

HUD Consolidated Planning Public Hearing #1

Tuesday, January 13, 2026
10:00 a.m. and 6:00 p.m.



Lafayette
CONSOLIDATED GOVERNMENT

Welcome

- **Tammy Luke**
Director of Community
Development & Planning
- **Shane Rougeau**
Grants Manager
- **Belle LeBlanc**
Human Services Manager
- **Jenni Moreau**
Planner II
- **Shayna Armond**
Programs Specialist



- **Shane Rougeau**
Grants Manager



- **Community Development Block Grant (CDBG)**
 - Housing & Community Development needs
- **HOME Investment Partnerships Program (HOME)**
 - Community housing needs
- **HUD National Objective**
 - Benefit Low- and Moderate-Income Persons
 - Prevention or Elimination of Slums and Blight
 - Urgent Community Development Needs

- **Program Year 2024 Accomplishments**
 - October 1, 2024 – September 30, 2025
- **2026 Annual Action Plan**
 - October 1, 2026 – September 30, 2027
- **HOME-ARP Plan**
 - Spend by September 30, 2030
- **Fund Balance Application Process**
- **Comments & Questions**

- **Jenni Moreau**
Planner II



Activity	Indicator	Estimated Units	Actual Units
Owner Housing Rehabilitation (Major & Minor Rehab)	Housing Units Rehabilitated	12	23
LCG Housing Relocation	Families Relocated for Housing Rehab	3	2
LCG Loans Program	Households Assisted	30	25
LCG Demolition Grants	Buildings Demolished	3	1
LCG Neighborhood Counseling Services	Persons Assisted	500	519
Lafayette Neighborhoods Economic Development Corporation (LNEDC)	Businesses Assisted	7	7
	Jobs Created/ Retained	3	9
Habitat for Humanity Owner Housing Construction	Housing Units Added	3	2
Acadiana CARES Electrical Upgrade	Special Needs Supportive Housing	140	170

Priority Needs

- **Affordable Housing**
 - New Owner & Rental Housing
 - Rehab of Owner & Multi-Unit Rental Housing
 - LMI Housing Loans
- **Special Needs Housing**
 - Elderly/ Frail Elderly
 - HIV/AIDS & Families
 - Substance Abuse
- **Supportive Housing**
 - People Living with Disabilities

Priority Needs (cont.)

- **Emergency/ Transitional Housing**
- **Housing Relocation**
 - Utilized for Major Housing Rehabilitation
- **Housing Counseling**
- **Clearance & Demolition**
- **Economic Development**
- **Non-Housing Construction, Rehab, and Acquisition**
 - Non-Housing community support for LMI residents

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)



- ▶ Allocation ~\$1,540,451
- ▶ 15% Public Service Cap
 - ▶ LCG Housing Counseling
- ▶ 20% Administrative Cap
- ▶ Prior Year Fund Balance
 - ▶ Est. \$306,000

- ▶ Allocation ~\$619,808
- ▶ 15% CHDO Set-Aside
 - ▶ Est. ~\$92,971
- ▶ 10% Administrative Cap
- ▶ Prior Year Fund Balance
 - ▶ Est. \$538,000



HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

- **Belle LeBlanc**
Human Services Manager
- <https://www.lafayettela.gov/DP/community-services>

Building Communities One Home at a Time



LOW- TO MODERATE-INCOME FAMILIES

AMI = AREA MEDIAN INCOME

FY 2025 HUD Income Limits

FY 2025 Income Limit Area	Median Family Income	FY 2025 Income Limit Category	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
Lafayette Parish	\$84,700	Low (80%) Income Limits	\$47,450	\$54,200	\$61,000	\$67,750	\$73,200	\$78,600	\$84,050	\$89,450
		Very Low (50%) Income Limits	\$29,650	\$33,900	\$38,150	\$42,350	\$45,750	\$49,150	\$52,550	\$55,950
		Extremely Low (30%) Income Limits	\$17,800	\$21,150	\$26,650	\$32,150	\$37,650	\$43,150	\$48,650	\$54,150

