

Consolidated Annual Performance and Evaluation Report CAPER

THE CITY OF SHARON'S COMMUNITY DEVELOPMENT BLOCK GRANT
PROGRAM (CDBG PROGRAM) ANNUAL REPORT FOR PROGRAM YEAR
FROM OCTOBER 1, 2024 – SEPTEMBER 30, 2025

CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

This is the City's fifth and final year of the 2020-2024 Five-Year Consolidated Plan of the Community Development Block Grant Program (CDBG Program), designed to address the housing and non-housing needs of City residents. This year's Consolidated Annual Performance and Evaluation Report (CAPER) reports on the actions and achievements the City accomplished in CDBG Program Year 2024. The CDBG Program and activities outlined in this Program 2024 CAPER principally benefited low- and moderate-income persons and funding was targeted to neighborhoods where there is the highest percentage of low- and moderate-income residents and was administered by the City of Sharon's Community Development Office. Note that manual updates have been made to this CAPER to correct the population of Sharon to reflect 13,147. This figure was ascertained from American Community Survey (ACS) 2016-2020 data, which is the dataset that will be reflected upon for the entirety of this report, per CPD notice 24-04.

The CAPER for the City of Sharon's 2024 Annual Action Plan includes the City's CDBG Program and outlines which activities the City undertook during the program year beginning October 1, 2024, and ending September 30, 2025.

The City continues to prioritize demolition and clearance projects in concurrence with housing rehabilitation projects. Due to the increased financial contribution to complete demolition and clearances, the City has completed 493 demolition and clearances since 2019. From October 2024 to Sept 2025, Lots to Love transferred 23 properties to homeowners that are part of the Side Lot program, which brings the total number transferred to 141 properties since the program's inception.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
AM-1	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development Economic Development	CDBG: \$	Other	Other	5	5	100.00%	13109	13109	100.00%
CD-1	Non-Housing Community Development	CDBG: \$	Buildings Demolished	Buildings	85	448	527.06%	15	42	280.00%
CD-2	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	65545	28585	43.61%	13109	0	0.00%
CD-3	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	65545	615	0.94%			
CD-4	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	18550	23369	125.98%			

CD-5	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	200	15629	7,814.50%	3710	2520	67.92%
CD-5	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	20	0	0.00%			
ED-1	Economic Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	5		5	5	100.00%
ED-1	Economic Development	CDBG: \$	Businesses assisted	Businesses Assisted	10	4	40.00%			
ED-2	Economic Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	25	376	1,504.00%	0	208	
ED-2	Economic Development	CDBG: \$	Facade treatment/business building rehabilitation	Business	0	3		0	3	
ED-2	Economic Development	CDBG: \$	Businesses assisted	Businesses Assisted	25	5	20.00%	5	4	80.00%
ED-2	Economic Development	CDBG: \$	Other	Other	15	17	113.33%			
HS-1	Affordable Housing	CDBG: \$	Homeowner Housing Rehabilitated	Household Housing Unit	60	67	111.67%	10	16	160.00%
HS-2	Affordable Housing	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	100	85	85.00%	0	40	
HS-2	Affordable Housing	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	9	45.00%			

HS-2	Affordable Housing	CDBG: \$	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	2600	6581	253.12%	520	3011	579.04%
HS-3	Affordable Housing	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	11	55.00%			
HS-4	Affordable Housing	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	9	45.00%			
SN-1	Non-Homeless Special Needs	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	9	45.00%			
SN-2	Affordable Housing Non-Housing Community Development	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	20	11	55.00%			
SN-3	Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	10000	39695	396.95%	13109	27061	206.43%

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan,

giving special attention to the highest priority activities identified.

Please review Attachment 1 for a detailed overview of Goals and Accomplishments.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	CDBG
White	149
Black or African American	104
Asian	0
American Indian or American Native	0
Native Hawaiian or Other Pacific Islander	0
Total	253
Hispanic	5
Not Hispanic	228

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

Beneficiary Data includes all thirteen (13) Housing Rehab Program beneficiaries and public service activities (Tenant and Landlord Counseling, Housing Counseling, CAPMC - Acquisition of Real Property).

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	878,136	601,170

Table 3 - Resources Made Available

Narrative

During October 1, 2024 through September 30, 2025, Sharon had \$878,136.93 available for spending. For the CDBG PY 2024 Program Year, the City of Sharon received the below amounts in Federal Entitlement Grants, totaling \$614,128.00.

- 2024 CDBG Allocation - \$554,128.00
- 2023 CDBG Program Income - allocated \$60,000; received \$98,362.87.

There was approximately \$276,966.04. remaining from prior year funds.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Citywide	100	100	Geographic Area

Table 4 – Identify the geographic distribution and location of investments

Narrative

The City of Sharon allocates its CDBG funds based on activities that principally benefit low- and moderate-income persons. As reported in the PR26 Financial Summary Report, the City had a low/mod benefit ratio of 78.87% of its funds, which principally benefited low- and moderate-income persons during this CAPER period. The following criteria were met:

- The public services activities were for social service organizations whose clientele had a low income or in certain cases, a limited type of clientele with a presumed low- and moderate-income status.

The Activities/Projects under the 2024 CDBG Program Year were located in areas with the highest percentage of low- to moderate-income persons and those block groups with a percentage of minority persons above the average for the City of Sharon.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The City continued to leverage additional resources: CDBG funding is utilized to pay for the Code Director. CDBG funding is leverage by the City's budget, which funded an additional four full-time employees. Due to State funding delays, the senior citizen position employed via the Pathstone Senior Community Service Employment Program has been vacated. The position offers profession development opportunities to seniors, while the partner organization pays the employees an hourly rate.

Both the Code and Community Development Department benefit from an ongoing program in partnership with Mercer County IPP, in which individuals can do community service within the city, as retribution for misdemeanors. Partnering the community service volunteers with the Sharon Beautification Commission, there were about 40 volunteer days that were organized with approximately 10 people at each event; we estimate approximately 1,600 volunteer hours of service towards blight remediation efforts. The largest event was the Earth Day Cleanup in April. These events are supplemented by Monday Night Worknights and various other events throughout the year.

As of Sept 30 2025, 141 Properties have been transferred to homeowners, which will generate a total of \$19,725.23 in taxes for city, county and school. Four more properties are ready to be prepared and transferred in Oct 2025, which will bring the total to 145 transferred. Twenty-three properties were requested for Judicial Sale and 2 properties were purchased at the September Sale while 3 of the 4 were acquired at the April sale, 6 of 7 were acquired for the July sale, and waiting for 14 to be scheduled. L2L has another 21 residents interested in properties. In addition to the side lot properties, 19 properties have been or continued to be adopted and are being revitalized with projects and/or maintained and used as community gathering spaces for picnics and such. Continuing adopters include Studio 83, Mercer County Food Bank, Covenant Church, Oakland Ave Methodist Church, and 1st Presbyterian. One lot that was adopted and had a Memorial Garden installed on it was purchased by the adopter.

The city completed 42 scattered-site demolitions during the 2024 CDBG Program Year. All CDBG-funded demolitions occurred in LMI areas. The projects included in this report are 25-01 and other separate contracts.

The Sharon Community Development Corporation's executive director and community and economic development manager continued to work with the City to implement various projects. The SCDC is continuing to implement a façade improvement program in the upcoming

year as well as working with the city on economic development projects and other various projects in the city.

The City of Sharon did not acquire or improve any publicly owned land using CDBG funds that were available for sale during the reporting period.

There is not a match requirement for the City's CDBG Program. The City of Sharon does not receive an entitlement grant under the HOME or ESG programs.

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	13	0
Number of Special-Needs households to be provided affordable housing units	0	0
Total	13	0

Table 5 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	13	0
Number of households supported through Acquisition of Existing Units	0	0
Total	13	0

Table 6 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The City of Sharon uses CDBG funds through its direct entitlement grant to support HUD's mission is to provide quality, affordable homes for all. The housing HUD ensures and funds must be decent, safe, sanitary, and in good repair. The City's Community Development Department is responsible for the administration, management, and oversight of affordable housing activities. The Con Plan goals anticipated assistance to 20 homes in 2020 and 10 homes for the remaining four (4) years of the plan. The City met its goal by completing 13 existing units in PY 2024.

Per guidance from the CR-20 Section of the eCon Planning Suite Desk Guide (p. 266), in this CAPER (which started in the 2022 PY CAPER), the City of Sharon is reporting all rehabilitation projects that were completed during the program year for the purposes of CAPER compliance.

As demonstrated in the PY 2024 PR23, there were thirteen (13) completed projects:

1. Rehab/Sundy/838 Saunders Ave (contracted PY 2023)
2. Rehab/Root/830 Prindle St (contracted PY 2023)
3. Rehab/Malloy/377 Cedar Ave
4. Rehab/Reeher/570 N Oakland Ave (including radon mitigation project)
5. Rehab/Theiss/91 Jefferson Ave
6. Rehab/Byers/485 Ellsworth St
7. Rehab/Scott/1200 Griswold St
8. Rehab/Brown/428 Andrew St (including radon mitigation project)
9. Rehab/Correa & Rosario/594 Prindle St
10. Rehab/O'Donnell/548 S Oakland Ave
11. Rehab/Alston/394 Delaware St
12. Rehab/Southerland/740 Wengler Ave
13. Rehab/Susko/498 Hull St
14. Rehab/Santiago/402 Meek St (*pending completion PY 2025 – will report PY 2025*) (radon mitigation project completed PY 2024)

In prior year CAPERs, projects were reported by the program year in which contracts were signed, not when work was completed. For internal reporting purposes and for clarification regarding previous year CAPERs, the City would like to record all projects with contract signings in Q4 2024- Q3 2025 for the quarterly Minor Rehabilitation and Roof Repair programs.

All projects contracted in the program year are listed on the PR02 report. The PR03 report denotes project drawdowns within the reporting period, which account for 13 rehab projects.

Of the 13 rehab projects, two (2) were contracted in PY 2023 and completed in PY 2024 (see above).

There are two (2) rehab projects that were contracted in previous program years and remain open - Rehab/Porterfield/472 Curtis St and Rehab/Santiago/402 Meek St.

Discuss how these outcomes will impact future annual action plans.

