



**WILLIAMSON COUNTY  
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)  
PROGRAM GUIDELINES and PRIORITIES**

FUNDING FOR FY2012 (OCT. 1, 2012 – SEPT. 30, 2013)

Williamson County was awarded Entitlement County status by the U.S. Department of Housing and Urban Development (HUD) in August 2003. The County applied for and received funding through the Community Development Block Grant (CDBG) program. Funds are intended to primarily benefit low- to moderate-income persons in Williamson County. This area is comprised of the unincorporated area of the County and the incorporated cities that have joined the urban County designation. These cities include Cedar Park, Georgetown, Granger, Jarrell, Leander, Liberty Hill, Taylor, Thrall and Weir.

HUD will begin using American Community Survey 3-5 year data beginning with the 2012 funding cycle. This data is expected to be available June or July 2012 and will be used in determining the eligibility of projects. All projects requesting Williamson County CDBG funds will be reviewed for funding. However, the proposed funding amounts are not guaranteed until final verification of project eligibility is determined based on the new American Community Survey data.

The following information is designed to provide you with a better understanding of activities which can be funded through the Williamson County CDBG program.

Please contact Sally Bardwell, Williamson County Grants Coordinator, for assistance.

512-943-3757

[sbardwell@wilco.org](mailto:sbardwell@wilco.org)

**Applications must be received by 5pm on March 6, 2012.**

**ELIGIBILITY REQUIREMENTS**

PROJECTS MUST BE DESIGNED TO MEET AT LEAST ONE OF THE FOLLOWING NATIONAL OBJECTIVES:

- Benefit low to moderate income persons, households (see income guidelines below), or areas. Abused children, elderly persons, battered spouses, homeless persons, adults meeting Bureau of Census' definition of severely disabled persons, illiterate adults, persons living with AIDS, and migrant farm workers qualify as Limited Clientele and presumed low to moderate income.
- Eliminate slums and/or blight.
- Meet an urgent community development need as in disaster relief.

**FUNDING PRIORITIES AND GUIDELINES**

- **High priorities** are those activities that will be considered for funding with CDBG funds during the five-year period of 2009 through 2013 prior to medium and low priorities.
- **Medium priorities** are those activities that will be considered for funding with CDBG funds during the five-year period of 2009 through 2013 following the consideration of high priorities.
- **Low priorities** are those activities that will NOT be funded with CDBG funds by the County during the five-year period of 2009 through 2013; however, the County will consider providing certifications of consistency and supporting applications submitted by other entities for non-County funds.

Williamson County  
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WILLIAMSON COUNTY WILL UTILIZE THE FOLLOWING GUIDELINES TO PRIORITIZE THE USE OF CDBG FUNDS OVER THE NEXT FIVE YEARS:

- Fund non-housing community development proposals that eliminate a threat to public health and safety. An example of this type of activity might involve the extension of a water line to an area served by lower income households whose private wells have been contaminated.
- Fund activities that expand the supply and/or improve the condition of housing affordable to lower income households, especially when these projects are undertaken in conjunction with public infrastructure improvements. Housing production allows for units to be added to the market under the assumption that they will provide long-term assistance. Carrying out infrastructure improvements (such as sidewalk, curb, drainage, water, sewer and/or street improvements) in the immediate vicinity of new housing production will capitalize on the housing investment and add value to a larger residential area.
- Fund public facility proposals that benefit lower income households and persons, and persons with special needs.
- Fund projects that provide housing and supportive public services to lower income households and persons, as well as persons with special needs. (15% of the County's CDBG allocation can be used for public services).
- Fund activities that revitalize residential neighborhoods and stabilize business districts that are located within walking distance of residential neighborhoods.
- Fund projects that leverage other public and private resources.

THE FOLLOWING CHARTS REFLECT THE COUNTY'S PRIORITIES FOR  
CDBG FUNDING FOR 2009-2013.