FAIR HOUSING PORTAL



▶ One-on-one Services

- ▶ Pre-purchase for First Time Home Buyers
- ▶ Post-purchase counseling
- ▶ Renter's counseling
- ▶ Homeless counseling
- ▶ Default & delinquency mortgage counseling



▶ Group Services

- ▶ Home Buyers training
- ▶ Financial literacy workshops
- ▶ Fair housing seminars
- ▶ Disaster Ready Workshop
- ▶ Home maintenance workshops

**PROVIDES GENERAL INFORMATION
ON LANDLORD AND TENANT
RIGHTS AND RESPONSIBILITIES**

Housing Counseling Activities

- **7 FIRST TIME HOMEOWNERS in 2025!!**
- **3 HUD Certified Housing Counselors!!**
- **Foreclosure and Default Certified**
- **479 attendees for our educational workshops!**



FORGIVABLE LOANS TO HELP FTHB



**\$20,000
Deferred
Payment Loan**



- **Closing Costs**
- **Down-Payment Assistance**



FY25 Lead Hazard Reduction Capacity Building

Infrastructure

- Hired Lead Program Manager | Intake/Outreach Specialist
- Workplan Implementation
- Lead Inspector | Risk Assessor Certifications Complete

Contractor Trainings

- Hosted 2 EPA Renovate, Repair & Painting Trainings with additional planned.
- Future Local Lead Certification Workshops in progress

Outreach | Marketing

- 2000+ residents reached at local events
- Lead info added to existing workshops
- Increased social media presence, follows, and reach through engaging content

Partnerships

- Collaborated on Contractor Workshops with Community Housing Rehabilitation partners
- Engaging with organizations focused on children under 6 to expand education and EBLL testing

MINOR REHABILITATION



- ▶ **Handicap Ramps/** Accessibility
- ▶ **Roof Repair/** Replacement
- ▶ Exterior **Painting** Assistance
- ▶ **Bathroom** Rehabilitation
- ▶ **Sewer Plants/ Septic System** Repair/ Replacement

- ▶ Completed Units Must Meet Code
- ▶ \$50,000 – construction grant (contractors, supplies, & material)
- ▶ **Exceeding Grant Rehab Loans**
- ▶ \$7,500 – Asbestos Removal Grant
- ▶ Labor of Carpentry/ Paint Crew



MAJOR REHABILITATION

RAMP PROGRAM

FOR MORE INFORMATION, CONTACT:

HOUSINGREHAB@LAFAYETTELA.GOV

(337) 291-7357



**RAMP GRANT
PROGRAM**

Demolition Program



Housing Demolition Program

The Community Development and Planning Department provides demolition grants to income-qualifying owners of dilapidated residential and commercial properties within the jurisdiction of LCG. Owners are not indebted to LCG.

Residential Properties:

- \$15,000 Grant Limit
- Unoccupied for 90+ Days

Commercial Properties:

- \$4,000 Grant Limit
- Must have owned for 3+ years

GETTING ASSISTANCE TO REPAIR YOUR SYSTEM

If your system needs to be repaired or replaced, **you may qualify for a grant through LCG's Sewer Assistance Repair Program**— if you meet HUD income requirements. A Housing Rehabilitation Specialist from LCG can help you determine your eligibility.

Program Eligibility:

- Must live in the home at time of application
- Must own the home and have lived there 3+ years
- Must meet HUD income guidelines* *lafayettela.gov/HUDIncome

What to Expect After Applying:

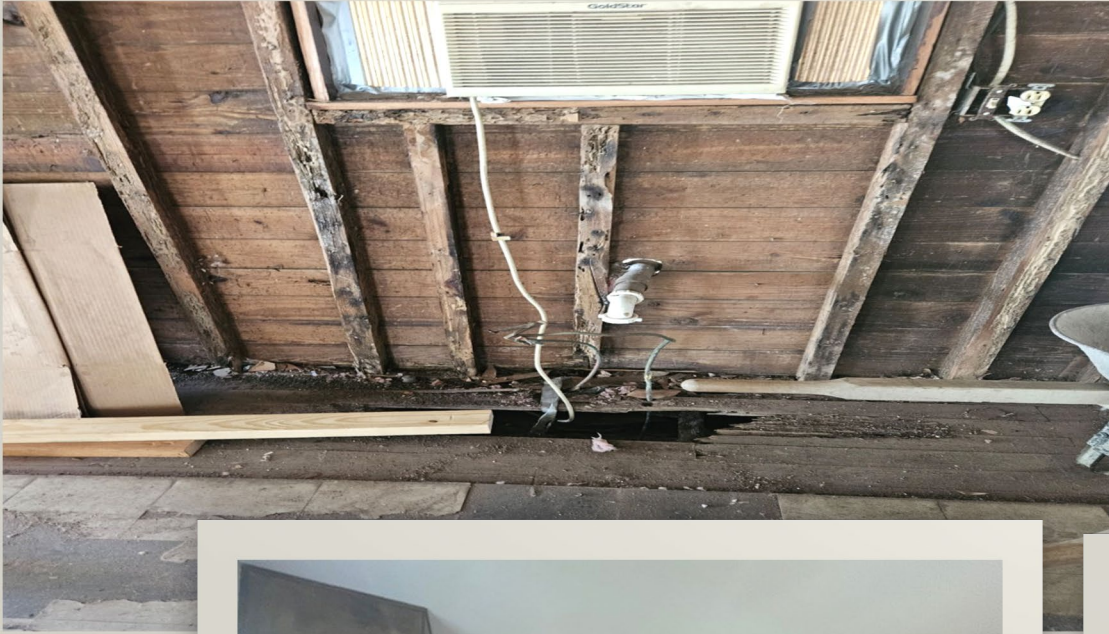
- Inspection & Review
- Cost Estimate / Work Write-Up
- Contract Signing
- Repairs Completed
- Follow-up Inspection



SCAN TO APPLY

For more info, visit lafayettela.gov/housingservices.

Housing Rehabilitation Program





- RECONSTRUCTION OF EXISTING SINGLE FAMILY HOMES
- MAKING HOME REPAIR TANDEM LOANS AVAILABLE TO COMMUNITY PARTNERS & CONSTITUENTS
- COLLABORATING WITH THE LAFAYETTE HOUSING AUTHORITY TO SECURE CHOICE NEIGHBORHOODS PLANNING GRANTS
- POSITIONING OURSELVES TO SECURE THE LEAD HAZARD REDUCTION GRANT IN SUPPORT OF EXISTING HOMEOWNERS



2026 National Community Development (CD) Week

#CDWeek2026

#CDBGWorks

CDBG'S IMPACT IN LOUISIANA (FY05-23)

- **5,084** JOBS CREATED/RETAINED
- **18,310** LMI HOUSEHOLDS ASSISTED
- **310,656** PEOPLE BENEFITED BY PUBLIC IMPROVEMENTS
- **494,595** PEOPLE BENEFITED BY PUBLIC SERVICES

C D B G W O R K S

- The program serves the Nation. Every State, U.S. Territory, and Congressional District has access to CDBG funding. For 2024, the state of Louisiana and localities received **\$50,540,139** in CDBG formula funds.

APRIL 6, 2026 – APRIL 10, 2026



APRIL 7, 2026

MLK Recreation Center | 9a-12p

CONSUMER RESOURCE FAIR

- ▶ FREE Public Event
- ▶ Health Screenings
- ▶ Consumer Resources and Services



APRIL 8, 2026

Clifton Chenier Center | 9a-1130a

FAIR HOUSING WORKSHOP

- ▶ Open to the Public
- ▶ Fair Housing Act History, Purpose & Basics
- ▶ Lead Safe Housing Rules & Responsibilities



APRIL 9, 2026

Jessie L Taylor Center | 8a-5p

2 OPPORTUNITIES 1 DAY

- ▶ Open to Local Contractors
- ▶ 8A - Becoming a Community Home Repair Partner
- ▶ 9A - EPA Renovate, Repair & Painting Training – 8 Hr Course

The Taylor Center Staff

At the Taylor Center, we believe stronger communities start at home. Whether you're working toward homeownership or navigating the responsibilities that come with it, we're here to help you and your neighborhood thrive.