The City of Sharon will continue to prioritize CDBG funding for owner-occupied housing. It is the City's goal to provide decent, safe, sound, and affordable housing for its low- and moderate-income residents. The City's primary effort to support affordable housing is through its Housing Rehabilitation Program. The Roof Repair Program was added during the 2020 program year, with the roof repair projects being majority of the jobs.

Current Program Overview

The Minor Rehabilitation Program is a payment loan program. The interested rate is determined based upon the family income and is a 60-month term. The maximum allocation of the grant is \$5,000.

The Roof Repair Program provides up to \$15,000. The recipient is eligible for a \$5,000 loan with the same terms as the Minor Rehabilitation Program; the homeowner is eligible for a grant up to \$10,000 to complete the work.

Program History

In 2019, the City only operated a Minor Repair Program, a change from previous years in which a Full Housing Rehabilitation Program and Emergency Rehabilitation Program were offered.

Upon assessment of the previously existing programs, in 2019 the Minor Rehabilitation Program was established to provide more people with small renovation projects, instead of funding only a handful of full housing rehabilitations. The City did not receive DCED HOME funds in 2019, and the CDBG funding would only support approximately two full rehabilitations.

In previous years, the City had provided funding for emergency rehabilitations on a rolling basis. Operating a program on a rolling-basis created an administrative burden on Sharon's limited staff; therefore, the program was altered to support Minor Rehabilitations on a quarterly basis. Program funds are still able to be dispersed in a timely fashion, but the clear deadlines allow for better articulated program management.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	2	0
Low-income	8	0
Moderate-income	3	0
Total	13	0

Table 7 – Number of Households Served

Narrative Information

Prioritization of Housing Rehabilitation

The City of Sharon will continue to prioritize Housing Rehabilitation programs, as the need for safe and quality housing persists. Jennifer McCreary is the Housing Rehabilitation Specialist; her certifications and skill allow us to maintain operations of the program.

Support for Worst-Case Housing Needs

The City does not have the funding nor capacity to implement direct programs to support worst-case housing needs and services to individuals with disabilities; however, strong working relationships with social service providers throughout the County allow us to facilitate the connections and offer resources to those in need.

The City does not directly service individuals experiencing worst-case housing needs, but works closely with local social service providers and facilitates personal referrals for these residents. The Code Enforcement Office oftentimes encounters families that are living in substandard housing, and through

the social-service network, we make sure all families are assisted in relocation.

In instances of involuntary displacement, we work together as a community to provide emergency shelter. Joshua's Haven is the only shelter in the area, which offers beds to males only. When families are displaced, we depend upon local networks to assist, and typically families will stay in a hotel until permanent or semi-permanent housing is established.

Support for Individuals with Disabilities

The City maintains a Section 504 Plan and the Community Development Block Grant Program Manager serves as the designated local Section 504 Officer. In PY 2024, no complaints were filed.

The City has strong working relationships with Whole Life Services and The Arc of Mercer County (MCAR), two local agencies that provide housing to individuals with developmental and physical disabilities. The City has served as an advocate for these residential homes that provide shelter to this clientele, as there have been situations in which neighbors file complaints against such homes.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of Sharon is a member of the Western PA Continuum of Care and is governed by the Northwest RHAB. In 2015, the Northwest and Southwest CoCs joined to form the Western Pennsylvania Continuum of Care. The Western PA CoC is comprised of 20 counties organized geographically into two Regional Homelessness Advisory Boards (RHABs). The RHAB is comprised of the following counties in Northwest Pennsylvania: Crawford; Warren; McKean; Potter; Mercer; Venango; Forest; Elk; Cameron; Lawrence; Clarion; Jefferson; and Clearfield.

Each year, a Point-in-Time (PIT) count is conducted, which is a count of sheltered and unsheltered people experiencing homelessness on a single night in January. HUD requires that Continuums of Care conduct an annual count of people experiencing homelessness who are sheltered in emergency shelter, transitional housing, and Safe Havens on a single night. Continuums of Care also must conduct a count of unsheltered people experiencing homelessness every other year (odd numbered years). Each count is planned, coordinated, and carried out locally. The Housing Inventory Count (HIC) is a point-in-time inventory of provider programs within a Continuum of Care that provide beds and units dedicated to serve people experiencing homelessness, categorized by five Program Types: Emergency Shelter; Transitional Housing; Rapid Re-housing; Safe Haven; and Permanent Supportive Housing.

Data for the PIT count and HIC are submitted to HUD via the online data submission Homeless Data Exchange (HDX).

The Western PA CoC conducted a 2025 PIT Count on January 27, 2025. The CoC conducted trainings for volunteers and coordinators, including health and safety precautions.

The methods for conducting the unsheltered count utilized by CoC members:

1. Public places with interviews on PIT night: Standardized Interview Forms were used in interviewing households to collect/record data.
2. Public places count: During count, if a family/person was sleeping, not willing to be interviewed or safely reached, details about their household size, gender, estimated age, location, clothes, and appearance were recorded on the Interview Form.
3. Service-based count: Some counties within the CoC have moved to a service-based count. This includes conducting interviews at soup kitchens, day centers, food pantries, health clinic, etc. Some counties conducted the service-based count in combination with the public places count.

Additionally, there is currently an active Advocates4Change Youth Action Board (YAB) comprised of young people who outreach and support homeless youth.

To address homelessness on a more local level, the City supports the Mercer County Housing Coalition. The Coalition consists of over two dozen representatives from agencies striving to assist the homeless and those at risk of homelessness.

Addressing the emergency shelter and transitional housing needs of homeless persons

There is a men's shelter located in Sharon. Joshua's Haven City Mission provides on-site temporary, emergency shelter for homeless men in the community. Once they have met all clearances they are offered a clean, safe environment where they can sleep, take a shower, get a hot meal, and take advantage of supportive and spiritual services at the mission. Men's Ministry Staff and Resident Assistants are on site during all the hours of operation.

There is a need for emergency shelter for families and women. There is no shelter in Mercer County for those groups of people. There is a need for transitional housing for men, women, and families, where the transitional housing will lead to permanent housing that is affordable.

Most shelters have case management staff who assist homeless persons (including chronically homeless individuals and families, families with children, veterans and their families) to make the transition to permanent housing. During their shelter stays, homeless heads of households are assisted to increase their income, either through employment or through referral to state and federal government agencies to access supplemental income to address their disabilities. They are referred for mainstream benefits such as Medicaid, food stamps, veteran health benefits, etc. Case management staff refer the disabled, homeless individuals and families to permanent supportive housing programs. Veterans and their families are referred to newly funded supportive services for veteran families programs and to the HUD VASH voucher program. For homeless individuals and families who do not meet the criteria for these supportive housing programs, shelter staff assist their guests with money management, savings programs and often allow them to stay longer if they are making progress with the goal of obtaining permanent housing. Shelter case management staff assist guests in locating suitable housing that they can sustain upon discharge.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

DCED is supportive of the Housing First approach to ending homelessness that centers on providing people experiencing homelessness with housing as quickly as possible and then providing services as needed. This approach has the benefit of being consistent with what most people experiencing homelessness want and seek help to achieve. Housing First programs share critical elements: A focus on helping individuals and families access and sustain permanent rental housing as quickly as possible without time limits; a variety of services delivered to promote housing stability and individual well-being on an as-needed basis; and a standard lease agreement to housing, as opposed to mandated therapy or services compliance.

The CoC is working to increase the supply of permanent supportive housing options, as well as independent living opportunities. Ultimately funding is a limitation to the number of additional housing

units that could be created. The CoC continues to provide supportive services to those that find permanent housing. From experience, the CoC has found that continued assistance to those that were once homeless is the most effective way to stop individuals and families from returning to homelessness.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The Western PA CoC Five-Year Strategic Plan (June 29th, 2017) outlined ambitious goals to stimulate the work toward ending homelessness in our region. This plan embraces bold goals and describes various concrete strategies for achieving these goals, which include reducing and ending homelessness among various subpopulations. To achieve plan goals, the CoC has identified the several strategies to pursue, including:

- Expand affordable housing resources
- Increase leadership, collaboration & civic engagement
- Improve economic security and increase income
- Expand & align resources
- Retool & strengthen the homelessness assistance system
- Improve capacity for data collection & analysis

The Strategic Plan includes action steps for each of these strategies to help guide the work of the CoC. There was an update in June 2019 that the CoC has made significant achievements using the strength of its partnerships.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

The Mercer County Housing Authority is the lead agency providing public housing assistance and Housing Choice Voucher Program (formerly Section 8) in the City of Sharon. The goals of the City and MCHA are complementary. MCHA helps people with low incomes rent apartments they can afford. In most cases, they pay no more than 30 percent of their household's monthly income for rent and utilities. The majority of MCHA's affordable housing complexes are in the City of Sharon. There have been no changes in the number of housing units. The following units are offered:

- Rental Assistance Demonstration (RAD) – 272 total units
- G. J. Vermeire Manor (70 units)
- Fornelli Manor (4 units)
- Malleable Heights (86 units)
- Mesabi Street Apartments (50 units)
- McDowell Manor (50 units)
- Silver Street (6 units)
- North Street (6 units)
- Pine Hollow Village (38 units)
- L. DeWitt Boosel Estates Apartment (20 units)
- Public Housing (1 Building) - 38 family units
- NSP 1 Housing (1 Building) - 20 elderly units

MCHA continues to work on ongoing renovations to all the units. Kitchens and bathroom total renovations at Lavigne Manor, Pine Hollow, back patios with gates, new lighting numbers, windows and awning, new flooring being installed on all vacant units using the click vinyl flooring. There was a total renovation to 101 Euclid Ave house with three newly remodeled apartments, 77 Euclid Ave duplex has new doors, windows, fire escape, back porch, Malleable Heights got new roofs, and they just put out to bid renovations for kitchens and bathrooms. Mesabi Street had total renovations of the kitchens and bathrooms.

