

CDBG Times NEWSLETTER

CDBG APPLICATION DEADLINES

OECD:

- First Quarter Competitive Application deadline was March 31, 2008
- Disaster Recovery Project Applications can be submitted anytime during the year

OHCS:

- Regional Housing Rehabilitation Application deadline was February 28, 2008
- Regional Housing Centers Application deadline is May 30, 2008

Fair housing laws apply to all housing transaction, including sales, rentals, lending, home insurance, appraisals and building design and construction. Most of the complaints reported in Oregon are in rentals. Usually, when people think of housing discrimination, they focus on the application process. This can include direct refusals such as “we don’t accept children”, and not telling the truth about units being available. At least as many complaints come from in-place residents who report differential treatment, harassment or eviction for a discriminatory reason. Fair housing laws cover all housing including apartment complexes, duplexes, individual homes, condominiums, retirement housing and homeless shelters.

Forty Years of Civil Right in Housing

By Jo Becker, Education/Outreach Specialist, Fair Housing Council of Oregon

April 2008 will mark the 40th anniversary of the passage of the federal Fair Housing Act, which passed shortly after the assassination of Dr. Martin Luther King. Looking back, much progress has been made, and yet so much work remains to be done.

What is Fair Housing?

Fair housing refers to federal, state, and local civil rights laws that protect against illegal housing discrimination based on the following protected classes:

Federal Protected Classes: Race, Color, National Origin, Religion, Sex (Gender), Familial Status, Disability

Additional State of Oregon Protected Classes: Marital Status, (Legal) Source of Income, Sexual Orientation (includes Gender Identity)

For a list of protected classes by jurisdiction in Oregon and SW Washington, visit <http://FHCO.org/brochures.htm>)

Is Housing Discrimination Still a Problem Today?

Many believe that discrimination is a thing of the past and, certainly, much of the blatant discrimination has disappeared.. However, each year the nonprofit Fair Housing Council of Oregon (FHCO) discrimination hotline continues to receive thousands of calls. According to studies conducted by HUD and the National Fair Housing Alliance, many more are unaware that they may be victims.

These national studies reveal that African Americans continue to be discriminated against in one out of every four transactions. Latinos and Asian Americans fare only slightly better: one out of every five transactions. Native Americans and individuals with disabilities experience discrimination in one out of every two transactions (www.HUD.gov. Keyword HDS2000).

Here in Oregon, the largest numbers of complaints involve discrimination against individuals with disabilities and against families with children. Over 50% of Oregonians surveyed believe landlords can legally refuse to rent to families with children. This has been illegal since 1988; the only exception is qualified senior communities. There is also substantial confusion over what qualifies as a disability and how landlords should handle requests for accommodations by disabled renters.

Because discrimination continues and there is still a lack of knowledge about fair housing laws by both housing consumers and providers, FHCO actively provides

information on fair housing law and responds to complaints of illegal housing discrimination throughout Oregon and SW Washington.

Fair housing laws continue to evolve over time. In 1968, the original Fair Housing Act protected against discrimination based on race, color, national origin and religion. Sex was added six years later, and families with children and people with disabilities became protected in 1988. The state of Oregon passed protections based on marital status and source of income. In January of this year, Oregon added a new protected class, sexual orientation. The number of protected classes continues to evolve. For example, the city of Seattle protects against discrimination based on political belief, something to think about in this political season.

Why does this matter?

We all belong to several protected classes. Each of us has a sex, a race and a religion (or not), for example. We all have the right to choose where we live, and to enjoy our housing without regard for protected class status. The bottom line is ***fair housing applies to everyone and running afoul of the law harms individuals, families and society.***

Unfortunately, one out of every ten Oregonians believes he/she has been a victim of illegal housing discrimination. Be sure you understand your rights and responsibilities under the law!

