

**County of Cumberland**  
Community Development Block Grant Program  
Home Investment Partnerships Program  
**Consolidated Annual Performance & Evaluation Report**  
Program Year 2024 (July 1, 2024 - June 30, 2025)



**Summary of Accomplishments**

**Introduction**

Completion of the Consolidated Annual Performance and Evaluation Report (CAPER) is a requirement of Entitlement Community grantees receiving Community Development Block Grant (CDBG) Program funds and Home Investment Partnership (HOME) Program funds. This report is used to outline Cumberland County's investments, programmatic requirements, and various accomplishments to the community and the U.S. Department of Housing and Urban Development.

Cumberland County has held the "Urban County" Entitlement Community designation for CDBG and Participating Jurisdiction designation for the HOME Program since Program Year (PY) 2005. As an Entitlement Community, the County receives annual CDBG grants directly from HUD. The County prepared its Five-Year Consolidated Plan (ConPlan) in 2020 that identified priority housing and community development needs and projected a plan to address those needs over the five-year period of 2020 through 2024.

For PY 2024, the County received a grant allocation of \$1,254,163 in CDBG and \$497,075.18 in HOME funds.

In 2020 the County received a CDBG-CV (CARES) grant in two phases totaling \$1,947,384 to help prevent, prepare for and respond to Coronavirus.

In 2021, the County was awarded \$1,903,664 in HOME Investment Partnership - American Rescue Plan (HOME-ARP) funds to provide housing, services, and shelter to individuals experiencing homelessness and other vulnerable populations.

**CDBG Programmatic Requirements**

- ***Timeliness:*** Unexpended funds may not total more than 1.5 times the current year's grant amount by May 2nd each year. The County has met the timeliness requirement with the PY 2024 ratio being 1.48 on May 2, 2025.
- ***Low- and Moderate-Income Benefit:*** At least 70% of expended funds during the program year (excluding planning and administration (PA) expenses), must benefit primarily low- and moderate-income (LMI) persons. The County expended 89.65% of

CDBG funds, that are subject to LMI benefits, on activities that benefited LMI persons.

To date, the County has spent \$927,854.75, 59.77% of their CDBG-CV grant on LMI benefited activities.

- *Public Service Cap:* A maximum of 15% of the annual allocation funds plus PI or the PY expenditure may be spent on public service activities. The County has utilized \$247,054.26 or 16.20% of expenditures subject to the public service cap. Thus, going over the Public Service cap by 1.20%.

As of the end of PY 2024, the County expended \$238,943.25, 12.27% of the CDBG-CV total expenditure (minus PA expenses) on Public Service activities.

- *Planning and Administration Cap:* No more than 20% of the annual CDBG allocation plus PI or the total PY expenditures may be used for planning and administration activities. The County expended \$209,682.19 or 14.69% of the total funds available in this category.

The County has used \$385,411.33, 19.79% of the CDBG-CV allocation on PA costs.

## **CDBG Accomplishments**

*Housing:* \$105,678.75 was utilized for the following housing projects:

- Down Payment & Closing Cost Assistance: Five households were assisted.
- Code Enforcement: Approximately 2,060 inspections/re-inspections were completed in Shippensburg Township, the Borough of Lemoyne, and Mechanicsburg Borough.

*Public Facilities:* \$600,763.24 was used for the following public facilities activities/projects:

- Medard's House - Building Improvements
- Mechanicsburg – Railroad Avenue Park
- Mt. Holly Springs Borough - ADA Curb Improvements
- Camp Hill Borough - ADA Curb Improvements
- Lower Allen Township – ADA Curb Improvement
- East Pennsboro – ADA Curb Improvements
- New Hope Ministries - Enola Center
- YWCA – Security Cameras Installation
- Safe Harbour – Security System Installation

*Public Service:* \$247,054.26 was expended to support the following programs:

- Carlisle United Methodist Church - Homeless Services
- One80 Ministries - Supportive Services
- Redevelopment Authority of Cumberland County - Supportive Services
- Hope Station - Program Support
- Shippensburg Borough - Enhanced Police Patrols
- Safe Harbour – James Wilson Emergency Shelter
- First Church of God – Summer Program for Youth
- Domestic Violence Services of Cumberland & Perry Counties – Supportive Services
- YWCA – Grandview Afterschool Homework Club

- Central Valley PA Family Support Services

Economic Development: \$53,140.22 was utilized for:

- Cumberland Streetview Program: 5 Business were assisted.
- One business acquisition was assisted with COVID funds.