HOUSING NEEDS		
Extremely Low Income (0% up to 30% of MFI)		
		2009-2013 Funding Priority
Renters	Elderly	Low
	Small Related	Low
	Large Related	Low
	All Other	Low
Owners	Elderly	High
	Small Related	High
	Large Related	High
	All Other	High
Very Low Income (30% up to 50% of MFI)		
		2009-2013 Funding Priority
Renters	Elderly	Low
	Small Related	Low
	Large Related	Low
	All Other	Low
Owners	Elderly	High
	Small Related	High
	Large Related	High
	All Other	High
Low Income (50% up to 80% of MFI)		
		2009-2013 Funding Priority
Renters	Elderly	Low
	Small Related	Low
	Large Related	Low
	All Other	Low
Owners	Elderly	High
	Small Related	High
	Large Related	High
	All Other	High

HOMELESS NEEDS		
Families	Housing Type	2009-2013 Funding Priority
	Emergency Shelters	High
	Transitional Housing	Medium
	Permanent Supportive Housing	Medium
Individuals	Housing Type	2009-2013 Funding Priority
	Emergency Shelters	Medium
	Transitional Housing	Low
	Permanent Supportive Housing	Low

NON-HOMELESS SPECIAL NEEDS		
	Special Needs Population	2009-2013 Funding Priority
Housing Needs	Persons w/ Mental Illness	Medium
	Developmentally Disabled	Medium
	Physically Disabled	Medium
	Alcohol/Other Addiction	Medium
	Frail Elderly	Low
	Persons w/ HIV/AIDS	Low
	Public Housing Residents	Low
Supportive Services Needs	Special Needs Population	2009-2013 Funding Priority
	Frail Elderly	High
	Persons w/ Mental Illness	High
	Developmentally Disabled	High
	Physically Disabled	High
	Alcohol/Other Addiction	High
	Public Housing Residents	High
	Persons w/ HIV/AIDS	Low

NON-HOUSING COMMUNITY DEVELOPMENT NEEDS	
Public Facilities and Improvements	2009-2013 Funding Priority
Neighborhood Facilities	High
Solid Waste Disposal Improvements	High
Flood Drain Improvements	High
Water/Sewer Improvements	High
Street Improvements	High
Sidewalks	High
Homeless Facilities	Medium
Youth Centers	Medium
Child Care Centers	Medium
Health Facilities	Medium
Abused and Neglected Children Facilities	Medium
Handicapped Centers	Low
Parks, Recreational Facilities	Low
Parking Facilities	Low
Tree Planting	Low
Fire Stations/Equipment	Low
Asbestos Removal	Low
Facilities for AIDS Patients	Low
Operating Costs of Homeless/AIDS Patients Programs	Low
Economic Development	2009-2013 Funding Priority
Commercial/Industrial Rehabilitation	Medium
Commercial/Industrial New Construction	Low

## SELECTION GUIDELINES

1. The project must meet one or more of the three national objectives.
2. The project must be a Consolidated Plan Priority activity.
3. The project or segment of a phased project must be ready to begin when funds become available on or after October 1, 2012 and be completed within one year or a reasonable amount of time.
4. When required, leveraged funds must be available at start of project.
5. Documentation of income eligibility and other demographic information is required.
6. The project sponsor must be able to meet all Williamson County requirements for insurance coverage.

## FY 2012 Income Limits Summary

Austin-Round Rock-San Marcos, TX MSA										
FY 2012 Income Limit Area	Median Income	FY 2012 Income Limit Category	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
Austin- Round Rock-San Marcos, TX MSA	\$75,900	Very Low (50%) Income Limits	\$26,600	\$30,400	\$34,200	<b><i>\$37,950</i></b>	\$41,000	\$44,050	\$47,100	\$50,100
		Extremely Low (30%) Income Limits	\$15,950	\$18,200	\$20,500	<b><i>\$22,750</i></b>	\$24,600	\$26,400	\$28,250	\$30,050
		Low (80%) Income Limits	\$42,500	\$48,600	\$54,650	<b><i>\$60,700</i></b>	\$65,600	\$70,450	\$75,300	\$80,150

The **Austin-Round Rock-San Marcos, TX MSA** contains the following areas: Bastrop County, TX ; Caldwell County, TX ; Hays County, TX ; Travis County, TX ; and Williamson County, TX .

## POVERTY INCOME DEFINITIONS

0-30% of Medium Income	Extremely Low Income
31-50% of Medium Income	Very Low Income
51-80% of Medium Income	Low Income