Actions taken to encourage public housing residents to become more involved in management and participate in homeownership

MCHA encourages residents of its public housing units to organize community residents' groups to become more involved in housing management. MCHA publishes a quarterly newsletter that keeps residents informed of various events and activities specific to residents. MCHA staffs a Resident Services Department that offers programs to encourage self-sufficiency, improve quality of life, and encourage healthy communities. The following is a list of some of the services offered through the MCHA: After-school and Summer Programs (school-aged children); Pre-K playgroup (ages 3-5); Job board for resident employment opportunities; Community Events and Resource Fairs; Resume writing assistance; Health & Fitness Programs; Youth Programs; Use of on-site computer lab, copier, and fax machine; Financial literacy classes; and Referrals to community resources. In addition, MCHA promotes and provides

information and technical assistance to residents concerning Section 3 opportunities. Part of MCHA's PHA Plan is to be more proactive when it comes to letting the residents know what their options are and what violations can be addressed to prevent termination of the lease. This will help with keeping the units filled and bring down the amount of turnover. During the program year 2021, MCHA offered free Covid-19 test packets and free computer tablet with 24gb of free data per month to residents. They also partnered with Spectrum to offer lower-priced cable rates to Vermiere Manor residents. Additionally, they purchased a mobile unit to perform recertifications at sites where residents cannot come to the MCHA officer or they lack transportation.

Actions taken to provide assistance to troubled PHAs

The Mercer County Housing Authority was not classified as "troubled" by HUD and was performing satisfactorily according to HUD guidelines and standards. Therefore, no assistance was needed to improve operations of this Public Housing Authority.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken 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. 91.220 (j); 91.320 (i)

The City has previously monitored and reviewed public policies for discriminatory practices and/or negative impacts on housing availability and affordability. During this CAPER period, the City did not make any changes to its public policies. The City continues to recognize the need to provide owner-occupied housing assistance to income eligible households. The City intends to continue to fund its owner-occupied housing program as a major component of the CDBG program. The City is in the process of adopting their comprehensive plan, including an update to the current zoning ordinance. During this time period, reviewing any barriers to affordable housing will be a factor when completing this plan.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

During this CAPER period, the City continued to work towards addressing the obstacles to meeting the underserved needs in the City. The following obstacles were identified as problems facing the underserved population.

- Ongoing meeting with community stakeholders to ensure our citizens are receiving assistance as needed due to the impacts of the pandemic
- Continue to provide financial assistance for housing rehabilitation
- Continue to provide funding for public service activities
- Continue to provide public facility improvement

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The City of Sharon complied with Title 24 Part 35: Lead-Based Paint Poisoning Prevention in Certain Residential Structures (Current Rule) for its Housing Rehabilitation Program. The City of Sharon took the following actions regarding housing rehabilitation in order to meet the requirements of the new lead-based paint regulations:

- Applicants for rehabilitation funding received the required lead-based paint information and understood their responsibilities.
- Staff properly determined whether proposed projects were exempt from some or all lead-based paint requirements.
- The level of Federal rehabilitation assistance was properly calculated and the applicable lead-based paint requirements determined.
- Properly qualified personnel performed risk management, paint testing, lead hazard reduction, and clearance services when required.
- Required lead hazard reduction work and protective measures were incorporated into project rehabilitation specifications.

- Risk assessment, paint testing, lead hazard reduction, and clearance work were performed in accordance with the applicable projects.
 - Standards were established per 24 CFR Part 35, Subpart R.
 - Required notices regarding lead-based paint evaluation, presumption, and hazard reduction were provided to occupants and documented.
 - Program documents established the rental property owner's responsibility to perform and document ongoing lead-based paint maintenance activities, when applicable
 - Program staff monitored owner compliance with ongoing lead-based paint maintenance activities.
- During this CAPER period, zero (0) housing units were fully abated for lead-based paint in the City utilizing CDBG funds.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

Based on 2016-2020 ACS data, approximately 21.3% of the City of Sharon's residents lived in poverty, which is nearly double than the Commonwealth of Pennsylvania's poverty rate of 11.8%. The City's goal is to reduce the extent of poverty by actions the City can control and through work with other agencies and organizations.

During this CAPER period, the City expended CDBG funds on the following activities:

- Owner-Occupied Housing Rehabilitation: The City used CDBG funds to pay for housing rehabilitation of owner-occupied housing units to ensure decent, safe, and sanitary housing for income eligible low- and moderate-income homeowners.
- Shenango Valley Shuttle Service: Funds from this activity were used to pay for free transportation for senior citizens and reduced fare for unemployed and disabled.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

The City of Sharon Department of Community Development coordinated activities among the public and private agencies and organizations in the City. This coordination ensured that the goals and objectives outlined in the FY 2020-2024 Five Year Consolidated Plan were addressed by more than one agency. The staff of the Department of Community Development facilitated and coordinated the linkage between these public and private partnerships, as well as developed new partnership opportunities in the City. The coordination and collaboration between agencies was important to ensure that the needs of the residents of Sharon were addressed. The main agencies that were involved in the implementation of the Plan, as well as additional financial resources that were available consisted of the following:

Public Agencies:

- City of Sharon Office of Community Development – was responsible for administration of the CDBG program.
- Mercer County Housing Authority – was responsible for administering Housing Choice Vouchers and public housing units.

Non-Profit Agencies:

There were several non-profit agencies that served low-income households in the City. The City will continue to collaborate with these agencies. Our most notable partner within the non-profit sector is

Community Action Partnership of Mercer County, who is assisting with blight remediation efforts.

Private Sector:

The City networked with a number of private citizens and businesses to involve them in the community and housing development process. The City will continue to engage this sector of the community to meet the needs of the community. Citizens have been actively involved in revitalization efforts with the City. Examples include weekly neighborhood clean-ups hosted by the Sharon Beautification Commission and the Code Department (although the staff in charge of managing this program is a non-CDBG-funded employee), the Blight Task Force citizen group that is working in partnership with the City of Sharon to gather data to inform blight strategic planning, and the Sharon Community Development Corporation is a new community and economic development non-profit agency where their focus is continuing and expanding the economic development opportunities in the city.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

The City of Sharon is committed to continuing its participation and coordination with social service agencies, housing agencies, community and economic development agencies, county, federal, and state agencies, as well as with the private and non-profit sectors, to serve the needs of target income individuals and families in the City of Sharon.

Our Housing Rehabilitation Specialist Jennifer McCreary serves as a point person to connect citizens to resources if we are unable to assist. She regularly attends community meetings and maintains a resource list to provide direction to those in need of housing resources.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

Please refer to Attachment 2.

CR-40 - Monitoring 91.220 and 91.230

Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The City of Sharon is committed to continuing its participation and coordination with social service agencies, housing agencies, community and economic development agencies, county, federal, and state agencies, as well as with the private and non-profit sectors, to serve the needs of target income individuals and families in the City of Sharon.

With ongoing support from HUD's CPD staff, the P&P Manual is revised periodically to optimize management and to remain in compliance with 24 CFR Part 570 regulations.

A primary method in which the city monitors activities to ensure compliance with program regulations is initiated during the development of the Annual Action Plan. At this time, staff completes Project Review Sheets for all upcoming activities. The review sheets are imperative to set up activities that are in compliance with the program. The review sheets include mandatory regulatory requirements such as environmental review compliance, national objective and matrix code determination and accomplishment objectives. The accomplishment objectives allow staff to develop a benchmark for measurement; as projects are implemented this is reviewed periodically during program implementation. The review sheets were updated in 2022 to remove redundancy and be more efficient overall. For subrecipients, contracts are reviewed in detail with each subrecipient and modified accordingly, and each has a specific periodic reporting timeline that is articulated in the contract.

When projects are near completion, a review process is completed by the Community Development Department and Financial Director to ensure proper documentation and program compliance has been met, prior to issuing payment.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

The City of Sharon placed the CAPER document on public display for a period of 15 days beginning on October 15, 2025 through October 30, 2025.

Per the City's Citizen Participation Plan, the draft FY 2024 CAPER was on display at the following location in the City of Sharon:

City of Sharon Municipal Building, Department of Community and Economic Development, and

Shenango Valley Library.

Attachment 3 is a copy of the Display Notice that was published in The Herald the local newspaper of general circulation in the area, on October 15, 2025.

The City has not received any comments.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The City of Sharon has not made any changes to the FY 2020-2024 Five Year Consolidated Plan and its program objectives during this reporting period. There is still 2020 and 2021 projects that were not completed as expected.

Small Business Assistance/Economic Development for SCDC – The Sharon Community Development Cooperation continues to implement a façade improvement program for LMI businesses (2021)

There is still a few 2020 and 2021 projects that have remaining funds left to expend and the goal is for them to be completed by the next program year:

Employment Training - HopeCAT - eligible persons

The 2020 and 2021 Annual Action Plans had Substantial Amendments that were completed that included the following activities:

Project ID: 2020/6 - Reallocate the \$25,000.00 for Small Business Technical Assistance to new activity, Acquisition of Real Property.

Project ID: 2021/6 - Reallocate the \$17,437.90 Microenterprise Technical Assistance to new activity, Employment Training - Junior Achievement.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The City of Sharon has not made any changes to the FY 2020-2024 Five Year Consolidated Plan and its program objectives during this reporting period. There is still 2020 and 2021 projects that were not completed as expected.

Small Business Assistance/Economic Development for SCDC – The Sharon Community Development Cooperation continues to implement a façade improvement program for LMI businesses (2021) There is still a few 2020 and 2021 projects that have remaining funds left to expend and the goal is for them to be completed by the next program year:
Employment Training - HopeCAT - eligible persons

The 2020 and 2021 Annual Action Plans had Substantial Amendments that were completed that included the following activities:

Project ID: 2020/6 - Reallocate the \$25,000.00 for Small Business Technical Assistance to new activity, Acquisition of Real Property.

Project ID: 2021/6 - Reallocate the \$17,437.90 Microenterprise Technical Assistance to new activity, Employment Training - Junior Achievement.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	0	0	0	0	0
Total Labor Hours					
Total Section 3 Worker Hours					
Total Targeted Section 3 Worker Hours					

Table 8 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers					
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.					
Direct, on-the job training (including apprenticeships).					
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.					
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).					
Outreach efforts to identify and secure bids from Section 3 business concerns.					
Technical assistance to help Section 3 business concerns understand and bid on contracts.					
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.					
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.					
Held one or more job fairs.					
Provided or connected residents with supportive services that can provide direct services or referrals.					
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.					
Assisted residents with finding child care.					
Assisted residents to apply for, or attend community college or a four year educational institution.					
Assisted residents to apply for, or attend vocational/technical training.					
Assisted residents to obtain financial literacy training and/or coaching.					
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.					
Provided or connected residents with training on computer use or online technologies.					
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.					
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.					

