specific housing emphasis identified in the five-year consolidate plan and annual action plans under the Housing strategy category. They included: (1) First time homebuyer program; (2) Rental assistance; and (3) Programs offered via the County Home Consortium.

The Township does not receive ESG Funds.

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

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	CENTER FOR HOPE HOSPICE
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization is part of regular committee group that contributes to plan development annually and each five year submission. Anticipated outcome is continued hospice care to terminally ill patients.
2	<b>Agency/Group/Organization</b>	JEWISH FAMILY AGENCY-HOMEMAKER SERVICES
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization is part of regular committee group that contributes to plan development annually and each five year submission. Outcome is to help keep the frail elderly out of a nursing home and enable them to live in the dignity of their own home.
3	<b>Agency/Group/Organization</b>	UNION TOWNSHIP COMMUNITY ACTION ORGANIZATION
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Employs L/M income individuals from target CT 328
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization is part of regular committee group that contributes to plan development annually and each five year submission. Anticipated outcome is continued facilitation of independent living for seniors and safe, educational, environment for children in childcare services.



4	<b>Agency/Group/Organization</b>	YMCA of Eastern Union County
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization is part of regular committee group that contributes to plan development annually and each five year submission. Anticipated outcome is continued support of persons with dementia.
5	<b>Agency/Group/Organization</b>	Union Township Housing Agency
	<b>Agency/Group/Organization Type</b>	PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization is part of regular committee group that contributes to plan development annually and each five year submission. Anticipated outcome is full day childcare and extended hours.
6	<b>Agency/Group/Organization</b>	Affordable Housing Developments (COAH)
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Representatives are part of regular committee group that contributes to plan development annually and each five year submission. Anticipated outcome is getting households into homeownership.

**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	Union County Human Services	Our goals do not overlap as Township grant funds are not spent on homelessness. Nevertheless, the Township assists with temporary shelter and bed support as needed via the County Home Consortium. Recent Information on the homeless was provided by the Union County Continuum of Care based upon a recently completed field survey as well as upon additional information collected from agencies providing homeless assistance. The data covered the entire county.

**Table 3 - Other local / regional / federal planning efforts**

**Narrative**

See above.

**AP-12 Participation - 91.401, 91.105, 91.200(c)**

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

There were seven citizen participation public meetings held.

**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	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Not applicable.	None received.	Not applicable.	

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)
2	Public Meeting	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>Advisory meetings were most fruitful as participants are regular contributors to community development plans.</p>	<p>None received from open public meetings at Township but final plan generated from advisory board consultations and open public meetings. (There were seven public meetings held)</p>	<p>Not applicable.</p>	
3	Township Website	<p>Non-targeted/broad community</p>	<p>n/a</p>	<p>n/a</p>	<p>n/a</p>	
4	Township Annual Calendar	<p>Non-targeted/broad community</p>	<p>n/a</p>	<p>n/a</p>	<p>n/a</p>	

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	Community Outreach	Minorities  Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Non-targeted/broad community  Residents of Public and Assisted Housing	General interest.	n/a	n/a	

Table 4 – Citizen Participation Outreach

## Expected Resources

### AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

#### Introduction

The Township's grant resources have fluctuated over recent years and don't anticipate significant increases in future federal allocations. With that in mind, the Township depends on the primary resources secured by community stakeholders to effectively address financial requirements of their programs.

#### 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	\$652,859*	\$130,000	0	\$782,859*	\$\$1,958,577 *	Entitlement Grant and program income.

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**

CDBG in most cases is a very small portion of the available resources for public service providers. CDBG will in most cases be the sole funding resources for housing rehabilitation.

