State of Texas
2019 Disasters
(CDBG-DR)
Action Plan Amendment 2:
Appendix G

Texas General Land Office

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Appendix H: 2019 Disasters Grant Agreement Specific Conditions

Following the State of Texas 2019 Disasters Action Plan approval on October 15, 2020, HUD issued a grant agreement to the State of Texas, which included several specific conditions. Among other items, the state of Texas is required to "submit a substantial action plan amendment upon the award of CDBG-DR funds through its method of distribution and/or competition process that identifies the entities that have received funds and the amount of each award. The substantial amendment shall also include data to identify protected classes, racially and ethnically concentrated areas, and concentrated areas of poverty, within the HUD-identified and grantee-identified most impacted and distressed areas (MIDs) and provide a meaningful analysis that describes how those identified populations and areas may be impacted by those newly funded activities."[90]

The Affordable Rental Program area is comprised of ten eligible Texas counties in two distinct regions as identified by HUD and the state for the 2019 Lower Rio Grande Valley Floods (DR-4454) and Tropical Storm Imelda (DR-4466). The GLO received 23 applications for a combined total of $96,675,546.16 for approximately $31.55 million in available funds. As detailed in section 5.5.3 of the Action Plan, the GLO issued a Notice of Finding Availability / Request for Proposals (NOFA/RFP) that established the application process and acceptance period, threshold criteria (including applicable building codes), selection criteria, and the award process.

The 2019 Disasters eligible area and state of Texas demographics differ in a few key areas. The eligible area is 48.55% Hispanic or Latino, compared to the state, which is 39.3%. The percentage of Black or African Americans alone is 14.34% for the eligible area vs. 11.8% for the state, while the rate of White alone population is 30.28% for the eligible area and 42% for the state. Also of note is the difference in poverty rate, 17.68% for the eligible area and 14.7% for the state.

Due to these deviations, the most statistically sound comparison for the purposes of this analysis was to compare the projects awarded to the 2019 Disasters eligible area rather than the State of Texas as a whole.

The GLO reviewed the HUD Racially or Ethnically Concentrated Areas of Poverty (R/ECAP) Mapping tool which showed that five of the seven project beneficiary areas overlap with a total of 28 R/ECAP census tracts. The GLO designed fully objective project selection criteria to select projects to be funded by the Affordable Rental Program. These criteria were designed to be responsive to the requirements in the Federal Register notice, prioritizing high opportunity zones as applied to AFFH, extremely low-income areas, LMI population, serving persons with disabilities beyond minimum requirements and cost-effectiveness.

The Affordable Rental Program awardees received $31,550,000 in eight awards. The program represents 13.87% of the $227,510,000 allocated to the State of Texas for the 2019 Disasters.

In the analysis of the resulting awards, five of the ten eligible counties had applicants that were awarded projects. The eight projects across the five counties will be 80% - 100% exclusive low-

[90] CDBG-DR Grant Agreement, State of Texas, Unique Federal Award Identification Numbers B-19-DV-48-0001, and B-19-DV-48-0002, March 19, 2023

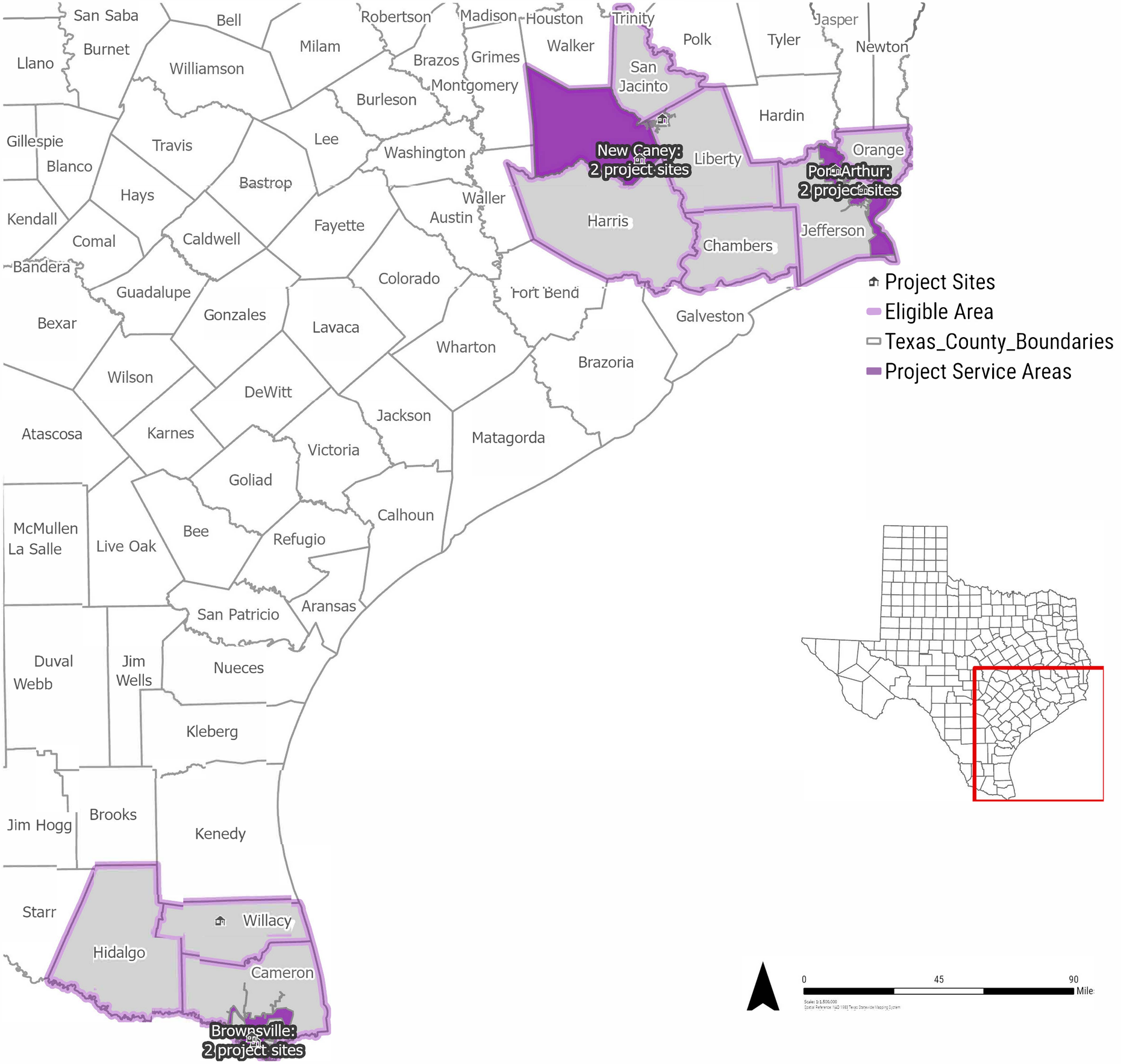
and moderate-income units. To comply with the HUD Grant Agreement Specific Condition laid out above, the state is providing the following:

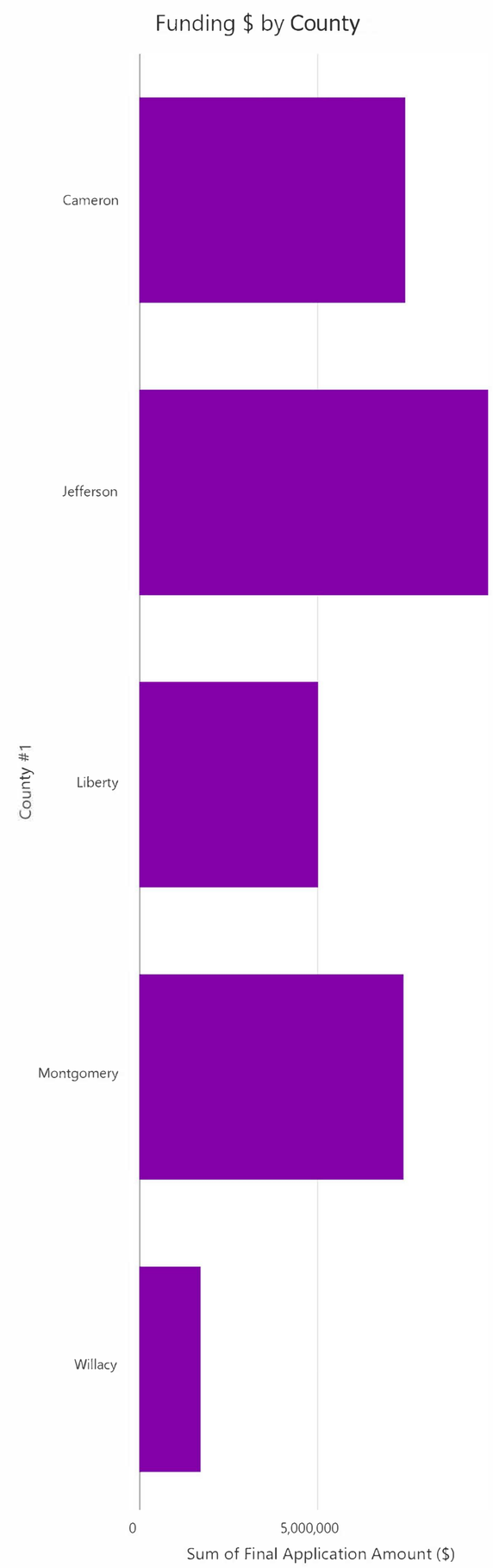
- Awardee project service areas
- R/ECAPs and awarded project service areas in the eligible region
- List of awarded Affordable Rental Program projects
- Protected classes compared by awarded projects and total 2019 Disasters eligible area
- Awarded projects:
    - Meaningful project analysis
    - Table of project protected classes statistics
    - Project service area map by county
    - Racial and ethnic makeup by project service area and county
    - Population and poverty by project service area and county

The table for protected classes statistics for each awarded project and each 2019 Disasters eligible county provided specific data summaries for five of the seven protected classes (see table below). In conducting a data assessment and review for this Specific Condition, no pertinent data is available to identify the protected classes of Color and Religion at a relevant level of analysis.