Other.					
--------	--	--	--	--	--

Table 9 – Qualitative Efforts - Number of Activities by Program

Narrative

There were no public facility improvement projects completed during this program year.

Attachment

2024 CAPER Attachment 1_Accomplishments

Attachment 1

CR-05 - Goals and Outcomes

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

The City of Sharon supported administration of eight projects of the nine approved projects in Program Year 2024. There were seven projects from previous years completed and three projects from previous years that were administered.

Accomplished Activities

- General Administration – remaining funds outstanding
- Housing Rehabilitation - remaining funds outstanding
- Housing Rehabilitation Administration - remaining funds outstanding
- Shenango Valley Shuttle Service
- Clearance and Demolition
- Code Enforcement - remaining funds outstanding
- Lots to Love
- Employment Training – HopeCAT - remaining funds outstanding
- Employment Training – LTI
- Rehabilitation of Commercial/Industrial Property - remaining funds outstanding
- Sharon Business Technical Assistance/Non-Profit Capacity Building (PY 2020)
- Fair Housing Activities (PY 2020)
- Tenant and Landlord Counseling (PY 2020)
- Housing Counseling (PY 2020)
- Acquisition of Real Property (PY 2020)
- Small Business Assistance (Economic Development for Sharon Community Development Corporation (PY 2021) - remaining funds outstanding
- Employment Training – Junior Achievement (PY 2021)

Outstanding Activities

- Public Facility Improvements

Overview of Accomplished Activities

CDBG-CV

During this program year, the city expended \$25,129.99 towards technical assistance to for-profit businesses in Sharon. During this program year, three businesses have completed websites, which brings the total to sixteen businesses assisted. The remaining funds will continue to support technical assistance to for-profit businesses with plans in progress in the next program year. The city is working with businesses to assess their needs and support their business development.

Community Development Priority

Strategy: There is a need to improve the community facilities, infrastructure, public services, and the quality of life in the City of Sharon.

Goal: *CD-1 Remove and correct blight and slum conditions throughout the City; AI Goal 3.*

24-03 – Clearance and Demolition

The City completed 42 demolitions during the 2024 PY. All CDBG funded demolitions occurred in LMI areas. This included demolition round 25-01 and other separate contracts.

Goal: *CD-5 is to promote and encourage neighborhood investment and revitalization with programs and community participation; AI Goal 3.*

24-01 – Lots to Love

As of Sept 30 2025, 141 Properties have been transferred to homeowners, which will generate a total of \$19,725.23 in taxes for city, county and school. Four more properties are ready to be prepared and transferred in Oct 2025, which will bring the total to 145 transferred. Twenty-three properties were requested for Judicial Sale and 2 properties were purchased at the September Sale while 3 of the 4 were acquired at the April sale, 6 of 7 were acquired for the July sale, and waiting for 14 to be scheduled. L2L has another 21 residents interested in properties.

In addition to the side lot properties, 19 properties have been or continued to be adopted and are being revitalized with projects and/or maintained and used as community gathering spaces for picnics and such. Continuing adopters include Studio 83, Mercer County Food Bank, Covenant Church, Oakland Ave Methodist Church, and 1st Presbyterian. One lot that was adopted and had a Memorial Garden installed on it was purchased by the adopter.

Studio 83 and Mercer County Food Bank submitted their application for a mini grant, they each received \$3,000 to continue improving the 4th Avenue Community Garden and the Studio 83 Sculpture Garden. The food bank added some painted hopscotch and a seesaw to the garden, they also replaced

the garden beds with new metal beds that will last longer. The Food Bank will not be continuing to adopt the lot after this year. They have had some problems at the garden with vandalism, produce going to waste and trash.

Studio 83 added more flower beds to the garden, and has removed the woven arch because it was falling. They did a Woven Sculpture Workshop in August and added another Woven Sculpture to replace the arch. A sculpture from an artist a HopeCat was added in August.

Another 28 properties are being maintained and used by neighbors. And 21 are being mowed by local landscapers.

Lots to Love also received PHARE funding to do another project in Sharon. We will be installing a pavilion behind the 4th Avenue Community Garden. It will feature picnic tables and some raised beds for flowers or vegetables. In March 2025, we had to remove the Mulberry tree that was growing at the garden because the wind knocked a big section of the tree off, and we discovered the inside was rotted, and it was only a matter of time until it fell, potentially damaging some of the garden. Since the tree was removed there is no shade at the lot now, so the pavilion will offer a shaded place to rest and also a place for residents to have picnics and gatherings. We are currently waiting for the concrete pad to be installed.

Lots to Love attended the Rockin' on the River event on July 11th. We had free seed packs to give away, snacks, and water bottles. We also did a free kids activity where the kids made chai head cups that they decorated with stickers.

Lots to Love also be attended the Sharon Farmers Market on August 2nd. We handed out information about the program, free seed packs and some of our bags and water bottles to give away. We did a free kids craft where the kids were able to decorate and make chia heads to take home. We had about 20 kids make cups to take.

Economic Development Priority

Strategy: There is a need to increase employment, self-sufficiency, educational/job training, and empowerment for residents of the City of Sharon.

Goal: ED-1 Support and encourage new job creation, job retention, and job training opportunities.

21-15 Employment Training – Junior Achievement

The three elementary schools participated in Junior Achievement Biztown in-class curriculum and then the Biztown event itself. Musser Elementary School and West Hill Elementary had 86 students complete the program. Case Avenue Elementary had 87 students complete the program.

24-08 Employment Training – LTI and HopeCAT

As of 9/30/25, 4 LMI-eligible students completed the ServSafe training program as part of Laurel Technical Institute culinary programming.

As of 9/30/25, 8 students enrolled in the first cohort as part of HopeCAT medical training programming, with one eligible to utilize the CDBG funding. Five of the students enrolled had job placements post-graduation. The activity was implemented in the program year but not all funds were expended.

Goal: ED-2 Support business and commercial growth through expansion and new development.

20-06 Acquisition of Real Property – Substantial Amendment

This activity was the result of a substantial amendment from Small Business Technical Assistance to Acquisition of Real Property. Community Action Partnership of Mercer County (CAPMC) purchased their new office in December 2024. They moved into the building in 2025. The organization assisted 201 LMI-eligible persons through their various community programs, including employment and housing.

20-07 Non-profit Capacity Building (Activity: Sharon Community Development Corporation)

During this program year, the Sharon Community Development Corporation (SCDC) undertook various projects for the Sharon community, focusing on encouraging economic development through various programs and projects including the facade improvement program, technical assistance, and commercial rehabilitation. The remaining funds were distributed during this program year.

21-07 Small Business Assistance (Activity: Economic Development for SCDC) – Goals: CD-5, ED-2, ED-3

During this program year, two businesses updated their facade of their building. One business financial assistance to help market their business. The activity was implemented in the program year but not all funds were expended.

24-09 Rehabilitation of Commercial/Industrial Property – Goals: CD-5, ED-2, ED-3

Early Explorers Montessori Preschool is required to complete a fire code inspection (in addition to an occupancy certificate) in order to open the business. This is a new business for a need in the community for childcare with an educational component. They passed their fire code inspection and obtain their occupancy certificate and are being reimbursed through eligible items based on the code violations.

Housing Priority

Strategy: There is a need for additional affordable, decent, safe, and sanitary housing for homebuyers, homeowners, and renters.

Goal: HS-1 Conserve and rehabilitate the existing housing stock in the community; AI Goal 3

24-02 - Housing Rehabilitation:

Funds from this activity were allocated to pay for housing rehabilitation of owner-occupied housing units to ensure decent, safe, and sanitary housing for income eligible low- and moderate-income

homeowners. There were thirteen (13) projects completed during the reporting period: eleven (11) roof repairs and two (2) minor rehabilitations. Additionally, three of these projects included radon mitigation.

24-02 Housing Rehabilitation Administration (Activity 702)

Funds from this activity were allocated to pay for housing rehabilitation housing specialist who administers the housing rehabilitation program to ensure decent, safe, and sanitary housing for income eligible low- and moderate-income homeowners. There were sixteen (16) projects managed by this position, thirteen (13) which were completed. Additionally, three of these projects included radon mitigation.

Goal: HS-2 Promote and enforce rehabilitation of rental housing to become decent, safe, and sound housing; AI Goal 2.

24-05 Code Enforcement

Funds were allocated to support the delivery of code enforcement activities in the low- and moderate-income Census Tracts and Block Groups of the City. A portion of the code staff salary was paid via CDBG funding. Code enforcement activities including issuing citations for housing code violations, garbage, health and sanitation and non-operating motor vehicle violations, to encourage the clean-up of blighted areas. The Code Department reported 3,011 households with code infractions, as recorded in their software. There were 1,529 that were resolved by the owner and 1,482 that were unresolved as of 9/30/25. Rental inspections have increased from past years with most of the properties requiring re-inspections. This remains a challenge for the City of Sharon and its Officials. During the time period of this program year, the City has two rental compliance officers and one inspector to solely focus on rental compliance that ensures safe living conditions for tenants. The inspector in addition to residential inspections, performs commercial inspections for properties within the city. The City continued to leverage additional resources: CDBG funding is utilized to pay for the Code Director. CDBG funding is leverage by the City's budget, which funded an additional four full-time employees. Due to State funding delays, the senior citizen position employed via the Pathstone Senior Community Service Employment Program has been vacated. The position offers professional development opportunities to seniors, while the partner organization pays the employees an hourly rate.

2020-12 Tenant and Landlord Counseling

The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhance its services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The program also allowed individuals to become homebuyer ready with the housing counseling services that were provided and linked a few families to the Assets program. The Assets program provides financial assistance to purchase home for consumer who have had housing counseling services. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. The grant was also used to keep tenants in the apartments and homes they were renting. The housing counselor provided rental education on how to be a good tenant and also prevented multiple families from becoming evicted from their unit. The housing counselor worked with

the consumer and landlords to come up with reasonable payment plans if funding was not available through programs that provided assistance with preventing evictions. The housing counseling program prevented 10 people from facing eviction. The housing counselor also linked consumers up to mainstream resources such as the SSVF program (Support Services for Veterans and Families), Northwest CoC Housing assistance, the housing authority, Anderson funds through the Prince of Peace, Pathways Programs with the Salvation Army and landlord contacts. The Tenant Landlord Counseling Service of the program serviced 15 additional households since last reported which benefited 40 Individuals.