To learn more about your rights and responsibilities under fair housing laws, contact FHCO at (503) 223-8197 or (800) 424-3247 (TTY). Or visit our web site, www.fhco.org. FHCO also provides trainings for both housing consumers and providers. To schedule a training, contact Diane Hess at (503) 412-6000, dhess@fhco.org. Housing providers interested in free advertising in the Portland/Vancouver housing market can also contact FHCO to learn about

HousingConnections.org. For details, contact Jayme Rabenberg at (503) 453-0926 or jrabenberg@fhco.org

POSTINGS ON WEB SITE

The newly revised, December 2007 version, of the Grant Management Handbook is posted on the OECDD web site at:

<http://econ.oregon.gov/ECDD/CD/CDBG2007handbook.shtml>

The 2008 Amended Method of Distribution, dated February 14, 2008, is posted on the OECDD website at:

<http://econ.oregon.gov/ECDD/CD/index.shtml>
(under Current Topics)

The 2008 Applicants, Grant Management and Labor Standards power point presentations are posted on the OECDD web site at:

<http://econ.oregon.gov/ECDD/CD/index.shtml>

HUD Updated Family Size Income Limits for 2008

On February 13, 2008, HUD issued the updated low and moderate-income limits for 2008. The new limits are included in the 2008 Amended Method of Distribution and are contained within this newsletter for reference. The updated income limits apply to every CDBG grant recipient that is tracking national objective compliance (Limited clientele community facility projects, microenterprise projects, housing rehabilitation projects, housing center projects, and economic development revolving loan fund projects) by collecting family size and income information from the clientele, so that they may have the updated limits for their use.

2008 Low and Moderate Income Limits Effective February 13, 2008

County	Median Family Income estimate for 2008	Income Level Note 1	Income Limits by Family Size							
			1-Person Family	2-Person Family	3-Person Family	4-Person Family	5-Person Family	6-Person Family	7-Person Family	8-Person Family
Baker	\$43,400	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Benton Note 2	\$68,000	Low	\$23,850	\$27,250	\$30,650	\$34,050	\$36,750	\$39,500	\$42,200	\$44,950
		Moderate	\$38,150	\$43,600	\$49,050	\$54,500	\$58,850	\$63,200	\$67,600	\$71,950
Clatsop	\$53,600	Low	\$18,850	\$21,550	\$24,250	\$26,950	\$29,100	\$31,250	\$33,400	\$35,550
		Moderate	\$30,150	\$34,500	\$38,800	\$43,100	\$46,550	\$50,000	\$53,450	\$56,900
Columbia Note 3	\$67,500	Low	\$23,750	\$27,150	\$30,550	\$33,950	\$36,650	\$39,400	\$42,100	\$44,800
		Moderate	\$38,000	\$43,450	\$48,900	\$54,300	\$58,650	\$63,000	\$67,350	\$71,700
Coos	\$45,400	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Crook	\$49,200	Low	\$17,300	\$19,750	\$22,250	\$24,700	\$26,700	\$28,650	\$30,650	\$32,600
		Moderate	\$27,650	\$31,600	\$35,550	\$39,500	\$42,650	\$45,800	\$49,000	\$52,150
Curry	\$43,100	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Deschutes	\$58,200	Low	\$20,600	\$23,500	\$26,450	\$29,400	\$31,750	\$34,100	\$36,450	\$38,800
		Moderate	\$32,950	\$37,650	\$42,350	\$47,050	\$50,800	\$54,600	\$58,350	\$62,100
Douglas	\$48,400	Low	\$16,950	\$19,350	\$21,800	\$24,200	\$26,150	\$28,050	\$30,000	\$31,950
		Moderate	\$27,100	\$30,950	\$34,850	\$38,700	\$41,800	\$44,900	\$48,000	\$51,100
Gilliam	\$50,200	Low	\$17,550	\$20,100	\$22,600	\$25,100	\$27,100	\$29,100	\$31,100	\$33,150
		Moderate	\$28,100	\$32,100	\$36,150	\$40,150	\$43,350	\$46,550	\$49,800	\$53,000
Grant	\$44,700	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Harney	\$44,700	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Hood River	\$49,900	Low	\$17,700	\$20,250	\$22,750	\$25,300	\$27,300	\$29,350	\$31,350	\$33,400
		Moderate	\$28,350	\$32,400	\$36,450	\$40,500	\$43,750	\$47,000	\$50,200	\$53,450
Jackson Note 2	\$50,500	Low	\$18,500	\$21,150	\$23,800	\$26,450	\$28,550	\$30,700	\$32,800	\$34,900
		Moderate	\$29,600	\$33,850	\$38,050	\$42,300	\$45,700	\$49,050	\$52,450	\$55,850
Jefferson	\$47,000	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Josephine	\$47,900	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Klamath	\$47,000	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000