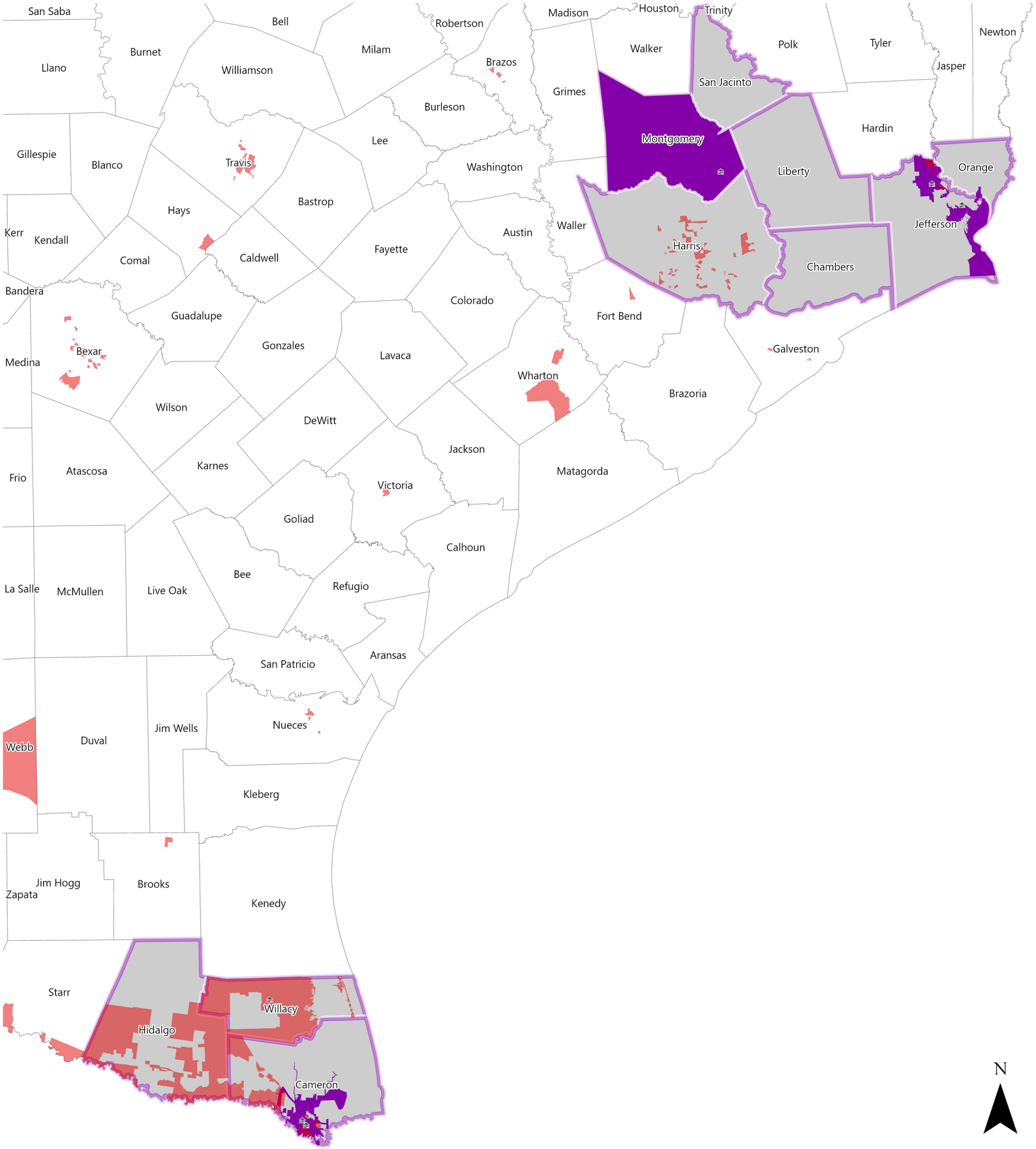
Protected Classes	Source
Race	ACS 5-Year, 2019, Table: DP05, data.census.gov
National Origin	ACS 5-Year, 2019, Table: DP02, data.census.gov
Sex	ACS 5-Year, 2019, Table: DP05, data.census.gov
Familial Status	ACS 5-Year, 2019, Table: DP02, data.census.gov
Disability	ACS 5-Year, 2019, Table: DP02, data.census.gov
Color	No Data Available
Religion	No Data Available

Project Service Areas by County



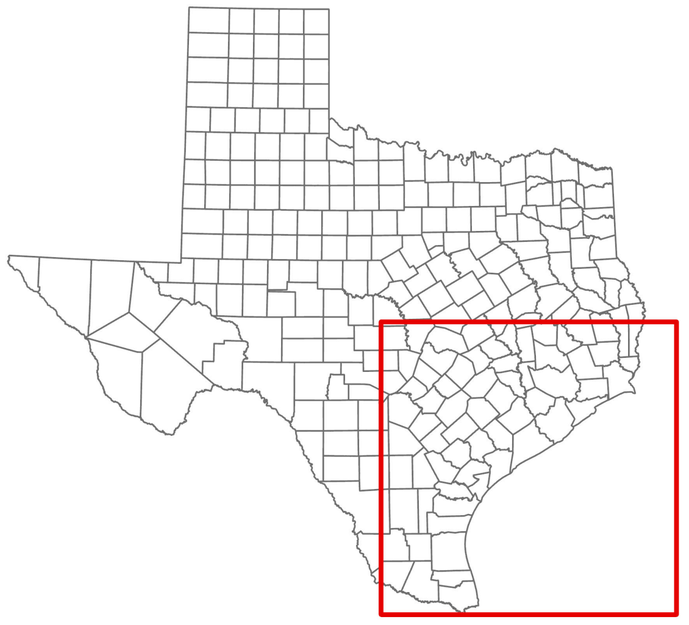


R/ECAPs in the Impact Counties



- Project Site
- R/ECAPs in the State of Texas
- Project Service Areas
- County Boundaries
- Eligible Area

*HUD R/ECAP Data Source: American Communities Survey (ACS), 2009-2013; Decennial Census (2010); Brown Longitudinal Tract Database (LTDB) based on decennial census data, 1990, 200, & 2010.



N

0 30 60 120 Miles

Scale: 1:9,000,000

Spatial Reference: NAD 1981 Texas Centric Mapping System Albers

Credits: US Census Bureau, ESRI, Texas General Land Office

Awarded 2019 Disasters Affordable Rental Program Projects

Application ID	Competition	Application Title	County	Units	LMI Units	Amount ($)	Benefit Area
CDR17-1377-APP	HUD MID - Imelda	Cleveland Pioneer Crossing	Liberty	32	18	$ 5,000,000.00	City of Cleveland
CDR17-1337-APP	HUD MID - Imelda	Stonegate Manor	Jefferson	240	215	$ 5,000,000.00	City of Port Arthur
CDR17-1338-APP	HUD MID - Imelda	Sunlight Manor	Jefferson	120	80	$ 4,999,820.00	City of Beaumont
CDR17-1340-APP	HUD MID - Imelda	New Caney Royal Garden	Montgomery	32	19	$ 5,000,000.00	Montgomery County
CDR17-1341-APP	HUD MID - Imelda	New Caney Pioneer Crossing	Montgomery	12	7	$ 2,400,680.00	Montgomery County
CDR17-1342-APP	HUD MID - LRGV	La Villita Apartments	Cameron	140	72	$ 3,000,000.00	City of Brownsville
CDR17-1343-APP	HUD MID - LRGV	BCC Village Townhomes	Cameron	32	32	$ 4,450,000.00	City of Brownsville
CDR17-1344-APP	State MID - LRGV	La Perla Estates	Willacy	8	8	$ 1,699,500.00	City of San Perlita

Project Name	2019 Disasters Eligible Area		Liberty County		Jefferson County		Montgomery		Cameron County		Willacy County		Cleveland Pioneer Crossing		Stonegate Manor		Sunlight Manor		New Caney Royal Garden		New Caney Pioneer Crossing		BCC Village Homes		La Villita Apartments		La Perla Estates	
Competition													HUD MID - Imelda		HUD MID - Imelda		HUD MID - Imelda		HUD MID - Imelda		HUD MID - Imelda		HUD MID - LRGV		HUD MID - LRGV		State MID - LRGV	
Application ID													CDR17-1377-APP		CDR17-1337-APP		CDR17-1338-APP		CDR17-1340-APP		CDR17-1341-APP		CDR17-1343-APP		CDR17-1342-APP		CDR17-1344-APP	
Project Type													New Construction		Rehabilitation		Rehabilitation		New Construction		New Construction		New Construction		Rehabilitation		New Construction	
Benefit Area													City of Cleveland		City of Port Arthur		City of Beaumont		Montgomery County		Montgomery County		City of Brownsville		City of Brownsville		City of San Perlita	
Low- and Moderate-Income[1]	47.96%		49.10%		43.39%		36.19%		55.14%		62.41%		71.10%		56.60%		46.20%		36.19%		36.19%		55.30%		55.30%		69.90%	
Median Household Income[2]	$58,730		$51,494		$51,248		$80,902		$38,758		$35,521		$41,407		$36,557		$50,632		$80,902		$80,902		$38,588		$38,588		$38,000	
Poverty Rate[3]	17.68%		14.10%		17.66%		9.90%		28.88%		26.97%		14.45%		27.25%		18.60%		9.25%		9.25%		29.30%		29.30%		30.96%	
Total Population[4]	6,987,017		83,702		254,340		571,949		421,666		21,588		8,061		55,109		118,151		571,949		571,949		182,271		182,271		730	
Protected Classes	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent	Estimate	Percent
RACE[4]																												
Hispanic or Latino (of any race)	3,392,471	48.55%	20,788	24.84%	52,708	20.72%	138,081	24.14%	378,081	89.70%	19,039	88.19%	2,847	35.32%	19,026	34.52%	20,181	17.08%	138,081	24.14%	138,081	24.14%	171,027	93.83%	171,027	93.83%	701	96.03%
Not Hispanic or Latino	3,594,546	51.45%	62,914	75.16%	201,632	79.28%	433,868	75.86%	43,585	10.30%	2,549	11.81%	5,214	64.68%	36,083	65.48%	97,970	82.92%	433,868	75.86%	433,868	75.86%	11,244	6.17%	11,244	6.17%	29	3.97%
White alone	2,115,513	30.28%	52,983	75.16%	103,229	79.28%	377,623	66.00%	37,770	9.00%	2,427	11.81%	3,747	46.48%	10,326	18.74%	37,867	32.05%	377,623	75.86%	377,623	75.86%	9,008	4.94%	9,008	4.94%	29	3.97%
Black or African American alone	1,001,921	14.34%	8,239	9.84%	85,092	33.46%	27,435	4.80%	1,683	0.40%	119	0.55%	1,327	16.46%	20,994	38.10%	54,981	46.53%	27,435	4.80%	27,435	4.80%	705	0.39%	705	0.39%	-	0.00%
American Indian and Alaska Native alone	11,746	0.17%	411	0.49%	515	0.20%	1,085	0.19%	573	0.10%	0	0.00%	-	0.00%	109	0.20%	252	0.21%	1,085	0.19%	1,085	0.19%	240	0.13%	240	0.13%	-	0.00%
Asian alone	360,290	5.16%	439	0.52%	9,493	3.73%	16,677	2.92%	2,792	0.70%	0	0.00%	9	0.11%	4,000	7.26%	3,697	3.13%	16,677	2.92%	16,677	2.92%	1,046	0.57%	1,046	0.57%	-	0.00%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	8	0.01%	130	0.05%	207	0.04%	47	0.00%	0	0.00%	-	0.00%	58	0.11%	38	0.03%	207	0.04%	207	0.04%	16	0.01%	16	0.01%	-	0.00%
Some other race alone	13,295	0.19%	37	0.04%	220	0.09%	664	0.12%	49	0.00%	0	0.00%	-	0.00%	91	0.17%	77	0.07%	664	0.12%	664	0.12%	30	0.02%	30	0.02%	-	0.00%
Two or more races	88,865	1.27%	797	0.95%	2,953	1.16%	10,177	1.78%	671	0.20%	3	0.01%	131	1.63%	505	0.92%	1,058	0.90%	10,177	1.78%	10,177	1.78%	199	0.11%	199	0.11%	-	0.00%
NATIONAL ORIGIN[5]																												
Native	5,323,882	76.20%	76,919	91.90%	223,852	88.01%	494,698	86.49%	324,484	77.00%	18,367	85.08%	7,099	88.07%	42,333	76.82%	105,720	89.48%	494,698	86.49%	494,698	86.49%	130,186	71.42%	130,186	71.42%	661	90.55%
Born in United States	5,221,911	74.74%	76,244	91.09%	221,466	87.07%	484,238	84.66%	318,542	75.50%	18,240	84.49%	6,907	85.68%	41,546	75.39%	104,891	88.78%	484,238	84.66%	484,238	84.66%	127,086	69.72%	127,086	69.72%	650	89.04%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	675	0.81%	2,386	0.94%	10,460	1.83%	5,942	1.40%	127	0.59%	192	2.38%	787	1.43%	829	0.70%	10,460	1.83%	10,460	1.83%	3,100	1.70%	3,100	1.70%	11	1.51%
Foreign born	1,663,135	23.80%	6,783	8.10%	30,488	11.99%	77,251	13.51%	97,182	23.00%	3,221	14.92%	962	11.93%	12,776	23.18%	12,431	10.52%	77,251	13.51%	77,251	13.51%	52,085	28.58%	52,085	28.58%	69	9.45%
SEX[4]																												
Male	3,463,770	49.57%	41,320	49.37%	130,051	51.13%	283,117	49.50%	204,948	48.60%	11,663	54.03%	3,973	49.29%	26,780	48.59%	57,340	48.53%	283,117	49.50%	283,117	49.50%	87,970	48.26%	87,970	48.26%	361	49.45%
Female	3,523,247	50.43%	42,382	50.63%	124,289	48.87%	288,832	50.50%	216,718	51.40%	9,925	45.97%	4,088	50.71%	28,329	51.41%	60,811	51.47%	288,832	50.50%	288,832	50.50%	94,301	51.74%	94,301	51.74%	369	50.55%
FAMILIAL STATUS[5]																												
Total households	2,342,634	100.00%	26,873		92,988		198,649		124,605	100.00%	5,782		2,724		20,010		45,839		198,649		198,649		52,162	100.00%	52,162	100.00%	178	
Married-couple family	1,151,880	49.17%	14,920	55.52%	40,846	43.93%	119,139	59.97%	65,112	52.30%	2,931	50.69%	1,223	44.90%	7,741	38.69%	18,013	39.30%	119,139	59.97%	119,139	59.97%	27,358	52.45%	27,358	52.45%	94	52.81%
With own children of the householder under 18 years	544,466	23.24%	5,592	20.81%	16,241	17.47%	54,583	27.48%	30,715	24.66%	1,067	18.45%	355	13.03%	3,605	18.02%	6,470	14.11%	54,583	27.48%	54,583	27.48%	13,712	26.29%	13,712	26.29%	31	17.42%
Cohabiting couple household	131,318	5.61%	1,296	4.82%	5,022	5.40%	10,204	5.14%	4,265	3.40%	311	5.38%	108	3.96%	1,049	5.24%	2,410	5.26%	10,204	5.14%	10,204	5.14%	1,469	2.82%	1,469	2.82%	7	3.93%
With own children of the householder under 18 years	58,018	2.48%	616	2.29%	1,765	1.90%	3,987	2.01%	2,194	1.80%	161	2.78%	37	1.36%	327	1.63%	1,083	2.36%	3,987	2.01%	3,987	2.01%	913	1.75%	913	1.75%	-	0.00%
FAMILIAL STATUS[5]																												
Male householder, no spouse/partner present	413,477	17.65%	4,188	15.58%	17,917	19.27%	27,371	13.78%	17,408	14.00%	888	15.36%	395	14.50%	4,392	21.95%	9,076	19.80%	27,371	13.78%	27,371	13.78%	6,572	12.60%	6,572	12.60%	13	7.30%
With own children of the householder under 18 years	32,689	1.40%	267	0.99%	1,026	1.10%	3,016	1.52%	2,174	1.70%	115	1.99%	22	0.81%	271	1.35%	433	0.94%	3,016	1.52%	3,016	1.52%	865	1.66%	865	1.66%	-	0.00%
Householder living alone	279,290	11.92%	3,183	11.84%	13,875	14.92%	18,320	9.22%	10,091	8.10%	505	8.73%	287	10.54%	3,259	16.29%	7,141	15.58%	18,320	9.22%	18,320	9.22%	3,614	6.93%	3,614	6.93%	6	3.37%
65 years and over	57,254	2.44%	1,003	3.73%	3,284	3.53%	4,480	2.26%	3,953	3.20%	151	2.61%	41	1.51%	812	4.06%	1,485	3.24%	4,480	2.26%	4,480	2.26%	1,253	2.40%	1,253	2.40%	-	0.00%
Female householder, no spouse/partner present	645,959	27.57%	6,469	24.07%	29,203	31.41%	41,935	21.11%	37,820	30.40%	1,652	28.57%	998	36.64%	6,828	34.12%	16,340	35.65%	41,935	21.11%	41,935	21.11%	16,763	32.14%	16,763	32.14%	64	35.96%
With own children of the householder under 18 years	179,004	7.64%	1,367	5.09%	7,653	8.23%	9,483	4.77%	13,229	10.60%	439	7.59%	313	11.49%	1,864	9.32%	4,683	10.22%	9,483	4.77%	9,483	4.77%	6,325	12.13%	6,325	12.13%	5	2.81%
Householder living alone	292,342	12.48%	3,527	13.12%	14,544	15.64%	22,961	11.56%	13,688	11.00%	534	9.24%	429	15.75%	3,017	15.08%	8,022	17.50%	22,961	11.56%	22,961	11.56%	5,197	9.96%	5,197	9.96%	29	16.29%
65 years and over	115,740	4.94%	1,842	6.85%	6,753	7.26%	10,376	5.22%	7,628	6.10%	330	5.71%	169	6.20%	1,358	6.79%	3,482	7.60%	10,376	5.22%	10,376	5.22%	2,916	5.59%	2,916	5.59%	18	10.11%
Households with one or more people under 18 years	921,418	39.33%	9,311	34.65%	30,279	32.56%	76,963	38.74%	57,083	45.80%	2,399	41.49%	949	34.84%	6,989	34.93%	14,350	31.31%	76,963	38.74%	76,963	38.74%	25,618	49.11%	25,618	49.11%	75	42.13%
Households with one or more people 65 years and over	540,791	23.08%	7,964	29.64%	25,381	27.29%	50,292	25.32%	38,630	31.00%	2,014	34.83%	647	23.75%	5,027	25.12%	12,057	26.30%	50,292	25.32%	50,292	25.32%	15,277	29.29%	15,277	29.29%	68	38.20%
DISABILITY[5]																												
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	76,291		240,481	100%	569,445	100%	419,669	100%	20,335	100%	7,451		54,541		116,367		569,445	100%	569,445	100%	181,230	100%	181,230	100%	730	
With a disability	716,515	10.25%	13,015	17.06%	34,855	14.49%	56,596	9.94%	52,089	12.40%	3,425	16.84%	1,370	18.39%	7,716	14.15%	17,581	15.11%	56,596	9.94%	56,596	9.94%	20,223	11.16%	20,223	11.16%	176	24.11%