Goal: HS-3 Assist low- to moderate-income homebuyers to purchase a home through housing counseling, down payment assistance, and closing cost assistance. Promote and encourage renters to buy a home instead of continuing to rent; AI Goal 7.
20-13 Housing Counseling (Goals HS-3 and SN-2)

The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhanced it services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The Housing Counselor still continues to support individuals in a variety of ways through one-on-one services tailored to the needs of the consumers based on their situation. The Housing Counselor was able to work with consumers and get them connected to mainstream resources that include financial assistance with other programs. This included assisting consumers with completing the necessary paperwork to become eligible for homeowners assistance funds through the Pennsylvania Housing Finance Agency (PHFA) for those consumers facing foreclosure and utility shut off services who were homeowners. As of the second quarter of 2024, our county currently has no funding remaining for those consumers facing foreclosure and very limited funding for utility shut off services who are homeowners. The housing counselor also reviewed budgets and credit with consumers and came up with action plans to address the budget and credit issues and the necessary steps needed to resolve their problems. The program also allowed individuals to become homebuyer ready with the housing counseling services that were provided and linked a few families to the Assets program. The Assets program provides financial assistance to purchase home for consumer who have had housing counseling services. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. We continue to face challenges in the home purchasing markets as home prices continue to increase. We still have one family we have been working with who is having issues securing a home because they cannot compete with corporations and have lost every bidding war for a home that the family was interested in. We continued to work with that family through the home purchasing process. We did have 1 family that was successful with purchasing a home back in May 2025. The funding was also used for fair housing and housing counseling training. The Housing Counselor also provided a workshop on how to avoid Fraud to Senior Citizens living in income based housing. The Housing Counseling Service portion of the program serviced 20 additional households since it was last reported, which benefited 43 individuals.

Goal: HS-4 Improve the public's knowledge and awareness of the Federal Fair Housing Act, and related laws, regulations, and requirements to affirmatively further fair housing in the area; AI Goal 1.

2020-11 Fair Housing Activities

The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhance its services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. The Housing Counselor also provided a lot of information on Fair Housing Law and completed legal referrals to the Fair Housing Law Center and the Public Utility Law Project. In addition to, helping consumers understand that landlords cannot do self-eviction and the process that must take place for a legal eviction to happen. The funding was also used for fair housing and housing counseling training. The Fair Housing Service of the program serviced 7 additional households since last reported which benefited 11 individuals.

Special Needs Priority

Strategy: There is a need for housing opportunities, services, and facilities for persons with special needs.

Goal: SN-3 Support social services, programs, and facilities for the elderly, persons with disabilities, and persons with other special needs; AI Goal 6.

24-06 - Shenango Valley Shuttle Service

The City of Sharon provides funds to support free and reduced fare transportation for senior citizens, the unemployed, disabled, and rides for students en route to school. Ridership for October 1, 2024 - September 30, 2025 was 27,061. There were 5,660 rides provided to Sharon seniors. Data is not collected for disabled and unemployed populations. Data is not collected for disabled and unemployed populations. The Shenango Valley Shuttle Service is made available to all Sharon residents, Monday-Friday and by appointment as needed. The County is currently evaluating the efficiency of the SVSS including its routes. This activity is a Public Service and contributes to 15% cap.

Administration, Planning and Management Priority

Strategy: There is a need for planning, administration, management, and oversight of federal, state, and local funded programs.

Goal: AM-1 - Provide program management and oversight for the successful administration of federal, state, and local funded programs.

24-07 - General Administration

The City used CDBG funds for grant administration by the Community Development Department for general management, monitoring, coordination, oversight, and evaluation of the City's CDBG program.

Overview of Outstanding Activities

Future Potential projects are listed below and include their identification code as assigned in the 2020-2024 Consolidated Action Plan and Analysis of Impediments to Fair Housing Choice (AI) goal, as applicable.

Goal: CD-2 – Improve the City’s public facilities and infrastructure through rehabilitation and new construction.

24-04 – Public Facilities and Improvements

No activities for this project have been initiated. Funding for a future activity will support engineering and construction costs future projects.

2024 CAPER Attachment 2_Fair Housing

CR-35 – Other Actions 91.220(j)-(k); 91.320(i)-(j)

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The City of Sharon prepared an Analysis of Impediments to Fair Housing Choice (AI) in 2020 to coincide with the City's 2020-2024 Five Year Consolidated Plan. In the AI, there were eight (8) impediments identified and twenty-three (23) strategies designed to address the impediments.

The City's 2024 Annual Action Plan was derived to address a number of impediments through ten (10) activities. The ten activities utilized fifteen (15) strategies listed in the AI to advance the goal of eliminating impediments to fair housing. This information is outlined below:

Accomplished 2024 Goals

1. Lots to Love Program

Impediment Strategy 3-C: Continue to use funds and expand resources for housing demolitions and lots program.

Accomplishments: The Lots to Love program continues to grow by managing the care of more vacant lots within the City and transference of properties to residents. The program continues to grow with their lot-strategy maintenance plan and the program has expanded to affect lots in other LMI Areas within the City. The program has a Lots to Love Coordinator on staff.

2. Housing Rehabilitation

Impediment Strategy 3-A: Continue to support and encourage housing rehabilitation of existing housing units to become decent, safe, and sound housing that is affordable to lower income households, including managing the Community Development Department's Housing Rehab program.

Accomplishments: In the 2024 Program Year, a Roof Repair Program and has continued to be a very needed and successful program for the residents of the city. Along with the Minor Repair Program, the City is looking to bring back the Emergency Rehabilitation Program in the 2025 Program Year. The housing rehabilitation program continues to be a vital resource for homeowners.

3. Clearance and Demolition

Impediment Strategy 3-C: Continue to use funds and expand resources for housing demolitions and lots program

Accomplishments: In the last five years since increased financial contributions to complete all demolition and clearances, the City has implemented significant improvements to the affected neighborhoods. During PY 2019, the City demolished 44 properties. In PY 2020, there were 122 properties cleared. In PY 2021, there were 144 scattered-site demolitions. In PY 2022, there were 70 scattered-site demolitions. In PY 2023, there were 70 scattered-site demolitions. In PY 2024, there were 42 scattered-site demolitions. Although this is a definitive progress, there is still much work to be done in forms of continuing demolitions, rehabilitation, and code enforcement.

4. Code Enforcement

Impediment Strategy 2-A: Continue to prioritize rental inspection with higher Code Office capacity, efficient scheduling, and building relationships with landlords to promote more private investment.

Accomplishments: With the hiring of an office manager to coordinate incoming complaints and field officers with supervision by the Code Director, the Code Department is increasing its proactiveness. The Code Department currently has a full-time code director, two full-time field officers, and full-time zoning officer. With neighborhood planning and training, the Code Office has increased their efficiency resulting in a significant increase in notices, citations, etc. The City's goal is to maintain staff and continue a proactive and efficient system. The Fire Dept who manages the rental ordinance recently hired an assistant for the rental compliance officer. The rental compliance officers and inspector continue to strive to be offensive to complete rental inspections.

Impediment Strategy 2-B: Effectively and efficiency increase enforcement of housing violations, whether tenants or landlords, including continuing to work with court system and receiving resources from Mercer County Courthouse.

Accomplishments: Staff continue to attend court hearings and past court statuses have been a priority to resolve. As the number of rental inspections and enforcement by the Fire Dept increase, the landlords and tenants either reach compliance or face consequences for remaining in violation.

Impediment Strategy 2-C: Educating tenants and landlords on zoning and code ordinances, primarily what is expected during the rental inspection.

Accomplishments: A process has been articulated to landlords and tenants and consistently implemented during rental inspections. The zoning officer continues to educate citizens and landlords on the zoning ordinance, either through the zoning process or general inquiries.

5. Shenango Valley Shuttle Service

Impediment 5-C: Work with Mercer County Council of Governments on improving efficiency and outreach of public transportation, especially low-income areas.

Accomplishments: The Shuttle expanded its service from Sharon to the Mercer County Courthouse last program year. They continue to offer call-ahead rides and rides for school children and continues to be a resource for citizens to get to their employment, medical appointments, and other areas in the community.

6. Fair Housing Activities

Impediment #1: Fair Housing Education and Outreach

Impediment #6: Need for Racial Diversity

Accomplishments: The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhanced it services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. The Housing Counselor also provided a lot of information on Fair Housing Law and completed legal referrals to the Fair Housing Law Center and the Public Utility Law Project. In addition to, helping consumer understand that landlords cannot do self-eviction and the process that must take place for a legal eviction to happen. The funding was also used for fair housing and housing counseling training.

7. Tenant and Landlord Counseling

Impediment #2: Need for Affordable and Safe Rental Housing

Accomplishments: The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhanced it services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The program also allowed individuals to become homebuyer ready with the housing counseling services that were provided and linked a few families to the Assets program. The Assets program provides financial assistance to purchase home for consumer who have had housing counseling services. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. The grant was also used to keep tenants in the apartments and homes they were renting. The housing counselor provided rental education on how to be a good tenant and also prevented multiple families from becoming evicted from their unit. The housing counselor worked with the consumer and landlords to come up with reasonable payment plans if funding was not available through programs that provided assistance with preventing evictions. The housing counseling program prevented 10 people from facing eviction. The housing counselor also linked consumers up to mainstream resources such as the SSVF program (Support Services for Veterans and Families), Northwest CoC Housing assistance, the housing

authority, Anderson funds through the Prince of Peace, Pathways Programs with the Salvation Army and landlord contacts.