## HOME Programmatic Requirement

- CHDO Reserve: A formula grant recipient of HOME funds must reserve a minimum of 15% of its annual grant to be used by Community Housing Development Organizations (CHDOs), which are non-profit, affordable housing developers. A recipient typically has 24 months to commit the required 15% to a CHDO. However, that deadline has been waived by HUD for the current program year. The County's minimum reserve for PY 2024, based on the awarded HOME allocation, is \$74,561.28. The County has yet to obligate those funds to an activity.
- HOME Match Requirement: There is a 25% match requirement of non-federal funds for the total amount of HOME funds drawn (excluding PA cost, CHDO operating expenses, and CHDO capacity building). The match must be in housing projects that are HOME assisted or eligible for HOME assistance. Based on the draws subject to the match requirement in the amount of \$442,108.75, the County was obligated to provide \$110,527.18 in qualified matching funds.
- Planning and Administration Cap: Expended Planning and Administration costs cannot exceed 10% of the grant. The County has allocated \$49,707.52 of PY 2024 funds towards PA activities. The County expended \$28,511.44 of the remaining PY 2023 administration funds.

## HOME Accomplishments

Cumberland County has assisted financially with the development of several units with the utilization of HOME grant funds. As a requirement to receive HOME funds, the organizations must fill the HOME assisted units with LMI persons/families.

- Tri-County Housing Development Corporations:
  - New construction of 1 Single Family Home (Herman Ave.) (LMI requirement will be reported on the PY 2025 CAPER).
  - Acquisition & Rehabilitation of 1 Single Family Home (Eutaw Ave.) (LMI requirement will be reported on the PY 2025 CAPER).
- Safe Harbour:
  - Harbour Village at Smith Farms - Acquisition and new construction of a 40-unit permanent housing development. HOME funds supported two units. (LMI requirement will be reported on the PY 2025 CAPER)

## HOME-ARP Requirements

- Non-Profit Operating Assistance: The County is required to utilize at least 5% of the HOME-ARP grant to assist a Non-Profit Operating cost. \$95,183.20 has been set aside and reserved for these purposes but has yet to be obligated to a specific activity.
- Planning and Administration: HOME-ARP Planning and Administration cannot exceed 15% of the allocation awarded. The County has obligated \$285,549.60 to be utilized for these costs. As of June 30, 2025, the County has expended \$66,063.88 to assist with PA costs.

## HOME-ARP Accomplishments

- Supportive Services: \$682,931.20 was obligated to:
  - Carlisle CARES
  - Safe Harbour (Completed)
  - Family Promise (Completed)
  - Christian Life Assembly
  - Domestic Violence Services of Cumberland & Perry Counties
  - Housing Authority of Cumberland County
  - Medard's House (Completed)
  - Project SHARE (Completed)

Those organizations have utilized a combined amount of \$77,195.50 in PY 2024 to assist 246 individuals/households.

- Tenant Based Rental Assistance (TBRA):
  - \$202,888 was obligated to New Hope Ministries.
  - To date, \$200,000 was utilized to assist 95 households.
- Acquisition & Development of Non-Congregate Shelter:
  - \$125,000 is obligated to Domestic Violence Services of Cumberland and Perry Counties for repairs and maintenance of their existing shelter space. To date. \$93,180.92 has been utilized.
- Development of Affordable Rental Housing:
  - \$275,000 was obligated and expended to Safe Harbour to the rehabilitation of affordable rental units dedicated to individuals who have been chronically homeless or will utilize rapid rehousing.
  - \$50,0000 was expended for soft cost to Safe Harbour - Harbour Village project.

## Financial Summary

### CDBG:

- Previous PY Unexpended Balance: \$1,502,656.88
- PY 2024 Entitlement Grant: \$1,254,163.00
- PY 2024 Program Income: \$173,170.50
- PY 2024 Disbursements: \$1,216,318.66
- PY 2024 Unexpended Balance: \$1,713,671.72

**CDBG-CV:**

- Total CDBG-CV Grant: \$1,947,384.00
- Total Expenditures: \$1,937,717.22
- CDBG-CV Balance: \$9,666.78

**HOME:**

- Previous PY Unexpended Balance: \$839,135.71
- PY 2024 Entitlement Grant: \$497,075.18
- Program Income: \$17,156.32
- Local Account Income: \$133,934.74
- PY 2024 Disbursements: \$387,067.45
- PY 2024 Unexpended Balance: \$1,100,234.50

**HOME-ARP:**

- HOME-ARP Grant: \$1,903,664.00
- Total Expenditures: \$1,114,379.18
- HOME-ARP Balance: \$789,284.82

**Evaluation**

As in previous years, Cumberland County focuses its CDBG-funded activities in the Census Block Groups with the highest LMI concentrations and with the greatest deterioration of facilities and housing stock. The partnership between Cumberland County, CAEDC, and the Redevelopment Authority promises the expansion of small business development in a broad range of sectors. The upcoming HOME affordable housing projects will provide safe, decent, and sanitary housing for many LMI homebuyers.

The County values its strong partnership with units of local government, economic development organizations, businesses, and non-profits. They work together through grant and loan investments in housing programs, social services, economic development, job training, and facilities improvements to achieve the goals of safe, decent, and affordable housing; increased economic opportunities; elimination of blighted areas throughout the County; and improve the quality of life for all Cumberland County citizens.