[1]HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2]ACS 5-Year, 2019, Table: S1903, data.census.gov
[3]ACS 5-Year, 2018, Table: S1701, data.census.gov
[4]ACS 5-Year, 2019, Table: DP05, data.census.gov
[5]ACS 5-Year, 2019, Table: DP02, data.census.gov

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Liberty County		Cleveland Pioneer Crossing	
Competition					HUD MID - Imelda	
Application ID					CDR17-1377-APP	
Project Type					New Construction	
Benefit Area					City of Cleveland	
Low- and Moderate-Income[1]	47.96%		49.10%		71.10%	
Median Household Income[2]	$58,730		$51,494		$41,407	
Poverty Rate[3]	17.68%		14.10%		14.45%	
Total Population[4]	6,987,017		83,702		8,061	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	20,788	24.84%	2,847	35.32%
Not Hispanic or Latino	3,594,546	51.45%	62,914	75.16%	5,214	64.68%
White alone	2,115,513	30.28%	52,983	75.16%	3,747	46.48%
Black or African American alone	1,001,921	14.34%	8,239	9.84%	1,327	16.46%
American Indian and Alaska Native alone	11,746	0.17%	411	0.49%	-	0.00%
Asian alone	360,290	5.16%	439	0.52%	9	0.11%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	8	0.01%	-	0.00%
Some other race alone	13,295	0.19%	37	0.04%	-	0.00%
Two or more races	88,865	1.27%	797	0.95%	131	1.63%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	76,919	91.90%	7,099	88.07%
Born in United States	5,221,911	74.74%	76,244	91.09%	6,907	85.68%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	675	0.81%	192	2.38%
Foreign born	1,663,135	23.80%	6,783	8.10%	962	11.93%
SEX[4]						
Male	3,463,770	49.57%	41,320	49.37%	3,973	49.29%
Female	3,523,247	50.43%	42,382	50.63%	4,088	50.71%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	26,873		2,724	
Married-couple family	1,151,880	49.17%	14,920	55.52%	1,223	44.90%
With own children of the householder under 18 years	544,466	23.24%	5,592	20.81%	355	13.03%
Cohabiting couple household	131,318	5.61%	1,296	4.82%	108	3.96%
With own children of the householder under 18 years	58,018	2.48%	616	2.29%	37	1.36%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	4,188	15.58%	395	14.50%
With own children of the householder under 18 years	32,689	1.40%	267	0.99%	22	0.81%
Householder living alone	279,290	11.92%	3,183	11.84%	287	10.54%
65 years and over	57,254	2.44%	1,003	3.73%	41	1.51%
Female householder, no spouse/partner present	645,959	27.57%	6,469	24.07%	998	36.64%
With own children of the householder under 18 years	179,004	7.64%	1,367	5.09%	313	11.49%
Householder living alone	292,342	12.48%	3,527	13.12%	429	15.75%
65 years and over	115,740	4.94%	1,842	6.85%	169	6.20%
Households with one or more people under 18 years	921,418	39.33%	9,311	34.65%	949	34.84%
Households with one or more people 65 years and over	540,791	23.08%	7,964	29.64%	647	23.75%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	76,291		7,451	
With a disability	716,515	10.25%	13,015	17.06%	1,370	18.39%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

HI Pioneer Crossing LLC, – Cleveland Pioneer Crossing: Liberty County – $5,000,000.00

Cleveland Pioneer Crossing is a new development of 32-unit garden style apartments located at 414 North Holly Avenue, Cleveland, TX, 77327. The project was awarded $5,000,000 from the 2019 Affordable Rental Program and is located in Liberty County, designated a HUD MID county from Tropical Storm Imelda in 2019. Of the 32 units, 18 will be designated LMI (56.25%).

The project will include three buildings of up to three floors constructed on concrete slab with 100% masonry and fiber siding cement exteriors. The individual units will have nine-foot ceilings, covered entries and balconies/patios, self-cleaning ovens, refrigerators with ice makers, laundry connections, and storage rooms. Construction will include full perimeter fencing, a gazebo with sitting area, a community laundry room, a covered pavilion with barbecue grills and picnic tables, a horseshoe pit, and a putting green or shuffleboard court. Residents will have also access to a furnished fitness center, equipped business center (or equipped computer learning center), a furnished community room, and a community dining room. The construction will utilize R-15 Walls and R-30 Ceilings with 14 SEER HVAC air conditioning. Each unit will promote green building practices through water conserving features, sub-metered utilities, thermally and draft efficient doors, and green construction waste management practices.

The development site is located across the street from a public housing authority development and a manufactured housing community. There are ample amenities nearby and several food stores within two miles, such as Brookshire Brothers, HEB, and a Walmart Supercenter. There are other retail options nearby including three pharmacies, auto parts shops, FedEx, the US Postal Service, and other smaller specialty retailers. There is a transit system via the Brazos Transit District with a line within two blocks of the development site. In addition, many of Cleveland's municipal services are within a few blocks of the development site including the Municipal court, City Hall, the police department, parks, the fire station, Civic Center, and library.

Cleveland has 8,061 residents in Liberty County, which has 83,702 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Cleveland is $41,407, less than Liberty County's median income of $51,494, and less than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Cleveland is 14.45%, greater than Liberty County's rate of 14.10%, and less than the eligible area's poverty rate of 17.68%. Cleveland's LMI percentage of 71.10% is greater than Liberty County's percentage of 49.10% and greater than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Cleveland's population is 35.00% Hispanic or Latino origin, greater than Liberty County's 24.80% and less than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Cleveland is 46.48% white alone, less than Liberty County's white alone percentage of 63.30% and greater than the 2019 Disasters eligible area's percentage of 30.28%. Cleveland is 16.46% Black or African alone, greater than Liberty County's percentage of 9.80% and greater than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Cleveland is 0.00%, which is less than Liberty County and less than the 2019 Disasters eligible area, who are at 0.50% and 0.17% respectively. Cleveland is 0.11% Asian alone, less than Liberty County's percentage of 0.50% and less than the 2019 Disasters eligible area's

rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Cleveland is 0.00%, which is equal to Liberty County at 0.00% and less than the 2019 Disasters eligible area at 0.04%. In Cleveland, 1.63% of the population is two or more races, greater than Liberty County, which is at 1.00%, and greater than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 85.68% in Cleveland, less than Liberty County at 91.90%, and greater than the eligible area, which is at 74.74%

Cleveland is 49.29% male, less than Liberty County's percentage of 49.40% and less than the 2019 Disasters eligible area's percentage of 49.57%. Cleveland is 50.71% female, greater than the 50.60% of Liberty County and greater than the area's female percentage of 50.43%.