8. Housing Counseling

[Impediment #5: Need for Awareness of Social Service Programs](#)

[Impediment #7: Need for More Homeownership](#)

Accomplishments: The City of Sharon grant awarded to Community Action Partnership of Mercer County PA (CAPMC), for housing counseling services allowed CAPMC to enhanced it services. The grant was used to provide Housing Counseling, Tenant/Landlord and Fair Housing services to residents of the City of Sharon. The Housing Counselor still continues to support individuals in a variety of ways through one-on-one services tailored to the needs of the consumers based on their situation. The Housing Counselor was able to work with consumers and get them connected to mainstream resources that include financial assistance with other programs. This included assisting consumers with completing the necessary paperwork to become eligible for homeowners assistance funds through the Pennsylvania Housing Finance Agency (PHFA) for those consumers facing foreclosure and utility shut off services who were homeowners. As of the second quarter of 2024, our county currently has no funding remaining for those consumers facing foreclosure and very limited funding for utility shut off services who are homeowners. The housing counselor also reviewed budgets and credit with consumers and came up with action plans to address the budget and credit issues and the necessary steps needed to resolve their problems. The program also allowed individuals to become homebuyer ready with the housing counseling services that were provided and linked a few families to the Assets program. The Assets program provides financial assistance to purchase home for consumer who have had housing counseling services. The housing counseling services covered fair housing, buying vs renting, understanding the different types of loan services available, predatory lending, etc. We had several families become successful with getting through the program. We continue to face challenges in the home purchasing markets as home prices continue to increase. We still have one family we have been working with who is having issues securing a home because they cannot compete with corporations and have lost every bidding war for a home that the family was interested in. We continued to work with that family through the home purchasing process. We did have 1 family that was successful with purchasing a home back in May 2025. The funding was also used for fair housing and housing counseling training. The Housing Counselor also provided a workshop on how to avoid Fraud to Senior Citizens living in income based housing.

9. Acquisition of Real Property

[Impediment #1: Fair Housing Outreach and Education](#)

[Impediment #5: Need for Awareness of Social Service Programs](#)

Community Action Partnership of Mercer County (CAPMC) purchased their new office in December 2024. They moved into the building in 2025. The organization assisted 201 LMI-eligible persons through their various community programs, including employment and housing.

10. Employment Training

Impediment #5: Employment Opportunities

Accomplishments: The City of Sharon funded three economic development programs focusing on employment training for elementary students to job-ready adults. Junior Achievement has become a program to immerse students with in-class curriculum and “running a city” in a whole day event called Biztown. These students get exposed to a variety of job opportunities as well as job skills. Through the LTI and HopeCAT program, adults completed culinary training and medical training programming, respectively, to receive education to apply and get a job.

Overview of 2020-2024 Impediments to Fair Housing Choice

The following is a comprehensive overview of the impediments that were identified in the City’s 2020 Analysis of Impediments to Fair Housing Choice. Not all impediments were addressed in the 2022 Action Plan.

IMPEDIMENT #1: FAIR HOUSING EDUCATION AND OUTREACH – There is a need to continue to educate members of the community concerning their rights and responsibilities under the Fair Housing Act and to raise awareness, especially for low-income households, that all residents of the City of Sharon have a right under federal law to fair housing choice.

Goal: Improve the public’s knowledge and awareness of the Federal Fair Housing Act, and related laws, regulations, and requirements to affirmatively further fair housing in the area.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

1-A: Educate Code Office staff on providing educational awareness/opportunities for all persons to learn more about their rights and requirements under federal and state fair housing laws.

1. Review and update City of Sharon Zoning Ordinances to affirmatively further fair housing.

1-B: Continue to promote Fair Housing awareness through the media and with assistance from local/regional social service agencies, by providing educational awareness opportunities for all persons to learn more about their rights and requirements under federal and state fair housing laws. This includes:

1. Continue to make available and distribute literature and informational material concerning Fair Housing issues, an individual’s rights, and landlord’s responsibilities to Affirmatively Further Fair Housing at the library, schools, and municipal building.
2. Create a Fair Housing page on the City’s website about Fair Housing information and how to contact and file a fair housing complaint with the Shenango Valley Urban League and the Pennsylvania Human Rights Commission.
3. Create a Facebook post on the City’s page that links to the City’s website about Fair Housing information and how to contact and file a fair housing complaint with the Shenango Valley Urban League or the Pennsylvania Human Rights Commission.

1-C: Continue to support Shenango Valley Urban League’s Human Relations Commission and Fair Housing monitoring, investigation, and enforcement strategies.

1-D: Rebuild relationship with the local Board of Realtors to provide information on Fair Housing choices and ways to promote fair housing.

IMPEDIMENT #2: NEED FOR AFFORDABLE AND SAFE RENTAL HOUSING – About half of renter households in the City of Sharon are paying more than 30% of their monthly income on the cost of their housing, which means that these households are considered cost burdened. The landlords of these rental properties and the City are not keeping up with the City requirements of a bi-annual rental housing inspection making it unclear if the landlord is providing decent, safe, and sound rental housing.

Goal: Promote and enforce rehabilitation of rental housing to become decent, safe, and sound housing.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

2-A: Continue to prioritize rental inspection with higher Code Office capacity, efficient scheduling, and building relationships with landlords to promote more private investment.

1. Discourage slum landlords from buying property that they cannot handle by working with Mercer County Tax Claim Bureau.

2-B: Effectively and efficiency increase enforcement of housing violations, whether tenants or landlords, including continuing to work with court system and receiving resources from Mercer County Courthouse.

2-C: Educating tenants and landlords on zoning and code ordinances, primarily what is expected during the rental inspection.

IMPEDIMENT #3: NEED FOR HOUSING REHABILITATION AND NEIGHBORHOOD INVESTMENT – There are households that are not able to afford the cost of a house project and/or do not care about the maintenance of the property (land, owner-occupied, renter-occupied).

Goal: Promote and encourage neighborhood investment and revitalization with programs and community participation.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

3-A: Continue to support and encourage housing rehabilitation of existing housing units to become decent, safe, and sound housing that is affordable to lower income households, including managing the Community Development Department’s Housing Rehab program.

3-B: Encourage residents, especially youth, to maintain their property by providing resources (including on city’s website), education, and opportunities with community organizations.

1. Update Community and Economic Development and Code Departments’ resources on the city’s website (e.g. lead and healthy homes resources)
2. Property and lawn care “tutorials”

3. Support from local housing/lawn care/hardware businesses

3-C: Continue to use funds and expand resources for housing demolitions and lots program.

IMPEDIMENT #4: NEED FOR ACCESSIBLE HOUSING – There is a need to have more affordable, accessible housing and public accommodations that is decent, safe, and sound.

Goal: Increase the number of housing units and public accommodations that could be modified or to accommodate persons with disabilities to be decent, safe, and sound as well as affordable.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

4-A: Continue to promote programs that increase housing accessibility through the rehabilitation of existing housing stock by homeowners and landlords who will make handicap improvements.

4-B: Promote programs to assist elderly homeowners in the City so they are able to make accessibility improvements to their properties in order for those residents to stay in their homes.

4-C: Continue to enforce the ADA, Section 504, and Fair Housing requirements for landlords to make “reasonable accommodation” to their properties so they become accessible to persons who are disabled, as well as educating the disabled on their rights and how to request special accommodations (especially rental units).

1. Coordinate with and utilize resources from fair housing organizations, including Shenango Valley Urban League and Fair Housing Partnership, to help citizens with requests.

IMPEDIMENT #5: NEED FOR AWARENESS OF SOCIAL SERVICE PROGRAMS – There is a need for residents to become aware and utilize programs for financial literacy, educational and employment opportunities, housing and homeownership, and life readiness.

Goal: Promote and encourage the life-learning skills provided by local agencies, organizations, and banks.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

5-A: Building relationships and continue to support local agencies, organizations, and banks that provide these services to citizens, especially low-income individuals. These agencies include Shenango Valley Urban League, Community Action Partnership of Mercer County, and Mercer County Housing Authority.

5-B: Build relationships with local grade schools and colleges/universities to promote educational and employment opportunities, especially local businesses (industrial, healthcare, service industry).

5-C: Work with Mercer County Council of Governments on improving efficiency and outreach of public transportation, especially low-income areas.

IMPEDIMENT #6: NEED FOR RACIAL DIVERSITY– There is a need for the City to understand why minorities are concentrated in the low-income neighborhoods.

Goal: Research reasoning behind poverty and race disparity in specific neighborhoods and implement solutions to bring the gap.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

6-A: Survey these individuals and families on their determination in finding a home in general and in Sharon neighborhoods (location, income, job, etc.).

6-B: Continue research by talking with agencies that help these individuals and families.

6-C: Create and implement solutions determined from survey and other resources to help individuals and families explore more housing options

IMPEDIMENT #7: NEED FOR MORE HOMEOWNERSHIP – There is a need to educate renters on how to invest in homeownership and the benefits of owning a home. The data suggests that the cost of renting a property in Sharon often exceeds a comparable mortgage payment when looking at the percentage of income going towards those payments.

Goal: Promote and encourage renters to buy a home instead of continuing to rent.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

7-A: Research need of homeownership and resources/programs for homeownership assistance, including reason(s) for high percentage of geographical mobility the county.

7-B: Work with agencies to provide resources/programs for homeownership assistance.

1. Utilize Mercer County Housing Authority's quarterly newsletter.

IMPEDIMENT #8: NEED FOR MORE STAFF CAPACITY – There is a need for the Community and Economic Development Department and Code Department to have more staff capacity in order to meet the departments' demands more efficiently.

8-A: Hire and train employees for these departments to meet capacity demands.

8-B: Aspects of the rental ordinances need to be updated or performed better.

2024 CAPER Attachment 3_Display Ad

NOTICE OF PUBLIC DISPLAY AND COMMENTS REGARDING THE COMPREHENSIVE ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER) FOR PROGRAM YEAR 2024 CITY OF SHARON, PENNSYLVANIA

In accordance with its Citizen Participation Plan, the City of Sharon, PA has prepared its PY 2024 Consolidated Annual Performance and Evaluation Report (CAPER) as required by the U.S. Department of Housing and Urban Development (HUD). This report describes the level of assistance provided to low- and moderate-income persons through the Federal Community Development Block Grant (CDBG) Program for the period of October 1, 2024 to September 30, 2025.

A copy of the CAPER is available for public review, inspection and comment beginning Wednesday, October 15, 2025 through Thursday, October 30, 2025 at the following locations during normal business hours:

The Shenango Valley Community Library

11 North Sharpsville Avenue, Sharon, PA

City Clerk's Office, Sharon Municipal Building

155 West Connelly Boulevard, Sharon, PA

Community Development Office

100 Shenango Ave, Sharon, PA

All interested parties are encouraged to review the CAPER. Comments on the City's performance will be accepted by Thursday, October 30, 2025.