Belle LeBlanc

Human Services Manager
337-291-8447

Loretta Angelle

Secretary
337-291-5450

Darin Smalley

CDP Loan Specialist
337-291-5452

Debbie Payne

CDP Housing Counselor
337-291-5455

Hope Kidder

CDP Housing Counselor
337-291-5454



Desiree' McCann

CDP Loan Officer
337-291-7357

Jason Thompson

Lead Program Manager
337-291-1476

Bridget Trevino

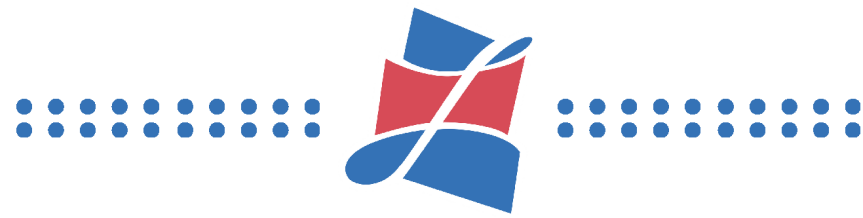
CDP Outreach Intake Specialist
337-291-1477

Kevin Roy

Housing Rehabilitation Specialist
337-291-7356

Crew Members

Mark Celestine, Shawn Victor &
Dora Parker



FOLLOW US ON FACEBOOK

Stay Connected on Events, Programs, and
News from The Jessie L. Taylor Center



facebook.com/TheTaylorCenter

- **Jenni Moreau**
Planner II



OVERVIEW

- **\$2,251,381**
 - One-Time grant allocation
 - Within LCG's jurisdiction
 - Reduce and Prevent Homelessness
 - Spent by September 30, 2030

BENEFICIARIES / QUALIFYING POPULATIONS

- **Homeless**
- **At risk of Homelessness**
- **Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking**
- **Other Populations**
 - Other Families Requiring Services or Housing Assistance to Prevent Homelessness
 - At Greatest Risk of Housing Instability

Priority Needs Identified

- **Supportive Services**
- **Development of Non-Congregate Shelters**
 - Acquisition, Construction, Rehabilitation
- **Development of Affordable Rental Housing**



Funding Categories	Allocated Funds	Balance	Percent of the Grant	Statutory Limit
Supportive Services	\$754,852	\$45,898		
Acquisition & Development of Non-Congregate Shelters	\$800,640	\$0		
Tenant-Based Rental Assistance (TBRA)	\$0	\$0		
Development of Affordable Rental Housing	\$420,000	\$0		
Non-Profit Operating	\$112,500	\$41,947	5%	5%
Non-Profit Capacity Building	\$112,500	\$76,750	5%	5%
Administration and Planning	\$0	\$0	0%	15%
<u>Total HOME ARP Allocation</u>	<u>\$2,254,750</u>	<u>\$164,595</u>		

ELIGIBLE ACTIVITIES

- **Rental Housing – Acquisition, Rehabilitation, or Construction**
 - Rent limitations apply
 - 70% of units must benefit QPs
- **Supportive Services**
 - McKinney Vento Supportive Services
 - Homelessness Prevention Services
 - Housing Counseling Services
 - 100% of Supportive Services must Benefit QPs

ELIGIBLE ACTIVITIES (cont.)

- **Non-Congregate Shelter Construction, Acquisition, Rehab**
 - Private rooms for temporary shelter
 - 100% of HOME-ARP units must serve QP individuals or families
 - No lease or occupancy agreements
 - Operating Costs for shelters is strictly prohibited
- **Limited Assistance to Non-Profits for Implementation**
 - Up to 5% (~\$112,000) over entire grant for operating costs
 - Up to 5% (~\$112,000) over entire grant for capacity building

- **Shayna Armond**
Programs Specialist



CDBG ALLOWABLE ACTIVITIES

- Housing Activities:
 - Residential Rehabilitation
 - Energy Efficiency Improvements
 - Relocation assistance for individuals which occur as a result of CDBG-funded activity
 - Clearance of Blighted Property
- Other Eligible Activities:
 - Rehabilitation Administration
 - Acquisition of Real Property
 - Public Housing Modernization
 - Direct Homeownership Assistance
 - Economic Development