The households in Cleveland are comprised of 44.90% married couple families, which is less than Liberty County's 55.50% and less than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Cleveland that are occupied by married couples who have their own children in the household under 18 is 13.03%. This is less than Liberty County's percentage of 20.80% and less than the 2019 Disasters eligible area's percentage of 23.24%. Cleveland's households are 3.96% cohabitating households, less than Liberty County's percentage of 4.80% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 1.36% of households in Cleveland, which is less than Liberty County's 2.30% and less than the 2019 Disasters eligible area's 2.48%

In Cleveland, 36.64% of households are occupied by a female householder with no spouse or partner present, greater than the Liberty County at 24.10% and greater than the 2019 Disasters eligible area at 27.57%. Cleveland's households are 11.49% occupied by female householders with no spouse or partner present and their own children in the household under 18, greater than Liberty County's percentage of 5.10% and greater than the 2019 Disasters eligible area's percentage of 7.64%. Cleveland's households are 15.75% occupied by female householders living alone, greater than Liberty County at 13.10%, and greater than the 2019 Disasters eligible area at 12.48%. The households in Cleveland are 6.20% occupied by female householders over the age of 65 with no partner or spouse present, making it less than Liberty County and greater than the 2019 Disasters eligible area, which are at 6.90% and 4.94% respectively.

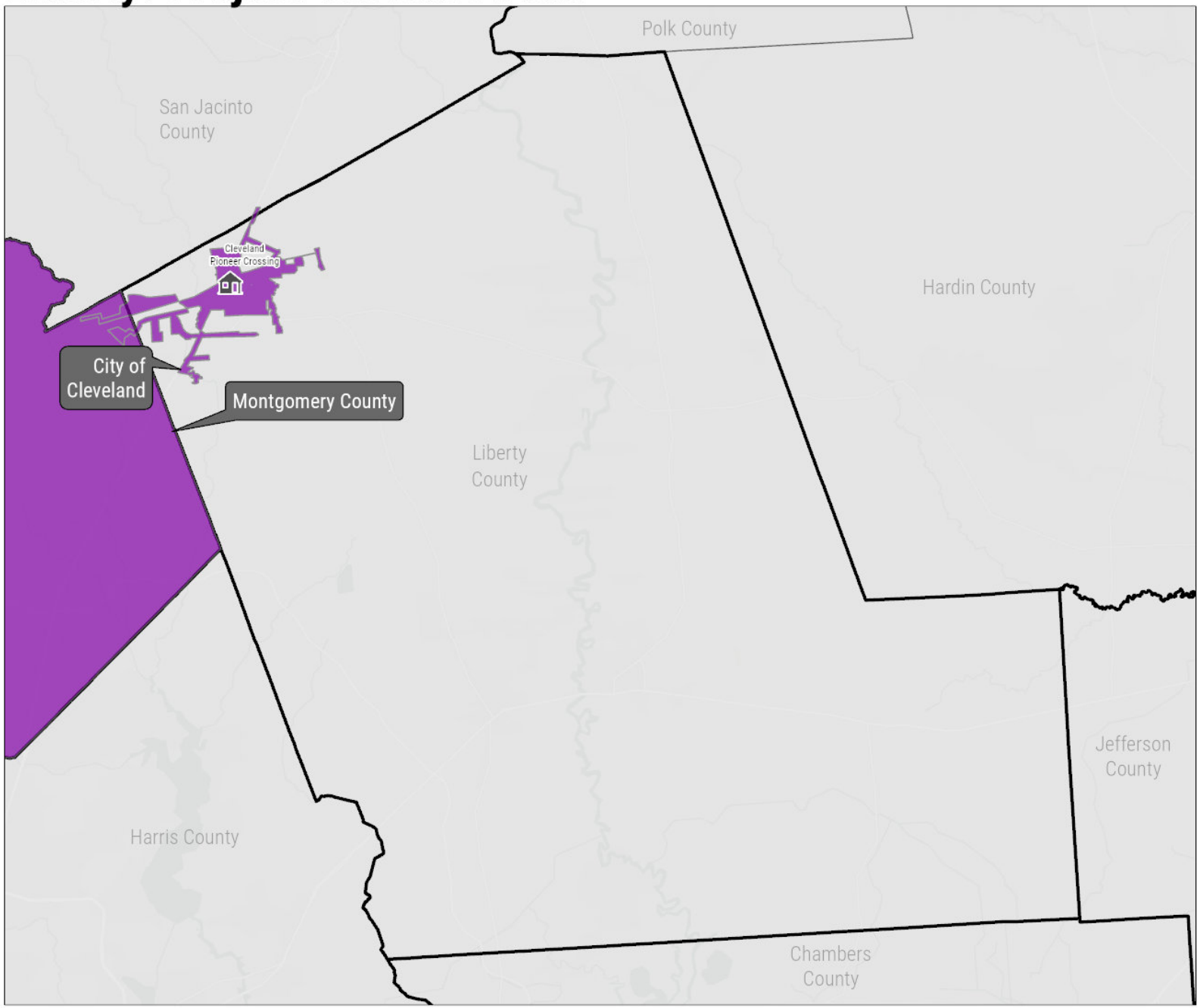
Cleveland is comprised of 14.50% households that are occupied by a male with no spouse or partner present, less than Liberty County's percentage of 15.60% and less than the 2019 Disasters eligible area's percentage of 17.65%. Cleveland's households are 0.81% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, less than Liberty County, which is at 1.00% and less than the 2019 Disasters eligible area's 1.4%. Within Cleveland, 14.50% of households are occupied by a male living alone, which is greater than Liberty County's 11.80% and greater than the 2019 Disasters eligible area's percentage of 11.92%. Cleveland's households are 1.51% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than Liberty County at 3.70% and less than the 2019 Disasters eligible area at 2.44%.

In Cleveland, 34.84% of households have one or more people under the age of 18. This is greater than Liberty County, which is at 34.60% and less than the 2019 Disasters eligible area at 39.33%. The percentage of households within Cleveland that have one or more people of 65 or older is 34.84%, which is greater than Liberty County's 29.60% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Cleveland is 18.39%, greater than Liberty County's 17.10%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

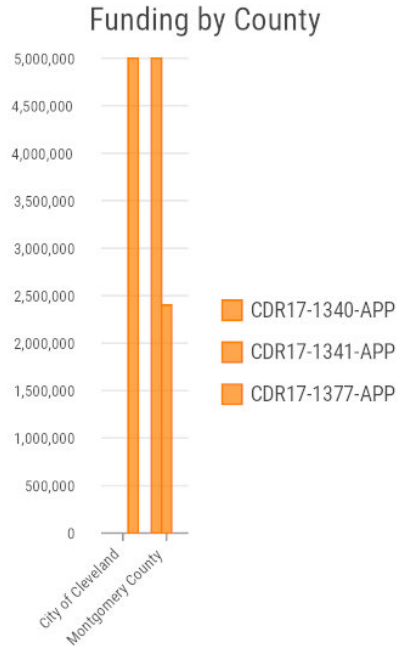
Cleveland has zero census tracts that are designated as R/ECAPs. Liberty County has a total of zero census tracts that are designated as R/ECAPs.

Liberty: Project Service Areas

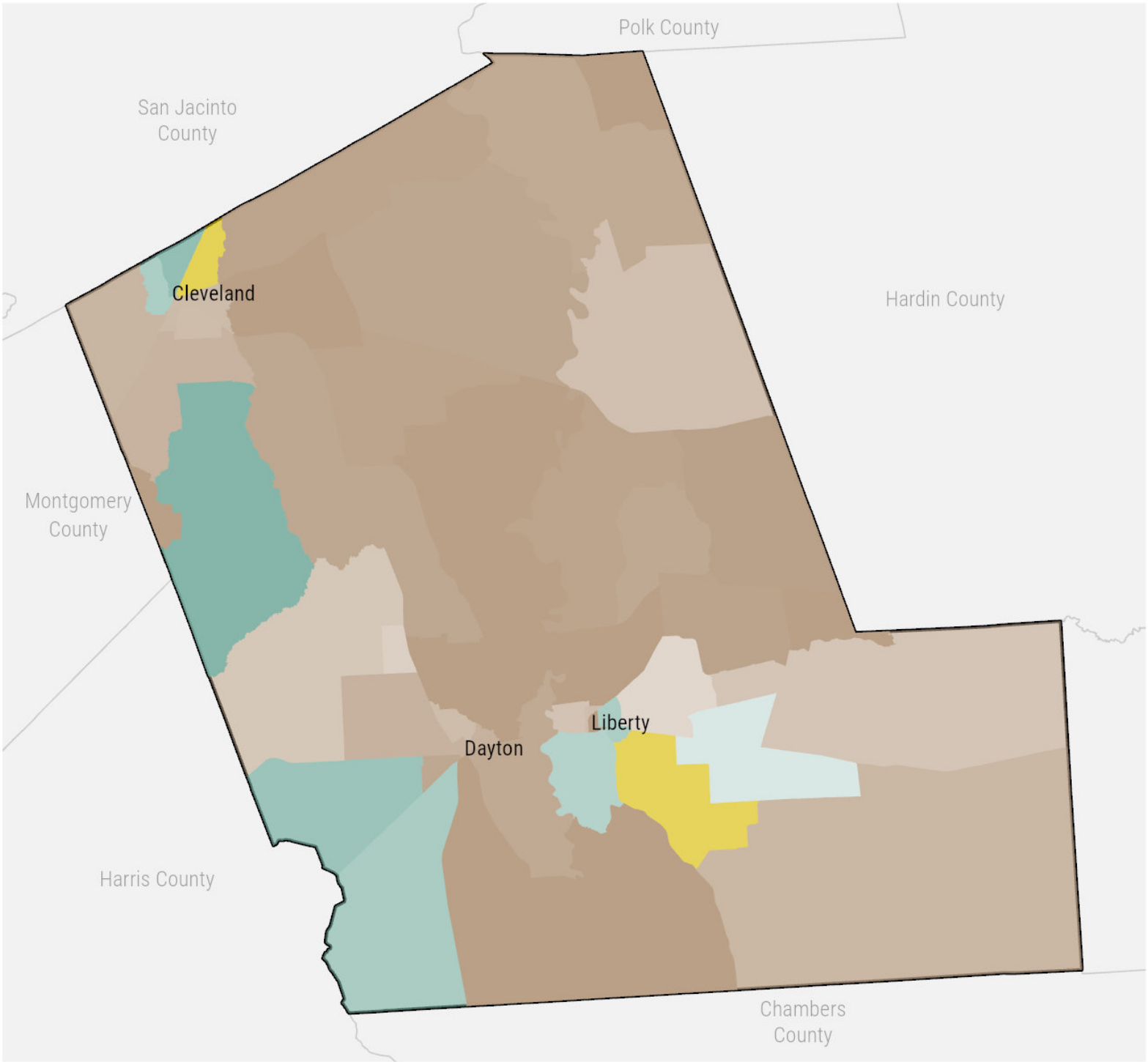


County Boundaries
Project Sites
Project Service Areas

Awardee	Application ID	Total Benefs.
Montgomery County	CDR17-1341-APP	12
Montgomery County	CDR17-1340-APP	32
City of Cleveland	CDR17-1377-APP	32



Liberty County: Racial and Ethnic Makeup by Block Group



ACS Race and Ethnicity Variables

Predominant Category

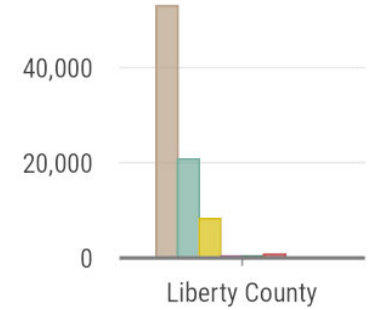
- Non-Hispanic White Population
- Hispanic or Latino Population
- Black or African American Population
- Asian Population
- American Indian and Alaska Native Population
- Two or More Races Population
- Native Hawaiian and Other Pacific Islander Population
- Some Other Race Population