**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.

**Discussion**

Again, with limited resources the Township will continue to assist homeowners, homebuyers, public service providers and its public works department at funding levels consistent with recent allocation levels.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Rehabilitate Owner Occupied Housing	2020	2024	Affordable Housing	Vauxhall CT 328	Decent and Affordable Housing	CDBG: \$318,195.70	Homeowner Housing Rehabilitated: 10 Household Housing Unit
2	Continuation of High Quality Public Services	2020	2024	Non-Homeless Special Needs Non-Housing Community Development	Vauxhall CT 328	Public Services	CDBG: \$97,928.85	Public service activities other than Low/Moderate Income Housing Benefit: 50 Persons Assisted
3	Enhanced Public Facilities and Improvements	2020	2024	Non-Housing Community Development	Vauxhall CT 328	Public Facilities and Improvements	CDBG: \$107,584.80	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 1130 Persons Assisted

Table 6 – Goals Summary

#### Goal Descriptions



1	<b>Goal Name</b>	Rehabilitate Owner Occupied Housing
	<b>Goal Description</b>	The Housing Rehabilitation Program allows the township to direct housing funds to one family owner occupied properties. These homeowners are cost burdened and/or have no funds to contribute to maintaining or repairing their homes. Providing this assistance ensures that these homeowners can continue to occupy their homes. As an older community, many of the housing units may contain lead based paint. This program also makes it possible to evaluate and reduce lead based paint. The Township plans rehabilitation investment in both Newtowne Village and Lenox Meadows Affordable Housing Properties.
2	<b>Goal Name</b>	Continuation of High Quality Public Services
	<b>Goal Description</b>	Services to the elderly with assistance in housing rehabilitation and emergency repairs, providing transportation and meals, and providing respite care services. Youth services such as recreation programs, after school programs and day care to assist in the proper development of children and young adults in low and moderate income neighborhoods are also supported through this program.
3	<b>Goal Name</b>	Enhanced Public Facilities and Improvements
	<b>Goal Description</b>	To provide high quality public facilities, such as parks and community centers to low and moderate income persons and to provide adequate public improvements, such as streets, sidewalks and sewer, in low and moderate income neighborhoods.

## AP-35 Projects - 91.420, 91.220(d)

### Introduction

The formula allocation for the Community Development Block Grant program is \$652, 859.00 with approximately \$130,000 in anticipated program income available during the program year. The activities to be undertaken include housing rehabilitation, public facilities, infrastructure improvements and public services.

#	Project Name
1	Administration
2	Housing Rehabilitation
3	Roads Program
4	Adult Day Care Services
5	Infant/Toddler Daycare
6	Companion Aide
7	Homemaker Service
8	Hospice Care

**Table 7 – Project Information**

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

The allocation priorities are a function of the decision made via the consultation and citizen participation process. Again, the priorities are the maintenance of decent and affordable housing, and suitable living environments including the provision of multiple social services and access to public facilities and infrastructure improvements. The Township runs into obstacles to address underserved needs due to the availability of funds and competition for funds.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	Administration
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Rehabilitate Owner Occupied Housing Continuation of High Quality Public Services Enhanced Public Facilities and Improvements
	<b>Needs Addressed</b>	Decent and Affordable Housing Public Services Public Facilities and Improvements
	<b>Funding</b>	CDBG: \$130,571.30
	<b>Description</b>	Administration
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	N/A
	<b>Planned Activities</b>	Program costs.
2	<b>Project Name</b>	Housing Rehabilitation
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Rehabilitate Owner Occupied Housing
	<b>Needs Addressed</b>	Decent and Affordable Housing

	<b>Funding</b>	CDBG: \$318,195.70
	<b>Description</b>	Program includes staff costs as well as hard costs associated with rehabilitation construction and lead based hazard control.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Ten households are to benefit from rehabilitation.
	<b>Location Description</b>	Vauxhall CT 328.
	<b>Planned Activities</b>	Substantial, minor and emergency rehabilitation.
<b>3</b>	<b>Project Name</b>	Roads Program
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Enhanced Public Facilities and Improvements
	<b>Needs Addressed</b>	Public Facilities and Improvements
	<b>Funding</b>	CDBG: \$107,584.80
	<b>Description</b>	The Mary Avenue, Martha Avenue and Emily Avenue Roadway Improvements.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1130 persons will be assisted 575 of whom are low to moderate income.
	<b>Location Description</b>	Mary Avenue, Martha Avenue and Emily Avenue
	<b>Planned Activities</b>	Street improvements.