Lake	\$43,400	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Lane Note 2	\$55,500	Low	\$19,450	\$22,200	\$25,000	\$27,750	\$29,950	\$32,200	\$34,400	\$36,650
		Moderate	\$31,100	\$35,500	\$39,950	\$44,400	\$47,950	\$51,500	\$55,050	\$58,600
Lincoln	\$47,500	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Linn	\$53,100	Low	\$18,700	\$21,350	\$24,050	\$26,700	\$28,850	\$30,950	\$33,100	\$35,250
		Moderate	\$29,900	\$34,150	\$38,450	\$42,700	\$46,100	\$49,550	\$52,950	\$56,350
Malheur	\$43,000	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Marion Note 3	\$56,200	Low	\$19,900	\$22,700	\$25,550	\$28,400	\$30,650	\$32,950	\$35,200	\$37,500
		Moderate	\$31,800	\$36,350	\$40,900	\$45,450	\$49,100	\$52,700	\$56,350	\$60,000
Morrow	\$49,400	Low	\$17,300	\$19,750	\$22,250	\$24,700	\$26,700	\$28,650	\$30,650	\$32,600
		Moderate	\$27,650	\$31,600	\$35,550	\$39,500	\$42,650	\$45,800	\$49,000	\$52,150
Polk Note 3	\$56,200	Low	\$19,900	\$22,700	\$25,550	\$28,400	\$30,650	\$32,950	\$35,200	\$37,500
		Moderate	\$31,800	\$36,350	\$40,900	\$45,450	\$49,100	\$52,700	\$56,350	\$60,000
Sherman	\$53,000	Low	\$18,550	\$21,200	\$23,850	\$26,500	\$28,600	\$30,750	\$32,850	\$35,000
		Moderate	\$29,700	\$33,900	\$38,150	\$42,400	\$45,800	\$49,200	\$52,600	\$55,950
Tillamook	\$48,800	Low	\$17,150	\$19,600	\$22,050	\$24,500	\$26,450	\$28,400	\$30,400	\$32,350
		Moderate	\$27,450	\$31,350	\$35,300	\$39,200	\$42,350	\$45,450	\$48,600	\$51,750
Tillamook	\$52,000	Low	\$18,200	\$20,800	\$23,400	\$26,000	\$28,100	\$30,150	\$32,250	\$34,300
		Moderate	\$29,100	\$33,300	\$37,450	\$41,600	\$44,950	\$48,250	\$51,600	\$54,900
Union	\$48,900	Low	\$17,250	\$19,700	\$22,200	\$24,650	\$26,600	\$28,600	\$30,550	\$32,550
		Moderate	\$27,600	\$31,550	\$35,500	\$39,450	\$42,600	\$45,750	\$48,900	\$52,050
Wallowa	\$46,200	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Wasco	\$51,000	Low	\$18,150	\$20,700	\$23,300	\$25,900	\$27,950	\$30,050	\$32,100	\$34,200
		Moderate	\$29,000	\$33,150	\$37,300	\$41,450	\$44,750	\$48,100	\$51,400	\$54,700
Wheeler	\$40,700	Low	\$16,900	\$19,300	\$21,750	\$24,150	\$26,100	\$28,000	\$29,950	\$31,900
		Moderate	\$27,050	\$30,900	\$34,800	\$38,650	\$41,750	\$44,850	\$47,950	\$51,000
Wamhill Note 3	\$67,500	Low	\$23,750	\$27,150	\$30,550	\$33,950	\$36,650	\$39,400	\$42,100	\$44,800
		Moderate	\$38,000	\$43,450	\$48,900	\$54,300	\$58,650	\$63,000	\$67,350	\$71,700

Note 1: “Low Income” and “Moderate Income” are defined in the federal Housing and Community Development Act of 1974, as amended. A Low-Income person is a member of a family with a gross income of no more than 50 percent of the area median income. A Moderate-Income person is a member of a family with a gross income of no more than 80 percent of the area median income. The “area” is either the county or the non-metropolitan portion of the state, whichever has the higher median income. The 2008 estimated median family income for non-metropolitan counties in Oregon is \$58,700.