The City intends to submit the PY 2025 CAPER to HUD on or before Friday, December 26, 2025.

2024 CAPER Attachment 4_Adjustments to PR 26

Attachment 4

PY 2024 Adjustments to PR 26

LINE 01 UNEXPENDED CDBG FUNDS AT THE END OF PREVIOUS PROGRAM YEAR

Line 01 was adjusted to reflect the amount on line 16 of the prior year's PR26, which was \$216,546.06.

LINE 28 ADJUSTMENT TO COMPUTE PS UNLIQUIDATED AT END OF CURRENT PROGRAM YEAR

The 2024 PR 26 has been adjusted on line 28 in the amount of 7,800.00, since per the HUD PR26 Troubleshooting Guide there is an unliquidated obligations balance.

LINE 38 PROGRAM ADMIN UNLIQUIDATED OBLIGATIONS AT THE END OF CURRENT PROGRAM YEAR

The 2024 Annual Action Plan allocated \$58,000.00 towards the Program Administration activity. The PR03 demonstrates that 2024 grant funds had a remaining balance of \$58,000.00 at the end of the Program Year.

LINE 39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR

The amount reported on this line is the total unliquidated obligations for all planning and administration activities reported in the previous year's PR26 report that disbursed during the current reporting period. The 2024 PR 26 has been adjusted on line 39 in the amount of \$38,292.93, since per the HUD PR26 Troubleshooting Guide, the amount in this line should equal line 38 + line 40 of the prior program year's PR26 report (\$38,292.93 + \$0 = \$38,292.93).

2024 CAPER Attachment 5_PR 26 CDBG ü CDBG-CV

	Office of Community Planning and Development	DATE: 09-30-25
	U.S. Department of Housing and Urban Development	TIME: 15:21
	Integrated Disbursement and Information System	PAGE: 1
	PR26 - CDBG Financial Summary Report	
	Program Year 2024	

SHARON , PA

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	216,546.06
02 ENTITLEMENT GRANT	554,128.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	98,362.87
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	9,100.00
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	878,136.93

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	498,502.56
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	498,502.56
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	102,668.33
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	601,170.89
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	276,966.04

PART III: LOW/MOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	393,150.83
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	393,150.83
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	78.87%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	74,248.00
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	7,800.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	82,048.00
32 ENTITLEMENT GRANT	554,128.00
33 PRIOR YEAR PROGRAM INCOME	91,525.15
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	645,653.15
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	12.71%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	102,668.33
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	58,000.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	38,292.93
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	122,375.40
42 ENTITLEMENT GRANT	554,128.00
43 CURRENT YEAR PROGRAM INCOME	98,362.87
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	652,490.87
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	18.76%

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

No data returned for this view. This might be because the applied filter excludes all data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

No data returned for this view. This might be because the applied filter excludes all data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	16	682	7020955	Acquisition of Real Property - CAPMC	01	LWC	\$25,000.00
					01	Matrix Code	\$25,000.00
2024	6	695	6958913	Shenango Valley Shuttle Service	05E	LMA	\$22,611.00
					05E	Matrix Code	\$22,611.00
2021	15	683	6959398	Employment Training - Junior Achievement	05H	LMA	\$9,437.00
2024	8	697	6962332	Employment Training - LTI	05H	LMA	\$900.00
2024	8	698	6964907	Employment Training - HopeCAT	05H	LMA	\$9,100.00
2024	8	698	6974601	Employment Training - HopeCAT	05H	LMA	(\$9,100.00)
2024	8	698	7021121	Employment Training - HopeCAT	05H	LMA	\$1,300.00
					05H	Matrix Code	\$11,637.00
2024	1	696	6958914	Lots to Love	05Z	LMA	\$40,000.00
					05Z	Matrix Code	\$40,000.00
2022	2	660	7027719	Rehab/Hamdallah/306 Elsworth St	14A	LWH	\$3,000.00
2023	2	692	6948736	Rehab/Sundby/838 Saunders Ave	14A	LWH	\$13,638.50
2023	2	693	6958281	Rehab/Porterfield/472 Curtis St	14A	LWH	\$12,000.00
2023	2	694	6960286	Rehab/Root/830 Prindle St	14A	LWH	\$5,800.00
2023	2	694	6966331	Rehab/Root/830 Prindle St	14A	LWH	\$1,700.00
2024	2	699	6966333	Rehab/Malkoy/377 Cedar Ave	14A	LWH	\$4,395.50
2024	2	700	6969594	Rehab/Theiss/91 Jefferson Ave	14A	LWH	\$9,410.00
2024	2	701	6978842	Rehab/Brown/428 Andrew St	14A	LWH	\$14,750.00
2024	2	704	6979361	Rehab/Scott/1200 Griswold St	14A	LWH	\$14,000.00
2024	2	704	7006697	Rehab/Scott/1200 Griswold St	14A	LWH	\$1,000.00
2024	2	705	6997856	Rehab/Reisher/570 N Oakland Ave	14A	LWH	\$10,062.50
2024	2	706	7006257	Rehab/O'Donnell/548 S Oakland Ave/2024	14A	LWH	\$2,050.00
2024	2	707	7006681	Rehab/Santiago/402 Meek St	14A	LWH	\$13,131.00
2024	2	708	7006695	Rehab/Byers/485 Ellsworth St	14A	LWH	\$11,245.00
2024	2	708	7042805	Rehab/Byers/485 Ellsworth St	14A	LWH	\$2,500.00
2024	2	711	7027715	Rehab/Susko/498 Hull St	14A	LWH	\$11,295.50
2024	2	712	7027724	Rehab/Southerland/740 Wengler Ave	14A	LWH	\$6,345.50
2024	2	713	7040086	Rehab/Reisher/507 N Oakland Ave	14A	LWH	\$1,750.00
2024	2	714	7040149	Rehab/Santiago/402 Meek St	14A	LWH	\$1,750.00
2024	2	715	7040155	Rehab/Brown/428 Andrew St	14A	LWH	\$2,750.00
2024	2	716	7045329	Rehab/Alston/394 Delaware St	14A	LWH	\$13,000.00
2024	2	716	7058718	Rehab/Alston/394 Delaware St	14A	LWH	\$2,000.00
2024	2	717	7064731	Rehab/Correa_Rosario/594 Prindle St	14A	LWH	\$14,000.00
					14A	Matrix Code	\$171,573.50
2024	9	709	7011404	Commercial/EarlyExplorers	14E	LMA	\$2,949.00
					14E	Matrix Code	\$2,949.00
2023	2	674	6978854	Homeowner Housing Rehabilitation Administration	14H	LWH	\$3,105.54
2024	2	702	6978854	Homeowner Housing Rehabilitation Administration	14H	LMA	\$10,125.77
2024	2	702	7011406	Homeowner Housing Rehabilitation Administration	14H	LMA	\$16,440.64
2024	2	702	7051833	Homeowner Housing Rehabilitation Administration	14H	LMA	\$13,628.77
2024	2	702	7068828	Homeowner Housing Rehabilitation Administration	14H	LMA	\$13,628.77
					14H	Matrix Code	\$56,929.49
2023	5	675	6961230	Code Enforcement	15	LMA	\$2,560.00
2023	5	675	6969998	Code Enforcement	15	LMA	\$940.00
2023	5	675	6978857	Code Enforcement	15	LMA	\$5,617.00
2023	5	675	6981241	Code Enforcement	15	LMA	\$12,210.11
2023	5	675	7006265	Code Enforcement	15	LMA	\$12,989.55

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2023	5	675	7011459	Code Enforcement	15	LMA	\$5,723.66
2024	5	710	7011459	Code Enforcement	15	LMA	\$3,337.62
2024	5	710	7027710	Code Enforcement	15	LMA	\$710.00
2024	5	710	7051826	Code Enforcement	15	LMA	\$7,868.96
2024	5	710	7068823	Code Enforcement	15	LMA	\$7,528.08
							\$59,184.98
2020	7	625	6970321	Sharon Community Development Corporation	19C	LNU	\$2,437.50
2020	7	625	6991684	Sharon Community Development Corporation	19C	LNU	\$828.36
							\$3,265.86
Total							\$393,150.83

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity to prevent, prepare for, and respond to Coronavirus	Activity Name	Grant Number	Fund Type	Matrix Code	National Objective	Drawn Amount
2024	6	695	6958913	No	Shenango Valley Shuttle Service	B24MC420105	EN	05E	LMA	\$22,611.00
										\$22,611.00
2021	15	683	6959398	No	Employment Training - Junior Achievement	B21MC420105	EN	05H	LMA	\$9,437.00
2024	8	697	6962332	No	Employment Training - LTI	B24MC420105	EN	05H	LMA	\$900.00
2024	8	698	6964907	No	Employment Training - HopeCAT	B24MC420105	EN	05H	LMA	\$9,100.00
2024	8	698	6974601	No	Employment Training - HopeCAT	B24MC420105	EN	05H	LMA	(\$9,100.00)
2024	8	698	7021121	No	Employment Training - HopeCAT	B24MC420105	EN	05H	LMA	\$1,300.00
										\$11,637.00
2024	1	696	6958914	No	Lots to Love	B24MC420105	EN	05Z	LMA	\$40,000.00
										\$40,000.00
										\$74,248.00
Total										\$74,248.00

LINE 37 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 37

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2022	7	655	6948742	Program Administration	21A		\$332.41
2022	7	655	6958303	Program Administration	21A		\$1,570.06
2022	7	655	6973667	Program Administration	21A		\$1,314.25
2022	7	655	6977595	Program Administration	21A		\$335.29
2022	7	655	6978867	Program Administration	21A		\$4,397.62
2023	7	670	7051827	Program Administration	21A		\$26,029.76
2023	7	670	7052729	Program Administration	21A		\$569.70
2023	7	670	7061790	Program Administration	21A		\$601.35
2023	7	670	7069863	Program Administration	21A		\$3,142.49
2024	7	703	6978867	Program Administration	21A		\$20,015.12
2024	7	703	7011403	Program Administration	21A		\$23,664.95
2024	7	703	7031926	Program Administration	21A		\$791.25
2024	7	703	7040045	Program Administration	21A		\$1,831.50
2024	7	703	7042802	Program Administration	21A		\$1,012.80
2024	7	703	7069863	Program Administration	21A		\$17,059.78
							\$102,668.33
Total							\$102,668.33