4	<b>Project Name</b>	Adult Day Care Services
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Continuation of High Quality Public Services
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$8,578.00
	<b>Description</b>	The WISE Adult Day Services Program provides services for the elderly including daily supervision and stimulation to functionally impaired low and moderate income clients/residents who are age 50 and over (includes seniors age 62+) and have difficulty paying for the program.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6 seniors.
	<b>Location Description</b>	Vauxhall CT 328.
	<b>Planned Activities</b>	Senior services.
5	<b>Project Name</b>	Infant/Toddler Daycare
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Continuation of High Quality Public Services
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$55,372.35
	<b>Description</b>	The Union Township Community Action Organization Infant/ Toddler Program provides subsidized day care services to infants and toddlers of low and moderate income parents to allow them to work or attend school.
	<b>Target Date</b>	7/31/2023

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	7 Children Single Parents/Families with children 6 months to 2 ½ years.
	<b>Location Description</b>	2410 Springfield Ave, Vauxhall, NJ 07088.
	<b>Planned Activities</b>	Child care services.
6	<b>Project Name</b>	Companion Aide
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Continuation of High Quality Public Services
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$13,451.35
	<b>Description</b>	The Union Township Community Action Organization Companion Aide Program provides services to the frail, elderly, or disabled residents of Union Township on a monthly basis.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	5 Seniors.
	<b>Location Description</b>	Vauxhall and Vicinity.
	<b>Planned Activities</b>	Services to elderly, frail, and disabled.
7	<b>Project Name</b>	Homemaker Service
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Continuation of High Quality Public Services
	<b>Needs Addressed</b>	Public Services

	<b>Funding</b>	CDBG: \$9,552.35
	<b>Description</b>	The Homemaker Services provide homemaker services to the frail and elderly in Union Township. These services include light housekeeping, laundry, shopping, personal grooming and companionship.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	2 seniors.
	<b>Location Description</b>	Town wide.
	<b>Planned Activities</b>	Services to seniors and frail.
8	<b>Project Name</b>	Hospice Care
	<b>Target Area</b>	Vauxhall CT 328
	<b>Goals Supported</b>	Continuation of High Quality Public Services
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$9,552.35
	<b>Description</b>	Hospice for the terminally ill. Provides services to patients who are terminally ill and at the l/m income level. Services include physician, nurse, home health aide, social worker, therapist, volunteer, spiritual counselor as well as necessary drugs and medical equipment as needed.
	<b>Target Date</b>	7/31/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	30 Clients of different family types.
	<b>Location Description</b>	Town wide.
	<b>Planned Activities</b>	Services for the terminally ill.

## **AP-50 Geographic Distribution - 91.420, 91.220(f)**

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

Twelve of the Township's census tract/block group combinations qualify under the low mod threshold of 47.13%. They are 326.00/1, 2; 327.00/1; 328.00/1, 2, 3, 4 (Vauxhall); 330.00/1; 331.00/5, 6; 335.00/1, 4. These census areas are generally the target for housing rehabilitation and public facility improvements but not exclusively so. Minority concentrations at the aggregate level for all minority groups is located in the northern half of the Township and includes tracts 326, 327, 328, 330, 331, and 335. Here minority households are greater than 50% of all households. African American households are the only individual minority group that exceeds 50% of households in a census tract. These are tracts 326 & 328 (Vauxhall).

Public service programs run by UTCAO including Companion Aid and Infant Toddler operate out of the agency locations which are in the Vauxhall neighborhood. These programs generally serve Vauxhall residents. In addition, the road improvement program in 2022 will also concentrate on the Vauxhall neighborhood.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Vauxhall CT 328	27

**Table 8 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

Again, these are the high minority concentration populations which statistically speaking are those neighborhoods with higher priority needs.

### **Discussion**

As a high minority low income area, Vauxhall will be the principle target area for CDBG funds throughout the 2022 Action Plan period. As previously stated, public service funds for child care and senior services as well as road improvements will be directed towards the neighborhood.