Note 2: Benton County, Lane County, and Jackson County are part of a Metropolitan Statistical Area (MSA). The income limits for an entire county are based upon the median family income for the MSA, even though the specific MSA area is ineligible to apply to the state-administered Community Development Block Grant program, for example, Corvallis in Benton County, Eugene-Springfield in Lane County, and Medford-Ashland in Jackson County.

Note 3: This County is part of a Primary Metropolitan Statistical Area (PMSA). The income limits are based on the median family income for the entire PMSA including local governments that are not eligible for the state-administered CDBG program. For example, the median family income and income limits for Columbia and Yamhill counties are the same as those for the City of Portland, Clackamas County, Multnomah County, and Washington County. Those of Marion and Polk Counties are the same as Salem PMSA.

Source: U.S. Department of Housing and Urban Development (HUD)

Need more information about the program?

Check out the CDBG information on OECDD's website: <http://econ.oregon.gov/ECDD/CD/index.shtml> or call the department's Regional Coordinator for your area.

Oregon Economic & Community Development Department Staff				
(All categories, except Regional Housing Rehabilitation and Regional Housing Centers, see OHCS table for contact information about these categories.)				
Region	Counties	Coordinator	E-mail	Phone
Northwest Region	Clackamas, Columbia, Multnomah and Washington (<i>non-entitlement areas only</i>)	Janet Hillock	janet.a.hillock@state.or.us	503-229-5222
	Clatsop and Tillamook	Vicki Goodman	vicki.goodman@state.or.us	503-842-4045
Valley/Mid Coast	Marion, Yamhill	Michelle Billberry	michelle.billberry@state.or.us	503-986-0142
	Benton, Lincoln, Linn	Louise Birk	louise.r.birk@state.or.us	503-986-0130
	Lane, Polk	Jim Zelenka	jim.zelenka@state.or.us	503-986-0067
Southwest Region	Coos, Curry, North Douglas	Becky Bryant	becky.a.bryant@state.or.us	503-986-0096
	South Douglas, Jackson, Josephine	Fumi Schaadt	fumi.schaadt@state.or.us	503-986-0027
Central Region	Gilliam, Sherman, Wasco, Wheeler (Hood River)– Microenterprise projects statewide	Beverly Kupperman	beverly.kupperman@state.or.us	503-986-0133
	Crook, Deschutes, Jefferson, Klamath, Lake	Mike Solt	mike.solt@state.or.us	541-388-6201
Eastern Region	Baker, Grant, Harney, Malheur	Gary Viehdorfer	gary.w.viehdorfer@state.or.us	503-986-0099
	Hood River, Morrow, Umatilla, Union, Wallowa	Del Little	del.l.little@state.or.us	503-986-0261
Program and Policy Coordinators	Statewide non-entitlement areas	Mary Baker	mary.a.baker@state.or.us	541-779-9685
		Christine Valentine	christine.valentine@state.or.us	503-986-0132
Community Development Division Manager	Statewide non-entitlement areas	Ann Hanus	ann.hanus@state.or.us	503-986-0135

Oregon Housing and Community Services (OHCS) Staff				
Program	Counties	Coordinator	E-mail	Phone
Regional Housing Rehabilitation	Statewide non-entitlement areas	Ernest Kirchner	ernest.kirchner@state.or.us	503-986-2136
Regional Housing Centers		Julie Marshall	Julie.marshall@state.or.us	503-986-2090
Single-Family Programs Manager	Statewide	Dona Lanterman	dona.lanterman@state.or.us	503-986-2120