Strength of Predominance

0 - 15
15 - 85
85 - 100

Note: Block Groups with no predominant category or no

Population by Category



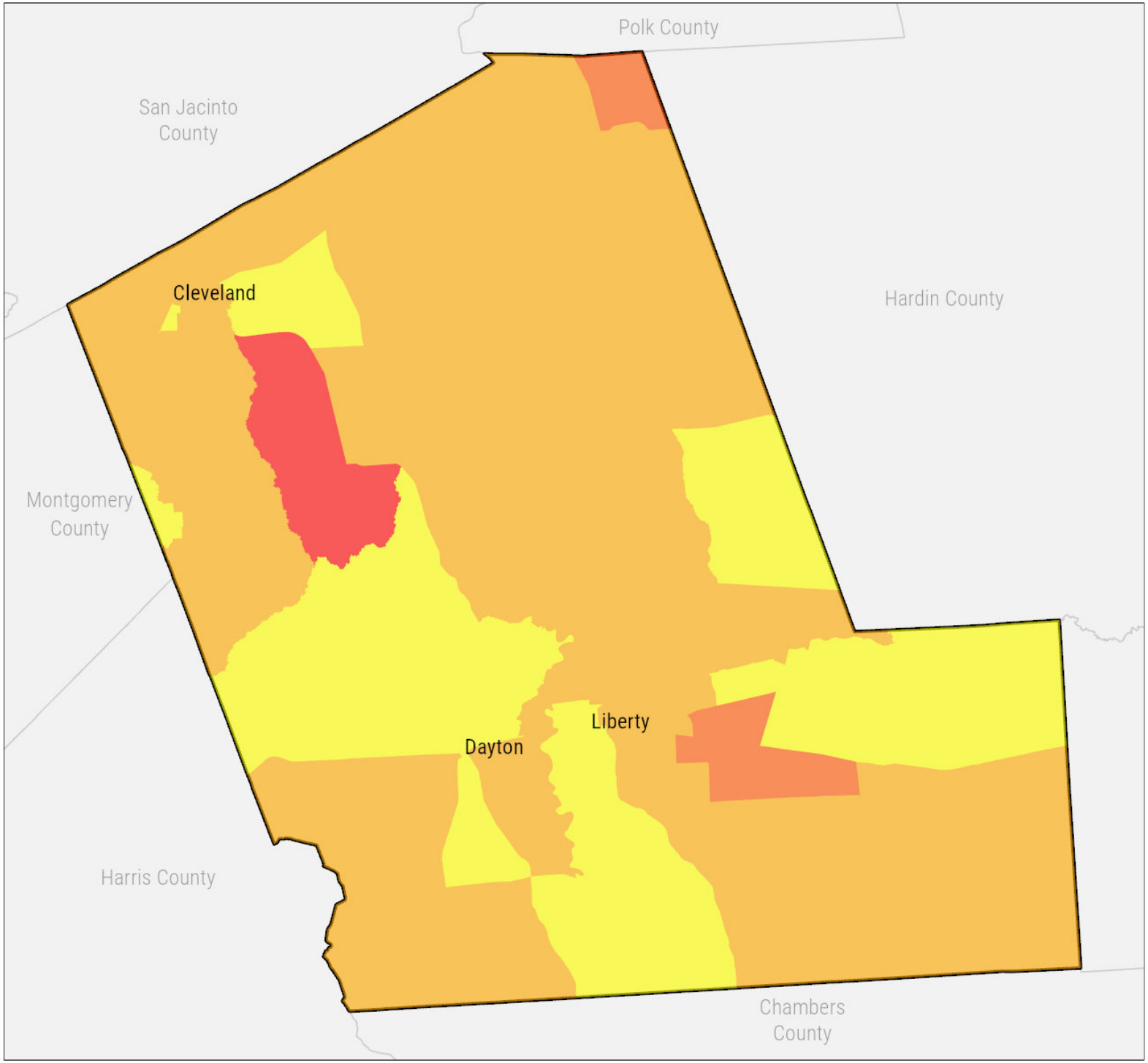
N

0 5 9 Miles

Scale: 1:392,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

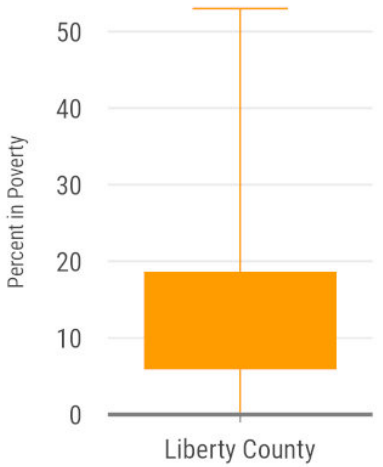
Liberty County: Population in Poverty by Block Group

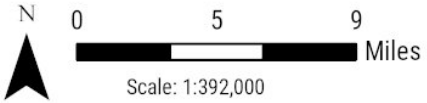


Percent of Population in Poverty

- ≤ 10 percent (20 Block Groups)
- 10 - 25 percent (28 Block Groups)
- 25 - 45 percent (2 Block Groups)
- ≥ 45 percent (1 Block Groups)
- RECAP Areas

Distribution of Percent in Poverty





Scale: 1:392,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Jefferson County		Stonegate Manor	
Competition					HUD MID - Imelda	
Application ID					CDR17-1337-APP	
Project Type					Rehabilitation	
Benefit Area					City of Port Arthur	
Low- and Moderate-Income[1]	47.96%		43.39%		56.60%	
Median Household Income[2]	$58,730		$51,248		$36,557	
Poverty Rate[3]	17.68%		17.66%		27.25%	
Total Population[4]	6,987,017		254,340		55,109	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	52,708	20.72%	19,026	34.52%
Not Hispanic or Latino	3,594,546	51.45%	201,632	79.28%	36,083	65.48%
White alone	2,115,513	30.28%	103,229	79.28%	10,326	18.74%
Black or African American alone	1,001,921	14.34%	85,092	33.46%	20,994	38.10%
American Indian and Alaska Native alone	11,746	0.17%	515	0.20%	109	0.20%
Asian alone	360,290	5.16%	9,493	3.73%	4,000	7.26%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	130	0.05%	58	0.11%
Some other race alone	13,295	0.19%	220	0.09%	91	0.17%
Two or more races	88,865	1.27%	2,953	1.16%	505	0.92%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	223,852	88.01%	42,333	76.82%
Born in United States	5,221,911	74.74%	221,466	87.07%	41,546	75.39%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	2,386	0.94%	787	1.43%
Foreign born	1,663,135	23.80%	30,488	11.99%	12,776	23.18%
SEX[4]						
Male	3,463,770	49.57%	130,051	51.13%	26,780	48.59%
Female	3,523,247	50.43%	124,289	48.87%	28,329	51.41%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	92,988		20,010	
Married-couple family	1,151,880	49.17%	40,846	43.93%	7,741	38.69%
With own children of the householder under 18 years	544,466	23.24%	16,241	17.47%	3,605	18.02%
Cohabiting couple household	131,318	5.61%	5,022	5.40%	1,049	5.24%
With own children of the householder under 18 years	58,018	2.48%	1,765	1.90%	327	1.63%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	17,917	19.27%	4,392	21.95%
With own children of the householder under 18 years	32,689	1.40%	1,026	1.10%	271	1.35%
Householder living alone	279,290	11.92%	13,875	14.92%	3,259	16.29%
65 years and over	57,254	2.44%	3,284	3.53%	812	4.06%
Female householder, no spouse/partner present	645,959	27.57%	29,203	31.41%	6,828	34.12%
With own children of the householder under 18 years	179,004	7.64%	7,653	8.23%	1,864	9.32%
Householder living alone	292,342	12.48%	14,544	15.64%	3,017	15.08%
65 years and over	115,740	4.94%	6,753	7.26%	1,358	6.79%
Households with one or more people under 18 years	921,418	39.33%	30,279	32.56%	6,989	34.93%
Households with one or more people 65 years and over	540,791	23.08%	25,381	27.29%	5,027	25.12%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	240,481	100%	54,541	
With a disability	716,515	10.25%	34,855	14.49%	7,716	14.15%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

Nautical Affordable Housing, Inc. – Stonegate Manor: Jefferson County – $5,000,000.00

Stonegate Manor is an existing 240-unit multifamily development located at 4121 Turtle Creek Drive in Port Arthur, Texas. The project is in Jefferson County, a HUD MID county from Tropical Storm Imelda. The project was awarded $5,000,000 from the 2019 Affordable Rental Program for rehabilitation costs. Of the 240 units, 215 will be designated LMI (89.58%).

There are 21 two-story buildings built on concrete slabs with brick siding and composite shingles. The common area benefits are perimeter fencing (wrought iron in front, wood in back), an accessible walking and jogging trail, a community laundry room, a swimming pool, a children's play scape, and a sport court. At least some units have covered patios, and all appear to have covered entries.

The complex is located within neighborhoods of mixed levels of housing. The development backs up to a neighborhood with larger than average housing on one side and garden style housing on the other side. The development's fences are well maintained. The neighborhoods on all sides of the units are also generally well maintained. As the complex is located close to the major shopping areas, restaurants, food stores, pharmacies, and retail areas of Port Arthur, there are plenty of local amenities available to residents.

Port Arthur has 55,109 residents in Jefferson County, which has 254,340 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Port Arthur is $36,557, less than Jefferson County's median income of $51,248, and less than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Port Arthur is 27.25%, greater than Jefferson County's rate of 17.66%, and greater than the eligible area's poverty rate of 17.68%. Port Arthur's LMI percentage of 56.60% is greater than Jefferson County's percentage of 43.39% and greater than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Port Arthur's population is 35.00% Hispanic or Latino origin, greater than Jefferson County's 20.70% and less than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Port Arthur is 18.74% white alone, less than Jefferson County's white alone percentage of 40.60% and less than the 2019 Disasters eligible area's percentage of 30.28%. Port Arthur is 38.10% Black or African alone, greater than Jefferson County percentage of 33.50% and greater than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Port Arthur is 0.20%, which is equal to Jefferson County and greater than the 2019 Disasters eligible area, who are at 0.20% and 0.17% respectively. Port Arthur is 7.26% Asian alone, greater than Jefferson County's percentage of 3.70% and greater than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Port Arthur is 0.11%, which is greater than Jefferson County at 0.10% and greater than the 2019 Disasters eligible area at 0.04%. In Port Arthur, 0.92% of the population is two or more races, less than Jefferson County, which is at 1.20%, and less than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 75.39% in Port Arthur, less than Jefferson County at 88.00%, and greater than the eligible area, which is at 74.74%

Port Arthur is 48.59% male, less than Jefferson County's percentage of 51.10% and less than the 2019 Disasters eligible area's percentage of 49.57%. Port Arthur is 51.41% female, greater than the 48.90% of Jefferson County and greater than the area's female percentage of 50.43%.

The households in Port Arthur are comprised of 38.69% married couple families, which is less than Jefferson County's 43.90% and less than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Port Arthur that are occupied by married couples who have their own children in the household under 18 is 18.02%. This is greater than Jefferson County's percentage of 17.50% and less than the 2019 Disasters eligible area's percentage of 23.24%. Port Arthur's households are 5.24% cohabitating households, less than Jefferson County's percentage of 5.40% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 1.63% of households in Port Arthur, which is less than Jefferson County's 1.90% and less than the 2019 Disasters eligible area's 2.48%

In Port Arthur, 34.12% of households are occupied by a female householder with no spouse or partner present, greater than the Jefferson County at 31.40% and greater than the 2019 Disasters eligible area at 27.57%. Port Arthur's households are 9.32% occupied by female householders with no spouse or partner present and their own children in the household under 18, greater than Jefferson County's percentage of 8.20% and greater than the 2019 Disasters eligible area's percentage of 7.64%. Port Arthur's households are 15.08% occupied by female householders living alone, less than Jefferson County at 15.60%, and greater than the 2019 Disasters eligible area at 12.48%. The households in Port Arthur are 6.79% occupied by female householders over the age of 65 with no partner or spouse present, making it less than Jefferson County and greater than the 2019 Disasters eligible area, which are at 7.30% and 4.94% respectively.