## **AP-75 Barriers to affordable housing -91.420, 91.220(j)**

### **Introduction**

This section briefly reviews the market factors that create impediments to developing affordable housing in the Township, as well as the opportunities. The most important impediment revolves around the lack of federal and state resources for affordable housing initiatives. The lack of programs and resources to reduce excessive rent or mortgage burdens to qualified persons continues to be a factor. The area continues its emergence from the current recession and the absence of available vacant land is still a major factor in the production of 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**

The programs, regulations and conditions discussed below affect land and housing cost. Some of these policies have their origin in a higher governmental authority than the Township.

#### Building Codes

Building Regulations are essential to protect the health and safety of citizens and the general welfare of the community.

When building codes have positive contributions, they often contribute to increased construction costs. The state's uniform building code comes under the authority of the N.J. Department of Community Affairs and was adopted by New Jersey in 1977. The code is administered by local officials who are licensed and regulated by DCA. Building codes are designed to insure the safety of a building's occupants and to insure a reasonable building life. However, the uniform code tends to be conservative and slow to accept innovative techniques.

#### Property Taxes

Property taxes generate revenue to support a broad array of public facilities and services at the local and county level of government. However, it is also recognized that property taxes are a significant housing cost and therefore can impact affordability. The State of New Jersey is known as a high property tax state wherein the majority of all local tax revenues were derived from property taxes.

One impact of high property taxes is that taxes are part of a household's monthly housing costs. Thus a potential homeowner who can afford his

mortgage payment may not qualify when property taxes are factored in.

#### Permit Delays

Development in New Jersey includes several governmental levels and agencies in the approval process, either directly or indirectly. Approvals must be obtained from several state and regional agencies, county planning boards, utility authorities, soil conservation districts as well as the municipal planning board.

#### Land Use Regulations

Zoning Ordinances and environmental regulations impact the amount of land available for development and thus, impact land and housing costs. The most basic control of land use is local zoning. However, several state offices and agencies have the authority to regulate land use in Union Township. These include development in historic districts and sites, wetlands and other environmentally sensitive areas.

#### Development Standards

The implementation of development standards sets minimum levels of protection for the public. However, excessive street widths, parking areas, curbing and landscaping add to the cost of housing. Also, certain housing rehabilitation costs are increased because of the uniform construction code. If a building's rehabilitation costs exceed fifty percent of its value, then the entire building must conform to the construction code. Other requirements that add to housing rehabilitation costs are accessibility standard, energy conservation and environmental cleanup.

#### Infrastructure Financing

In order to pay for the construction and maintenance of roads, sewer, water and other public facilities, developers have been required to pay impact and linkage fees. These costs are passed on to new homeowners and renters.

The Township's compliance in affirmatively furthering fair housing opportunities are as follows: (1) The Community profile and housing analysis did not identify conditions which would indicate a pattern of housing development or occupancy indicating a lack of fair housing opportunities in the Township; (2) The Township's analysis of impediments did not identify conditions or actions adversely impacting fair housing opportunities; and (3) The effort being achieved in the implementation of a consortium interlocal services agreement with the County of Union provides an

important component in the Township's Fair Housing Program.

**Discussion**

See above.

## **AP-85 Other Actions - 91.420, 91.220(k)**

### **Introduction**

Other Action Plans focused on addressing Township needs are outlined below.

### **Actions planned to address obstacles to meeting underserved needs**

#### Foster and maintain affordable housing

The Township will continue its efforts to foster and maintain affordable housing through its housing rehabilitation program, its Housing Program (providing for rental units), the Section 8 Housing Assistance Payments program administered by the Housing Program.

The most important impediment revolved around the lack of federal and state resources for affordable housing initiatives. The lack of programs and resources to reduce excessive rent or mortgage burdens to qualified persons continues to be a factor. The area continues its emergence from the current recession and the absence of available vacant land is still a major factor in the production of housing.

### **Actions planned to foster and maintain affordable housing**

During 2022 the Township proposes to rehabilitate ten home owner occupied units as the keystone of its housing plan. Additionally through referrals to housing agencies, both first time home buyer candidates and homeless persons, will be encouraged to access opportunities available through those resources via the County Consortium.