Timeliness of Expenditures

- **LCG cannot hold greater than 1.5x its annual CDBG allocation**
 - CDBG fund balance must be spent quickly
 - Fund balance subrecipients must have projects ready to go



HOME Allowable Activities

- Loans to homebuyers (eg. amortized, low/no-interest, deferred)
- Property/Land Acquisition or Demolition – but ONLY if HOME project starts within 12 months
- New construction, reconstruction, or rehabilitation of non-luxury housing with suitable amenities
- Site improvements for new construction
- Conversion of commercial property to residential

Affordability Period

- The length of time the activity must remain affordable for eligible HOME households
- Must follow HUD HOME minimum affordability periods, but may impose additional time requirements

Amount of Funds Invested	Affordability Period
Less than \$15,000	5 years
\$15,000 to \$40,000	10 years
Over \$40,000	15 years
Rental Construction	20 years

- Limited sale price

Restrictions

- Organization must be a 501(c) with the IRS for at least one (1) year at the time of application
- Cannot be on any sanctioned lists (LCG, HUD, DOL)
- Must address high-priority needs as described in Consolidated Plan
- Have capacity to undertake the proposed activity
- Provide services primarily to LMI residents of the LCG jurisdiction
- All required reports, documents, and requested data submitted by due date
- Audit and/or monitoring findings must be resolved

- Organizations are required to comply with:
 - 2 CFR 200 – UNIFORM ADMINISTRATIVE REQUIREMENTS, COST PRINCIPLES, AND AUDIT REQUIREMENTS FOR FEDERAL AWARDS
 - Title 24 → Subtitle B → Chapter V → Subchapter C → Part 570 (CDBG)
 - Title 24 → Subtitle A → Part 92 (HOME)

Board Resolutions

- Applicants invited to file out a full application will be required to provide a board resolution related to the application
- Board Resolutions in full application submission must have been passed within 90 days
- The Board Resolution **must** include a written summary of the project for which the organization is applying

Required – Pre-Development Meeting


- Applicants who submit funding requests for New Construction projects are required to attend a pre-development meeting
- The meeting will occur during the full application review process
 - Early March 2026
- Failure to attend will disqualify the application from consideration
- The CDP Director may grant a waiver in a few select cases
 - Applicant must request the waiver through the Grants Division's Team
 - A waiver will be provided in writing, if applicable

- Applications will be reviewed and ranked by factors, such as:
 - Community Need (in line with Consolidated Plan)
 - Reasonableness of project cost (Reimbursable basis)
 - Agency capacity and experience
 - Agency history of performance/ Timeliness with spending
- Community Development & Planning makes recommendations to the Administration and Councils, who then approve activities and budget

Neighborhood Software

- **[Portal.NeighborhoodSoftware.com/LafayetteLA/Participant](https://portal.neighborhoodsoftware.com/LafayetteLA/Participant)**
- Online grants management for CDBG and HOME
- Submission of applications online
- LCG reviews and awards applicants
- Subrecipients submit reimbursement drawdowns
- Subrecipients submit reports


Fund Balance Application Process

 **Lafayette**
CONSOLIDATED GOVERNMENT

Welcome to the Lafayette Consolidated Government Participant Portal.


New users must first register their account before signing in to the portal.

[Sign In](#) **Register**

 Neighborhood Software requires all email addresses be verified prior to account registration. Please provide the email address to be used for Sign In below, and click Send Verification Code to continue.

[Send verification code](#)

[Data Privacy](#)

 Neighborhood Software

- Please direct any questions to
 - Jenni Moreau
Office 337-291-8422
Email jmoreau@lafayettela.gov
 - Shayna Armond
Office 337-291-8421
Email slarmond@lafayettela.gov

Important Dates

- Initial applications are due by **Friday, January 23, 2026, at 5:00 p.m.**
- Eligible pre-applicants will be notified by **Friday, February 2, 2026,** at which time a full application will be requested.
- Full applications are due by **Wednesday, March 6, 2026, at 5:00 p.m.**
- Public Hearing #2 will be held on **Thursday, April 2, 2026, at 6:00 p.m.,** at which time applicants who are being recommended for funding will be required to make a brief presentation about their grant proposal.

Portal.NeighborlySoftware.com/LafayetteLA/Participant

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