Port Arthur is comprised of 21.95% households that are occupied by a male with no spouse or partner present, greater than Jefferson County's percentage of 19.30% and greater than the 2019 Disasters eligible area's percentage of 17.65%. Port Arthur's households are 1.35% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, greater than Jefferson County, which is at 1.10% and less than the 2019 Disasters eligible area's 1.4%. Within Port Arthur, 21.95% of households are occupied by a male living alone, which is greater than Jefferson County's 14.90% and greater than the 2019 Disasters eligible area's percentage of 11.92%. Port Arthur's households are 4.06% occupied by a male householder over the age of 65 with no partner or spouse present, which is greater than Jefferson County at 3.50% and greater than the 2019 Disasters eligible area at 2.44%.

In Port Arthur, 34.93% of households have one or more people under the age of 18. This is greater than Jefferson County, which is at 32.60% and less than the 2019 Disasters eligible area at 39.33%. The percentage of households within Port Arthur that have one or more people of 65 or older is 34.93%, which is greater than Jefferson County's 27.30% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Port Arthur is 14.15%, less than Jefferson County's 14.50%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

The city of Port Arthur has one census tract that is designated as a R/ECAP. Jefferson County has a total of four census tracts that are designated as R/ECAPs.

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Jefferson County		Sunlight Manor	
Competition					HUD MID - Imelda	
Application ID					CDR17-1338-APP	
Project Type					Rehabilitation	
Benefit Area					City of Beaumont	
Low- and Moderate-Income[1]	47.96%		43.39%		46.20%	
Median Household Income[2]	$58,730		$51,248		$50,632	
Poverty Rate[3]	17.68%		17.66%		18.60%	
Total Population[4]	6,987,017		254,340		118,151	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	52,708	20.72%	20,181	17.08%
Not Hispanic or Latino	3,594,546	51.45%	201,632	79.28%	97,970	82.92%
White alone	2,115,513	30.28%	103,229	79.28%	37,867	32.05%
Black or African American alone	1,001,921	14.34%	85,092	33.46%	54,981	46.53%
American Indian and Alaska Native alone	11,746	0.17%	515	0.20%	252	0.21%
Asian alone	360,290	5.16%	9,493	3.73%	3,697	3.13%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	130	0.05%	38	0.03%
Some other race alone	13,295	0.19%	220	0.09%	77	0.07%
Two or more races	88,865	1.27%	2,953	1.16%	1,058	0.90%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	223,852	88.01%	105,720	89.48%
Born in United States	5,221,911	74.74%	221,466	87.07%	104,891	88.78%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	2,386	0.94%	829	0.70%
Foreign born	1,663,135	23.80%	30,488	11.99%	12,431	10.52%
SEX[4]						
Male	3,463,770	49.57%	130,051	51.13%	57,340	48.53%
Female	3,523,247	50.43%	124,289	48.87%	60,811	51.47%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	92,988		45,839	
Married-couple family	1,151,880	49.17%	40,846	43.93%	18,013	39.30%
With own children of the householder under 18 years	544,466	23.24%	16,241	17.47%	6,470	14.11%
Cohabiting couple household	131,318	5.61%	5,022	5.40%	2,410	5.26%
With own children of the householder under 18 years	58,018	2.48%	1,765	1.90%	1,083	2.36%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	17,917	19.27%	9,076	19.80%
With own children of the householder under 18 years	32,689	1.40%	1,026	1.10%	433	0.94%
Householder living alone	279,290	11.92%	13,875	14.92%	7,141	15.58%
65 years and over	57,254	2.44%	3,284	3.53%	1,485	3.24%
Female householder, no spouse/partner present	645,959	27.57%	29,203	31.41%	16,340	35.65%
With own children of the householder under 18 years	179,004	7.64%	7,653	8.23%	4,683	10.22%
Householder living alone	292,342	12.48%	14,544	15.64%	8,022	17.50%
65 years and over	115,740	4.94%	6,753	7.26%	3,482	7.60%
Households with one or more people under 18 years	921,418	39.33%	30,279	32.56%	14,350	31.31%
Households with one or more people 65 years and over	540,791	23.08%	25,381	27.29%	12,057	26.30%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	240,481	100%	116,367	
With a disability	716,515	10.25%	34,855	14.49%	17,581	15.11%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

Nautical Affordable Housing, Inc. – Sunlight Manor: Jefferson County – $4,999,820.00

Sunlight Manor is an existing development located at 2950 South 8th Street in Beaumont, TX. The complex is located in Jefferson County, a HUD MID county from Tropical Storm Imelda, and was awarded $4,999,820 from the 2019 Affordable Rental Program to rehabilitate 120 storm damaged apartments. The complex has fifteen residential buildings that are two-story garden style units and one non-residential building. Of the 120 units, 80 will be designated LMI (66.67%).

The buildings are built on a concrete slab and have a brick façade with composite shingles. Common amenities include full perimeter fencing with access gates. The development has an accessible walking/jogging path, a sport court, and a children's playscape. The units are 50% carpet and have forced air units. There are small neighborhoods nearby. In addition, there are retail and food sources within a two-mile radius from the property. There are significant medical services near the development.

Beaumont has 118,151 residents in Jefferson County, which has 254,340 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Beaumont is $50,632, less than Jefferson County's median income of $51,248, and less than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Beaumont is 18.60%, greater than Jefferson County's rate of 17.66%, and greater than the eligible area's poverty rate of 17.68%. Beaumont's LMI percentage of 46.20% is greater than Jefferson County's percentage of 43.39% and less than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Beaumont's population is 17.00% Hispanic or Latino origin, less than Jefferson County's 20.70% and less than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Beaumont is 32.05% white alone, less than Jefferson County's white alone percentage of 40.60% and greater than the 2019 Disasters eligible area's percentage of 30.28%. Beaumont is 46.53% Black or African alone, greater than Jefferson County percentage of 33.50% and greater than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Beaumont is 0.21%, which is greater than Jefferson County and greater than the 2019 Disasters eligible area, who are at 0.20% and 0.17% respectively. Beaumont is 3.13% Asian alone, less than Jefferson County's percentage of 3.70% and less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Beaumont is 0.03%, which is less than Jefferson County at 0.10% and less than the 2019 Disasters eligible area at 0.04%. In Beaumont, 0.90% of the population is two or more races, less than Jefferson County, which is at 1.20%, and less than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 88.78% in Beaumont, greater than Jefferson County at 88.00%, and greater than the eligible area, which is at 74.74%

Beaumont is 48.53% male, less than Jefferson County's percentage of 51.10% and less than the 2019 Disasters eligible area's percentage of 49.57%. Beaumont is 51.47% female, greater than the 48.90% of Jefferson County and greater than the area's female percentage of 50.43%.

The households in Beaumont are comprised of 39.30% married couple families, which is less than Jefferson County's 43.90% and less than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Beaumont that are occupied by married couples who have their own children in the household under 18 is 14.11%. This is less than Jefferson County's percentage of 17.50% and less than the 2019 Disasters eligible area's percentage of 23.24%. Beaumont's households are 5.26% cohabitating households, less than Jefferson County's percentage of 5.40% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 2.36% of households in Beaumont, which is greater than Jefferson County's 1.90% and less than the 2019 Disasters eligible area's 2.48%

In Beaumont, 35.65% of households are occupied by a female householder with no spouse or partner present, greater than the Jefferson County at 31.40% and greater than the 2019 Disasters eligible area at 27.57%. Beaumont's households are 10.22% occupied by female householders with no spouse or partner present and their own children in the household under 18, greater than Jefferson County's percentage of 8.20% and greater than the 2019 Disasters eligible area's percentage of 7.64%. Beaumont's households are 17.50% occupied by female householders living alone, greater than Jefferson County at 15.60%, and greater than the 2019 Disasters eligible area at 12.48%. The households in Beaumont are 7.60% occupied by female householders over the age of 65 with no partner or spouse present, making it greater than Jefferson County and greater than the 2019 Disasters eligible area, which are at 7.30% and 4.94% respectively.

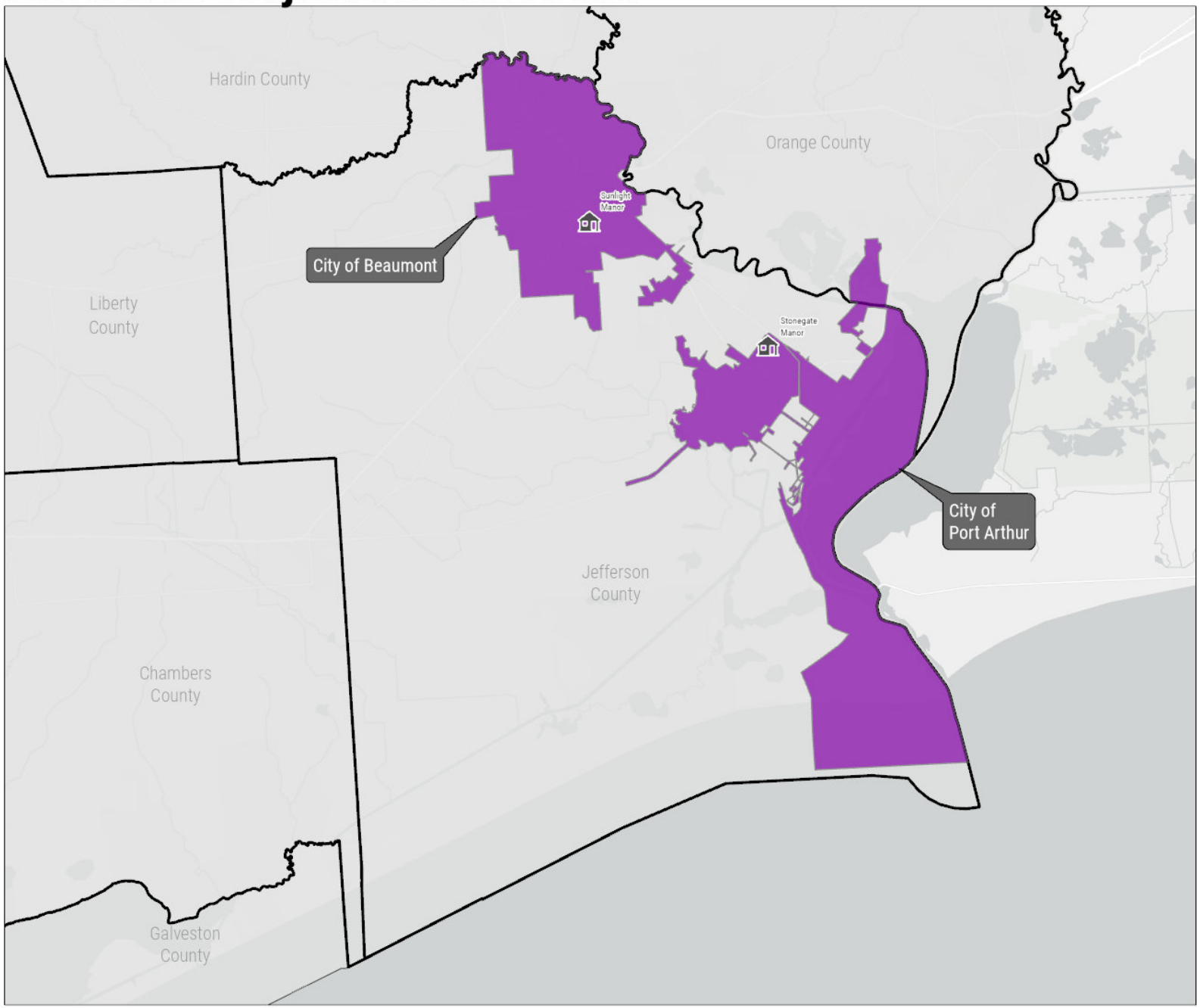
Beaumont is comprised of 19.80% households that are occupied by a male with no spouse or partner present, greater than Jefferson County's percentage of 19.30% and greater than the 2019 Disasters eligible area's percentage of 17.65%. Beaumont's households are 0.94% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, less than Jefferson County, which is at 1.10% and less than the 2019 Disasters eligible area's 1.4%. Within Beaumont, 19.80% of households are occupied by a male living alone, which is greater than Jefferson County's 14.90% and greater than the 2019 Disasters eligible area's percentage of 11.92%. Beaumont's households are 3.24% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than Jefferson County at 3.50% and greater than the 2019 Disasters eligible area at 2.44%.