### **Actions planned to reduce lead-based paint hazards**

The Township of Union's 2022 lead based paint activities will include the following:

- Perform mandated childhood lead poisoning environmental investigations.
- Monitor Welligent (State web-based lead patient tracking program) and responds to NJDOHSS blood lead analysis result notifications.
- Maintain state of the art XRF testing equipment and has the capacity to take physical test samples (e.g. paint chip, dust, soil, and water) for outsourced analysis.
- Partner with professional associations to meet mandatory Lead Inspector/Risk Assessor licensure requirements.
- Provide guidance to renovators, remodeling contractors, and painters looking to meet Federal

RRP certification requirements.

- Lead based paint abatement, stabilization, and remediation

## **Actions planned to reduce the number of poverty-level families**

### Antipoverty Strategy

Not unlike any urban area, poverty remains a concern in the Township of Union. Similar to growing levels of unemployment at the national and state levels, Union continues to have relatively high unemployment, and the latest poverty figures indicate that 4.9 percent of the Township's population, concentrated primarily in several pockets, lives in poverty. This is a decrease of less than 1 percent from previous years. Eliminating this poverty continues to be a primary concern for the Township and County. Various efforts are under way to improve the quality of life and economic well-being of Union residents. To that end, these programs cover a wide range of topics and measures to improve the lives of residents. This includes: (1) Education and Job Training; (2) Job Placement; (3) Day Care; (4) Family Counseling; (5) Energy Management and Weatherization; (6) Small Business Development; (7) Budget/Credit Counseling; and (8) Food Resources and Nutrition Services.

- Education and Job Training
- Job Placement
- Day Care
- Family Counseling
- Energy
- Energy Management and Weatherization
- Small Business Development
- Budget/Credit Counseling
- Food Resources and Nutrition Services

## **Actions planned to develop institutional structure**

New initiatives will be discussed at the regular annual meetings involving all community stakeholders.

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

Will be discussed at the regular annual meetings involving all community stakeholders.

## **Discussion**

The Township has been engaged in addressing all needs either directly or otherwise across the spectrum of community development and housing each program year. There are many success stories that have

materialized from the efforts of the varied community stakeholders and from Township efforts. Nevertheless much work remains to be done and the Township will be active in supporting and participating in both current and future programs in and around the jurisdiction during the current Action Plan year and subsequent years.

The Township's standards and procedures for monitoring are designed to ensure that: (1) Objectives of the National Affordable Housing Act are met, (2) Program activities are progressing in compliance with the specifications and schedule for each program, and (3) Recipients are in compliance with other applicable laws, implementing regulations, and with the requirements to affirmatively further fair housing and minimize displacement of low-income households.

The Division will review all proposed activities for eligibility under statutory and regulatory requirements, and for meeting identified needs in this plan. Both the Action Plan and the Consolidated Plan will be monitored through the use of checklists and forms that are currently used to facilitate uniform monitoring of program activity. The Division will identify performance measures in advance of allocating funds. Each description of projects and activities will contain the specific measures by which the project will be evaluated. The strategies presented earlier each present measures that can or may be employed. Measures will be kept as simple and direct as possible.

Fiscal monitoring will include review and approval of budgets, compliance with executed Grant Agreements, review and approval of vouchers, review of fiscal reports from the Treasurer's Office on a monthly basis, and a review of municipal and non-profit audits on an annual basis. Monitoring will occur through regular telephone contacts, desk monitoring and on-site monitoring visits. These visits will occur as necessary, but will be conducted at least once every two years. All sub-recipients must identify the personnel working on the project, keep accurate records and filing systems to document program benefits and compliance, maintain an appropriate financial management system, submit to an audit, and submit a final report as a closeout procedure. There are monitoring responsibilities that go beyond the time of completion of various activities. Public facilities and infrastructure projects, site visits will be conducted at least once a year to assure benefit to low-income residents.

## Program Specific Requirements

### AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

#### Introduction

The Township anticipates \$130,000 in program income during PY 2022. These funds are expected to be available throughout the Action Plan Year and will be applied to program activities requiring immediate cash payouts in conjunction with requesting US Treasury account funds for CDBG.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(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	130,000
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
<b>Total Program Income:</b>	<b>130,000</b>

#### 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.	80.00%

#### Discussion

The Township anticipates that 80% of 2022 CDBG funds will be used to benefit persons of low and moderate income.