



Community Development Dollars at Work in Denton

The City of Denton strives to provide decent housing, a suitable living environment and expanding economic opportunities for persons of low and moderate incomes through a variety of activities and projects.

Neighborhood Revitalization

The City has been providing funding for rehabilitation of owner-occupied housing units since 1985. Beginning in the mid-90's, reconstruction of substandard units became an eligible activity. Since the beginning of the program in 1985, 335 homeowners have been assisted using \$4,956,331 of CDBG and \$3,572,321 in HOME funding.

Quality Housing

Since 1992, the City has assisted 524 households in the purchase of their first home. CDBG funds in the amount of \$2,329,309 and \$1,105,732 in HOME funds have been spent by the City to provide this assistance. More than the targeted 100 rental units were constructed in Denton over the past five years.

Homeless Services

Emergency Shelter Grants (ESG) are used to support families with transitional housing and homeless prevention programs through rent, security deposit and utility assistance. Funds also provided assistance with child care expenses while the parent searches and secures employment.

Public Services

Each year 15% of CDBG funds are used to provide services from day care for low-income families to health care for those who would not otherwise have access to local physicians or hospitals. The City uses CDBG to leverage other social service funding, including City of Denton general funds. Along with funding for direct services, the City has used a significant portion of its CDBG funding to renovate service facilities such as the day cares and the Denton County's only domestic violence shelter.



Before Construction



After Construction

Community Development Highlights

- Funds leveraged by CDBG and HOME over the past ten years, as reported in the City's year-end performance reports was \$138,053,131. This includes service agency funding from a variety of sources, additional housing funds including private lenders and organizations such as the Denton County Housing Finance Corporation, and City of Denton general funds for public facilities and services.
- On an annual basis with the Home Improvement Program, Minor Repair Program and public facility improvements, CDBG and HOME support (create and/or retain) approximately 330 jobs.

FY 09-10 Program Funding	
Program	Amount
CDBG Grant	\$896,380
HOME Partnership Investment Fund	\$582,576
ESG Grant	\$173,296

Community Development Block Grant (CDBG) Funds

Why do some families have difficulty earning enough income to support themselves? One reason is the inability to obtain adequate child care in a facility that is nearby and safe, so that they can work. In the City of Denton, there are two daycares that provide services to low- and moderate-income households. Denton City County Day School and Fred Moore Day Nursery School provide excellent child care at a price range that allows the parents in these households to find and maintain employment.

The City of Denton has supported these child care services for many years using both CDBG and City general fund dollars. CDBG funds have also been used to complete facility improvements. Without CDBG assistance, these two daycares would not have been able to maintain the provision of services to the low-income population. Many jobs would have been lost.

In 2008 the City of Denton provided CDBG funding to Denton City County Day School (DCCDS) to improve the drainage, play area, interior cabinetry, flooring and painting. But, if you ask the kids, they'll tell you that they are really enjoying the new playground that was purchased and installed using CDBG funds. Eddie Garcia, Executive Director, commented that during the construction, the children kept looking out the windows and asking when the playground was going to be finished. DCCDS has been helping families by providing affordable child care for the past 55 years.



Denton City County Day School Playground

HOME Investment Partnership Funds



The City of Denton has two programs designed to provide financial assistance in the form of both loans and grants to low and moderate income homeowners. Both programs use local contractors to complete these projects and assist the owners by rehabilitating or reconstructing substandard homes. An example of the types of business benefiting from these funds include, but are not limited to general contracting, building material supply, concrete/foundation, demolition/excavation, engineering, framing, roofing, electrician, plumbing, mechanical/HVAC, weatherization, bricking, sheetrock, and flooring companies. These projects affect the Denton community in many ways.

In addition, these funds support both federal income tax revenues through salary payments, and the state sales tax through the purchase of project equipment and materials. Also, housing units significantly improved, increase the property tax base for the City, County and School District. At the same time, owner utility costs are greatly reduced due to the Energy Star improvements completed as a result of the Federal CDBG and HOME programs. The impact both CDBG and HOME funds have in the Denton community are multifaceted. If either of these funding sources were to be eliminated, many households would remain in dangerous substandard housing units.

****Quick Fact ****

In 2009, property taxes generated as a result of the Homebuyer Assistance Program, and the maintenance and improvement of existing units under the Home Improvement Program resulted in more than \$1 million in revenue available to the Denton Independent School District, the City of Denton and Denton County.