In Beaumont, 31.31% of households have one or more people under the age of 18. This is less than Jefferson County, which is at 32.60% and less than the 2019 Disasters eligible area at 39.33%. The percentage of households within Beaumont that have one or more people of 65 or older is 31.31%, which is greater than Jefferson County's 27.30% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Beaumont is 15.11%, greater than Jefferson County's 14.50%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

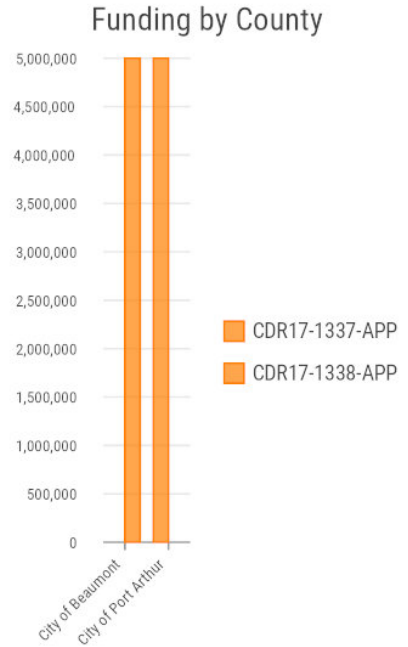
The city of Beaumont has three census tracts that are designated as R/ECAPs. Jefferson County has a total of four census tracts that are designated as R/ECAPs.

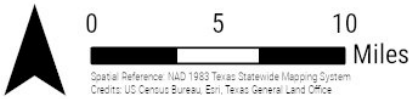
Jefferson: Project Service Areas



County Boundaries
Project Sites
Project Service Areas

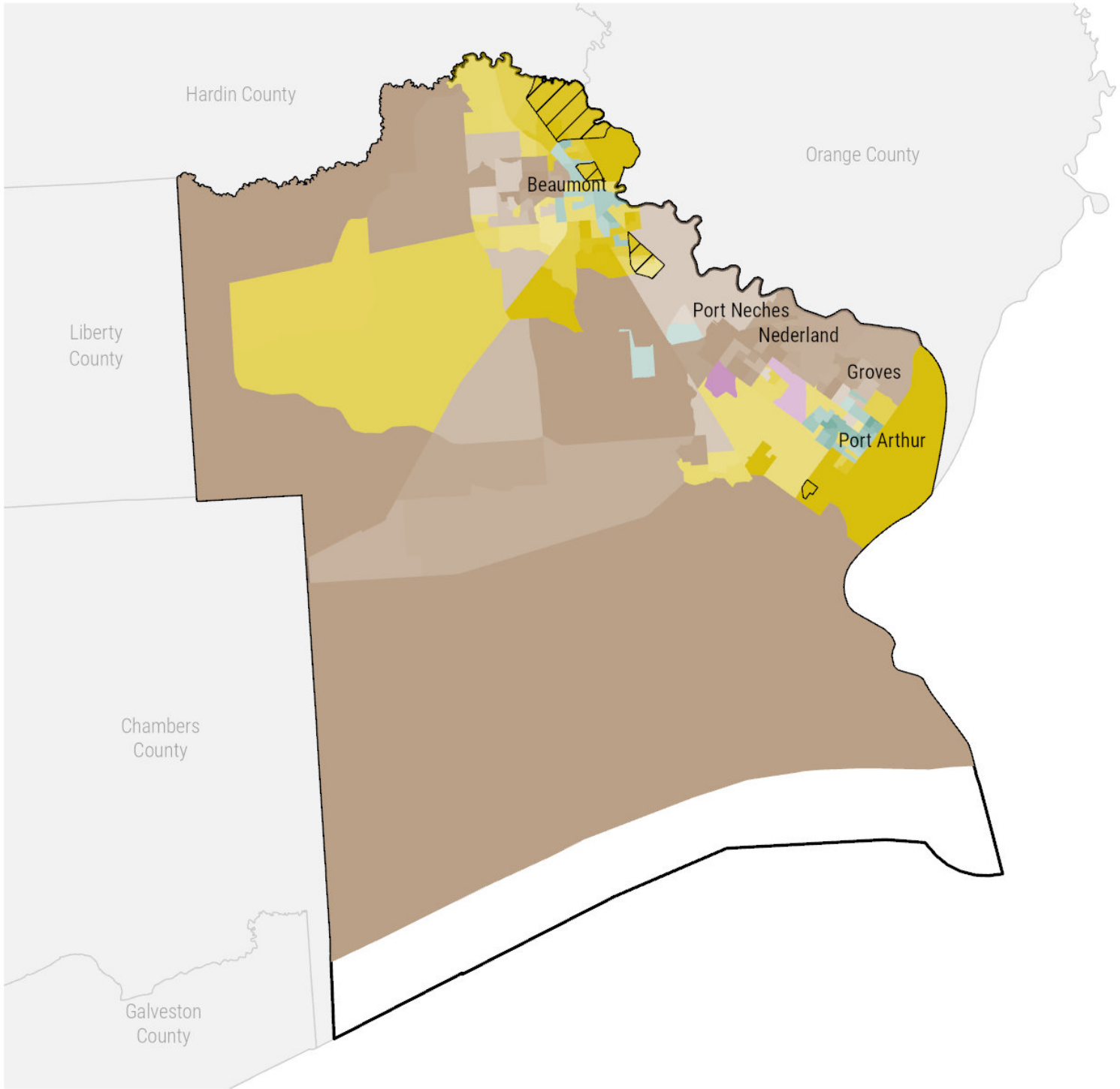
Awardee	Application ID	Total Benefs.
City of Port Arthur	CDR17-1337-APP	240
City of Beaumont	CDR17-1338-APP	120





Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office

Jefferson County: Racial and Ethnic Makeup by Block Group



ACS Race and Ethnicity Variables

Predominant Category

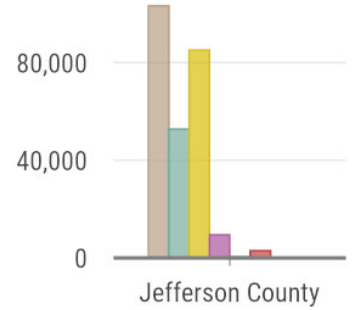
- Non-Hispanic White Population
- Hispanic or Latino Population
- Black or African American Population
- Asian Population
- American Indian and Alaska Native Population
- Two or More Races Population
- Native Hawaiian and Other Pacific Islander Population
- Some Other Race Population

Strength of Predominance

0 - 15
15 - 85
85 - 100

Note: Block Groups with no predominant category or no

Population by Category



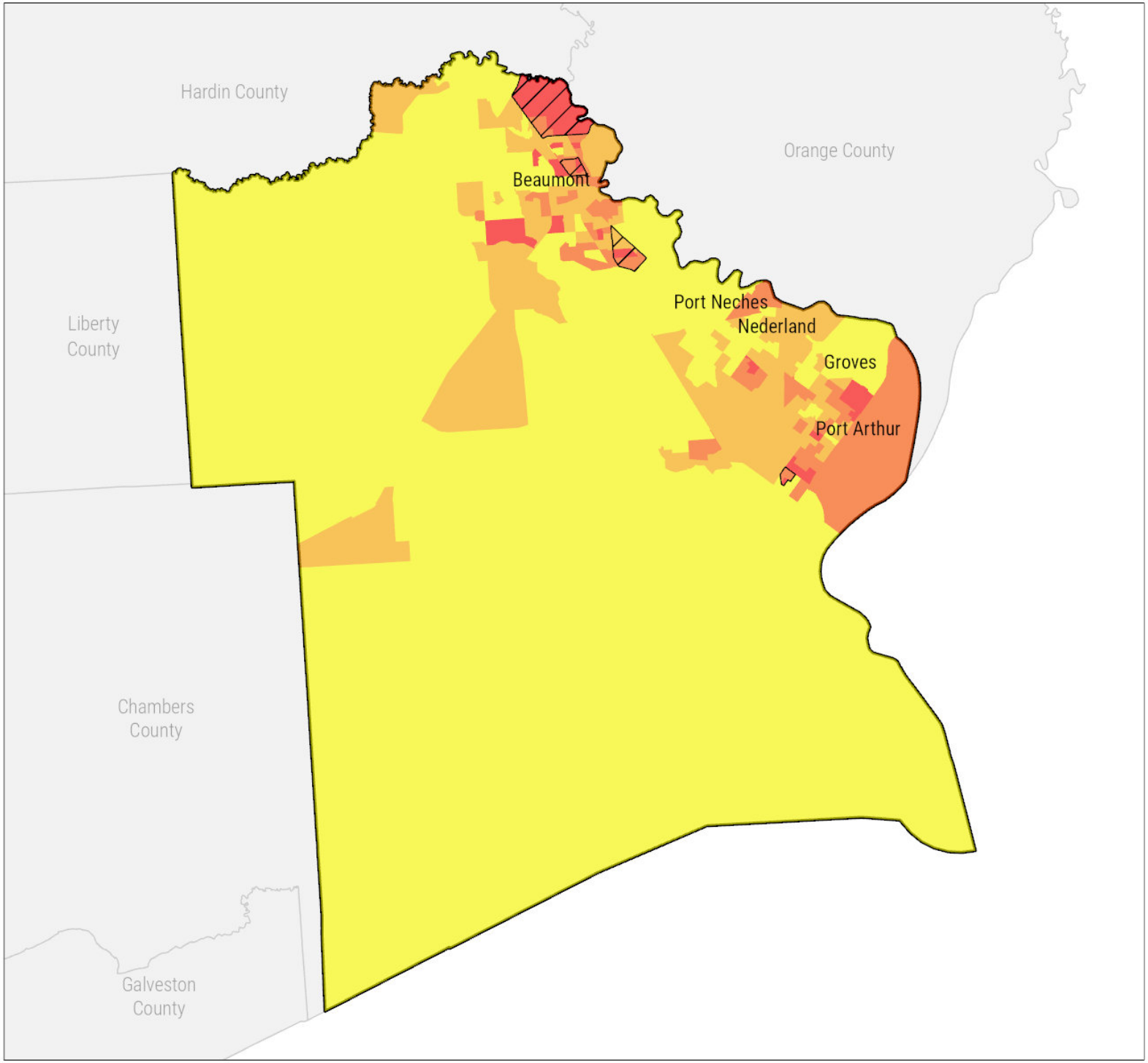
N

0 5 10 Miles

Scale: 1:439,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

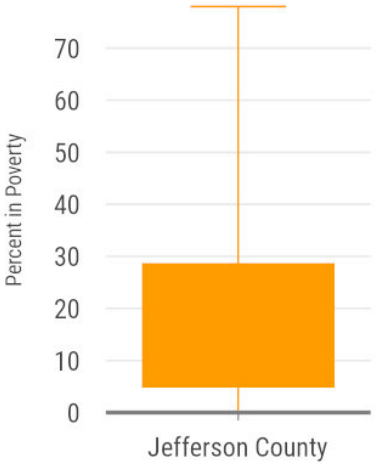
Jefferson County: Population in Poverty by Block Group

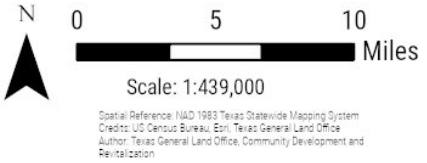


Percent of Population in Poverty

- ≤ 10 percent (80 Block Groups)
- 10 - 25 percent (67 Block Groups)
- 25 - 45 percent (42 Block Groups)
- ≥ 45 percent (18 Block Groups)
- RECAP Areas