Office of Community Planning and Development
U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG-CV Financial Summary Report
SHARON, PA

DATE: 09-30-25
TIME: 15:23
PAGE: 1

PART I: SUMMARY OF CDBG-CV RESOURCES

01 CDBG-CV GRANT	451,274.00
02 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
03 FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
04 TOTAL CDBG-CV FUNDS AWARDED	451,274.00

PART II: SUMMARY OF CDBG-CV EXPENDITURES

05 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	413,856.35
06 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	25,000.00
07 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
08 TOTAL EXPENDITURES (SUM, LINES 05 - 07)	438,856.35
09 UNEXPENDED BALANCE (LINE 04 - LINE8)	12,417.65

PART III: LOWMOD BENEFIT FOR THE CDBG-CV GRANT

10 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
11 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
12 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	413,856.35
13 TOTAL LOW/MOD CREDIT (SUM, LINES 10 - 12)	413,856.35
14 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 05)	413,856.35
15 PERCENT LOW/MOD CREDIT (LINE 13/LINE 14)	100.00%

PART IV: PUBLIC SERVICE (PS) CALCULATIONS

16 DISBURSED IN IDIS FOR PUBLIC SERVICES	35,000.00
17 CDBG-CV GRANT	451,274.00
18 PERCENT OF FUNDS DISBURSED FOR PS ACTIVITIES (LINE 16/LINE 17)	7.76%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

19 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	25,000.00
20 CDBG-CV GRANT	451,274.00
21 PERCENT OF FUNDS DISBURSED FOR PA ACTIVITIES (LINE 19/LINE 20)	5.54%



LINE 10 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 10

No data returned for this view. This might be because the applied filter excludes all data.

LINE 11 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 11

No data returned for this view. This might be because the applied filter excludes all data.

LINE 12 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 12

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	10	593	6420190	CV-Small Business Grant Program	18A	LMJ	\$284,959.04
			6489931	CV-Small Business Grant Program	18A	LMJ	\$2,560.96
	12	591	6399143	CV-Food Assistance Program	05Z	LMC	\$35,000.00
	15	633	6644445	CV-Technical Assistance	18B	LMJ	\$2,275.00
			6695002	CV-Technical Assistance	18B	LMJ	\$500.00
			6720508	CV-Technical Assistance	18B	LMJ	\$12,500.00
			6744208	CV-Technical Assistance	18B	LMJ	\$650.00
			6751756	CV-Technical Assistance	18B	LMJ	\$440.00
			6757036	CV-Technical Assistance	18B	LMJ	\$420.00
			6763387	CV-Technical Assistance	18B	LMJ	\$400.00
			6766606	CV-Technical Assistance	18B	LMJ	\$2,844.00
			6769429	CV-Technical Assistance	18B	LMJ	\$440.00
			6775204	CV-Technical Assistance	18B	LMJ	\$400.00
			6781776	CV-Technical Assistance	18B	LMJ	\$260.00
			6783300	CV-Technical Assistance	18B	LMJ	\$125.00
			6787248	CV-Technical Assistance	18B	LMJ	\$610.00
			6791471	CV-Technical Assistance	18B	LMJ	\$420.00
			6794698	CV-Technical Assistance	18B	LMJ	\$100.00
			6798694	CV-Technical Assistance	18B	LMJ	\$400.00
			6803283	CV-Technical Assistance	18B	LMJ	\$7,700.00
			6807995	CV-Technical Assistance	18B	LMJ	\$100.00
			6810416	CV-Technical Assistance	18B	LMJ	\$430.00
			6815212	CV-Technical Assistance	18B	LMJ	\$440.00
			6817396	CV-Technical Assistance	18B	LMJ	\$100.00
			6822232	CV-Technical Assistance	18B	LMJ	\$1,345.00
			6823976	CV-Technical Assistance	18B	LMJ	\$600.00
			6828422	CV-Technical Assistance	18B	LMJ	\$2,605.00
			6828697	CV-Technical Assistance	18B	LMJ	\$520.00
			6833895	CV-Technical Assistance	18B	LMJ	\$320.00
			6838722	CV-Technical Assistance	18B	LMJ	\$100.00
			6840066	CV-Technical Assistance	18B	LMJ	\$3,490.00
			6846921	CV-Technical Assistance	18B	LMJ	\$640.00
			6849245	CV-Technical Assistance	18B	LMJ	\$100.00
			6851546	CV-Technical Assistance	18B	LMJ	\$500.00
			6855621	CV-Technical Assistance	18B	LMJ	\$506.00
			6856824	CV-Technical Assistance	18B	LMJ	\$2,500.00
			6861079	CV-Technical Assistance	18B	LMJ	\$550.00



Office of Community Planning and Development
U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG-CV Financial Summary Report
SHARON, PA

DATE: 09-30-25
TIME: 15:23
PAGE: 3

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	15	633	6863450	CV-Technical Assistance	18B	LMJ	\$1,214.48
			6867970	CV-Technical Assistance	18B	LMJ	\$528.00
			6870374	CV-Technical Assistance	18B	LMJ	\$3,468.68
			6873029	CV-Technical Assistance	18B	LMJ	\$506.00
			6874293	CV-Technical Assistance	18B	LMJ	\$0.20
			6878848	CV-Technical Assistance	18B	LMJ	\$506.00
			6880768	CV-Technical Assistance	18B	LMJ	\$1,700.00
			6884241	CV-Technical Assistance	18B	LMJ	\$528.00
			6889057	CV-Technical Assistance	18B	LMJ	\$418.00
			6896561	CV-Technical Assistance	18B	LMJ	\$506.00
			6896677	CV-Technical Assistance	18B	LMJ	\$2,410.00
			6901045	CV-Technical Assistance	18B	LMJ	\$473.00
			6905791	CV-Technical Assistance	18B	LMJ	\$528.00
			6906410	CV-Technical Assistance	18B	LMJ	\$198.00
			6910633	CV-Technical Assistance	18B	LMJ	\$484.00
			6916470	CV-Technical Assistance	18B	LMJ	\$352.00
			6916572	CV-Technical Assistance	18B	LMJ	\$2,650.00
			6921832	CV-Technical Assistance	18B	LMJ	\$583.00
			6927490	CV-Technical Assistance	18B	LMJ	\$649.00
			6927816	CV-Technical Assistance	18B	LMJ	\$1,100.00
			6932103	CV-Technical Assistance	18B	LMJ	\$1,006.00
			6940179	CV-Technical Assistance	18B	LMJ	\$462.00
			6944162	CV-Technical Assistance	18B	LMJ	\$506.00
			6948731	CV-Technical Assistance	18B	LMJ	\$100.00
			6949435	CV-Technical Assistance	18B	LMJ	\$550.00
			6953767	CV-Technical Assistance	18B	LMJ	\$616.00
			6958293	CV-Technical Assistance	18B	LMJ	\$100.00
			6958663	CV-Technical Assistance	18B	LMJ	\$594.00
			6963733	CV-Technical Assistance	18B	LMJ	\$528.00
			6966999	CV-Technical Assistance	18B	LMJ	\$872.00
			6971987	CV-Technical Assistance	18B	LMJ	\$506.00
			6976020	CV-Technical Assistance	18B	LMJ	\$550.00
			6976787	CV-Technical Assistance	18B	LMJ	\$125.00
			6979378	CV-Technical Assistance	18B	LMJ	\$418.00
			6982164	CV-Technical Assistance	18B	LMJ	\$120.00
			6984555	CV-Technical Assistance	18B	LMJ	\$594.00
			6985101	CV-Technical Assistance	18B	LMJ	\$1,449.00
			6989320	CV-Technical Assistance	18B	LMJ	\$100.00
			6989890	CV-Technical Assistance	18B	LMJ	\$3,498.99
			6992149	CV-Technical Assistance	18B	LMJ	\$572.00
			6997136	CV-Technical Assistance	18B	LMJ	\$572.00
			6999661	CV-Technical Assistance	18B	LMJ	\$150.00
			7001867	CV-Technical Assistance	18B	LMJ	\$506.00
			7007298	CV-Technical Assistance	18B	LMJ	\$528.00
			7011398	CV-Technical Assistance	18B	LMJ	\$273.00
			7011830	CV-Technical Assistance	18B	LMJ	\$550.00
			7017109	CV-Technical Assistance	18B	LMJ	\$594.00
			7022194	CV-Technical Assistance	18B	LMJ	\$3,873.00
			7027713	CV-Technical Assistance	18B	LMJ	\$594.00
			7031084	CV-Technical Assistance	18B	LMJ	\$506.00
			7031386	CV-Technical Assistance	18B	LMJ	\$350.00
			7035568	CV-Technical Assistance	18B	LMJ	\$572.00
			7040801	CV-Technical Assistance	18B	LMJ	\$539.00
			7042798	CV-Technical Assistance	18B	LMJ	\$350.00
			7044662	CV-Technical Assistance	18B	LMJ	\$572.00
			7049738	CV-Technical Assistance	18B	LMJ	\$616.00
			7052727	CV-Technical Assistance	18B	LMJ	\$275.00
			7054835	CV-Technical Assistance	18B	LMJ	\$572.00
			7058756	CV-Technical Assistance	18B	LMJ	\$550.00
			7061740	CV-Technical Assistance	18B	LMJ	\$75.00
			7063149	CV-Technical Assistance	18B	LMJ	\$638.00



Office of Community Planning and Development
U.S. Department of Housing and Urban Development
Integrated Disbursement and Information System
PR26 - CDBG-CV Financial Summary Report
SHARON, PA

DATE: 09-30-25
TIME: 15:23
PAGE: 4

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	15	633	7067471	CV-Technical Assistance	18B	LMJ	\$682.00
Total							\$413,856.35

LINE 16 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 16

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	12	591	6399143	CV-Food Assistance Program	05Z	LMC	\$35,000.00
Total							\$35,000.00

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	11	592	6403154	CV-Program Administration	21A		\$13,403.53
			6420357	CV-Program Administration	21A		\$6,824.02
			6458580	CV-Program Administration	21A		\$2,440.25
			6591097	CV-Program Administration	21A		\$2,332.20
Total							\$25,000.00