Distribution of Percent in Poverty





Scale: 1:439,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Montgomery		New Caney Royal Garden	
Competition					HUD MID - Imelda	
Application ID					CDR17-1340-APP	
Project Type					New Construction	
Benefit Area					Montgomery County	
Low- and Moderate-Income[1]	47.96%		36.19%		36.19%	
Median Household Income[2]	$58,730		$80,902		$80,902	
Poverty Rate[3]	17.68%		9.90%		9.25%	
Total Population[4]	6,987,017		571,949		571,949	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	138,081	24.14%	138,081	24.14%
Not Hispanic or Latino	3,594,546	51.45%	433,868	75.86%	433,868	75.86%
White alone	2,115,513	30.28%	377,623	66.00%	377,623	75.86%
Black or African American alone	1,001,921	14.34%	27,435	4.80%	27,435	4.80%
American Indian and Alaska Native alone	11,746	0.17%	1,085	0.19%	1,085	0.19%
Asian alone	360,290	5.16%	16,677	2.92%	16,677	2.92%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	207	0.04%	207	0.04%
Some other race alone	13,295	0.19%	664	0.12%	664	0.12%
Two or more races	88,865	1.27%	10,177	1.78%	10,177	1.78%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	494,698	86.49%	494,698	86.49%
Born in United States	5,221,911	74.74%	484,238	84.66%	484,238	84.66%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	10,460	1.83%	10,460	1.83%
Foreign born	1,663,135	23.80%	77,251	13.51%	77,251	13.51%
SEX[4]						
Male	3,463,770	49.57%	283,117	49.50%	283,117	49.50%
Female	3,523,247	50.43%	288,832	50.50%	288,832	50.50%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	198,649		198,649	
Married-couple family	1,151,880	49.17%	119,139	59.97%	119,139	59.97%
With own children of the householder under 18 years	544,466	23.24%	54,583	27.48%	54,583	27.48%
Cohabiting couple household	131,318	5.61%	10,204	5.14%	10,204	5.14%
With own children of the householder under 18 years	58,018	2.48%	3,987	2.01%	3,987	2.01%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	27,371	13.78%	27,371	13.78%
With own children of the householder under 18 years	32,689	1.40%	3,016	1.52%	3,016	1.52%
Householder living alone	279,290	11.92%	18,320	9.22%	18,320	9.22%
65 years and over	57,254	2.44%	4,480	2.26%	4,480	2.26%
Female householder, no spouse/partner present	645,959	27.57%	41,935	21.11%	41,935	21.11%
With own children of the householder under 18 years	179,004	7.64%	9,483	4.77%	9,483	4.77%
Householder living alone	292,342	12.48%	22,961	11.56%	22,961	11.56%
65 years and over	115,740	4.94%	10,376	5.22%	10,376	5.22%
Households with one or more people under 18 years	921,418	39.33%	76,963	38.74%	76,963	38.74%
Households with one or more people 65 years and over	540,791	23.08%	50,292	25.32%	50,292	25.32%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	569,445	100%	569,445	100%
With a disability	716,515	10.25%	56,596	9.94%	56,596	9.94%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

NC Pioneer Crossing, LLC – New Caney Royal Garden: Montgomery County – $5,000,000.00

New Caney Royal Garden is a new construction development of 32 units located at 22917 Gabriel Road adjacent to the New Caney Pioneer Crossing development in the unincorporated area of New Caney, TX. It is located in Montgomery County, a HUD MID eligible country from Tropical Storm Imelda. The project was awarded $5,000,000 for construction costs from the 2019 Affordable Rental Program. Of the 32 units, 19 will be designated LMI (59.38%).

The construction will be on concrete slabs with 30 percent masonry veneer and 70 percent fiber cement siding. Each unit will have covered entries and patios or balconies, nine-foot ceilings, ceiling fixtures in every room, and storage units. The general property amenities will include full perimeter fencing, a gazebo with seating, a community laundry room, barbecue grills with tables in a covered area, and a horseshoe permit/putting green/shuffleboard area. Other features include a community dining room, equipped and functioning business or education center, and a furnished community room. Construction will utilize R-15 Walls, R-30 Ceilings, 14 SEER HVAC systems, and construction waste management. Green Build elements will include water conserving features, irrigation and landscaping, sub-metered utility meters, and thermally and draft efficient doors.

Even though the area is a small and unincorporated part of Montgomery County, it has a great deal of support for the community in the way of services including shopping, food (both groceries and restaurants), parks, medical facilities, and schools.

New Caney is an unincorporated community of residents in Montgomery County. The county has 571,949 residents while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Montgomery County is $80,902, greater than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Montgomery County is 9.25%, less than the eligible area's poverty rate of 17.68%. Montgomery County's LMI percentage of 36.19% is less than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Montgomery County's population is 24.10% Hispanic or Latino origin, less than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Montgomery County is 66.00% white alone, greater than the 2019 Disasters eligible area's percentage of 30.28%. Montgomery County is 4.80% Black or African alone, less than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Montgomery County is 0.20%, greater than the 2019 Disasters eligible area, which is at 0.17%. Montgomery County is 2.90% Asian alone, less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Montgomery County is 0.00%, less than the 2019 Disasters eligible area at 0.04%. In Montgomery County, 1.80% of the population is two or more races, greater than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 86.50% in Montgomery County, greater than the eligible area, which is at 74.74%

Montgomery County is 49.50% male, less than the 2019 Disasters eligible area's percentage of 49.57%. Montgomery County is 50.50% female, greater than the area's female percentage of 50.43%.

The households in Montgomery County are comprised of 60.00% married couple families, which is greater than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Montgomery County that are occupied by married couples who have their own children in the household under 18 is 27.50%. This is greater than the 2019 Disasters eligible area's percentage of 23.24%. Montgomery County's households are 5.10% cohabitating households, less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 2.00% of households in Montgomery County, which is less than the 2019 Disasters eligible area's 2.48%

In Montgomery County, 21.10%of households are occupied by a female householder with no spouse or partner present, less than the 2019 Disasters eligible area at 27.57%. Montgomery County's households are 4.80% occupied by female householders with no spouse or partner present and their own children in the household under 18, less than the 2019 Disasters eligible area's percentage of 7.64%. Montgomery County's households are 11.60% occupied by female householders living alone, less than the 2019 Disasters eligible area at 12.48%. The households in Montgomery County are 5.20% occupied by female householders over the age of 65 with no partner or spouse present, making it greater than the 2019 Disasters eligible area, which is 4.94%.

Montgomery County is comprised of 13.80% households that are occupied by a male with no spouse or partner present, less than the 2019 Disasters eligible area's percentage of 17.65%. Montgomery County's households are 1.50% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, greater than the 2019 Disasters eligible area's 1.4%. Within Montgomery County, 9.20% of households are occupied by a male living alone, which is less than the 2019 Disasters eligible area's percentage of 11.92%. Montgomery County's households are 2.30% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than the 2019 Disasters eligible area at 2.44%.

In Montgomery County, 38.70% of households have one or more people under the age of 18. This is less than the 2019 Disasters eligible area at 39.33%. The percentage of households within Montgomery County that have one or more people of 65 or older is 25.30%, greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Montgomery County is 9.90%, less than the 2019 Disasters eligible area's percentage of 10.25%.

Montgomery County has one census tract designated as a R/ECAP.

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Montgomery		New Caney Pioneer Crossing	
Competition					HUD MID - Imelda	
Application ID					CDR17-1341-APP	
Project Type					New Construction	
Benefit Area					Montgomery County	
Low- and Moderate-Income[1]	47.96%		36.19%		36.19%	
Median Household Income[2]	$58,730		$80,902		$80,902	
Poverty Rate[3]	17.68%		9.90%		9.25%	
Total Population[4]	6,987,017		571,949		571,949	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
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Some other race alone	13,295	0.19%	664	0.12%	664	0.12%
Two or more races	88,865	1.27%	10,177	1.78%	10,177	1.78%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	494,698	86.49%	494,698	86.49%
Born in United States	5,221,911	74.74%	484,238	84.66%	484,238	84.66%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	10,460	1.83%	10,460	1.83%
Foreign born	1,663,135	23.80%	77,251	13.51%	77,251	13.51%
SEX[4]						
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Households with one or more people 65 years and over	540,791	23.08%	50,292	25.32%	50,292	25.32%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	569,445	100%	569,445	100%
With a disability	716,515	10.25%	56,596	9.94%	56,596	9.94%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
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[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

NC Pioneer Crossing, LLC – New Caney Pioneer Crossing: Montgomery County – $2,400,680.00

New Caney Pioneer Crossing is a new construction development located at 22917 Gabriel Road adjacent to the New Caney Royal Gardens development in the unincorporated area of New Caney, TX. It is located in Montgomery County, a HUD MID eligible country from Tropical Storm Imelda. The project was awarded $2,400,680 for construction costs from the 2019 Affordable Rental Program. Of the 12 units, 7 will be designated LMI (58.33%).

The construction will be on concrete slabs with 30 percent masonry veneer and 70 percent fiber cement siding. Each unit will have covered entries and patios or balconies, nine-foot ceilings, ceiling fixtures in every room, and storage units. The general property amenities will include full perimeter fencing, a gazebo with seating, a community laundry room, barbecue grills with tables in a covered area, and a horseshoe permit/putting green/shuffleboard area. Other features include a community dining room, equipped and functioning business or education center, and a furnished community room. Construction will utilize R-15 Walls, R-30 Ceilings, 14 SEER HVAC systems, and construction waste management. Green Build elements will include water conserving features, irrigation and landscaping, sub-metered utility meters, and thermally and draft efficient doors.

Even though the area is a small and unincorporated part of Montgomery County, it has a great deal of support for the community in the way of services including shopping, food (both groceries and restaurants), parks, medical facilities, and schools.

New Caney is an unincorporated community of residents in Montgomery County. The county has 571,949 residents while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Montgomery County is $80,902, greater than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Montgomery County is 9.25%, less than the eligible area's poverty rate of 17.68%. Montgomery County's LMI percentage of 36.19% is less than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Montgomery County's population is 24.10% Hispanic or Latino origin, less than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Montgomery County is 66.00% white alone, greater than the 2019 Disasters eligible area's percentage of 30.28%. Montgomery County is 4.80% Black or African alone, less than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Montgomery County is 0.20%, greater than the 2019 Disasters eligible area, which is at 0.17%. Montgomery County is 2.90% Asian alone, less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Montgomery County is 0.00%, less than the 2019 Disasters eligible area at 0.04%. In Montgomery County, 1.80% of the population is two or more races, greater than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 86.50% in Montgomery County, greater than the eligible area, which is at 74.74%

Montgomery County is 49.50% male, less than the 2019 Disasters eligible area's percentage of 49.57%. Montgomery County is 50.50% female, greater than the area's female percentage of 50.43%.

The households in Montgomery County are comprised of 60.00% married couple families, which is greater than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Montgomery County that are occupied by married couples who have their own children in the household under 18 is 27.50%. This is greater than the 2019 Disasters eligible area's percentage of 23.24%. Montgomery County's households are 5.10% cohabitating households, less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 2.00% of households in Montgomery County, which is less than the 2019 Disasters eligible area's 2.48%

In Montgomery County, 21.10% of households are occupied by a female householder with no spouse or partner present, less than the 2019 Disasters eligible area at 27.57%. Montgomery County's households are 4.80% occupied by female householders with no spouse or partner present and their own children in the household under 18, less than the 2019 Disasters eligible area's percentage of 7.64%. Montgomery County's households are 11.60% occupied by female householders living alone, less than the 2019 Disasters eligible area at 12.48%. The households in Montgomery County are 5.20% occupied by female householders over the age of 65 with no partner or spouse present, making it greater than the 2019 Disasters eligible area, which is 4.94%.

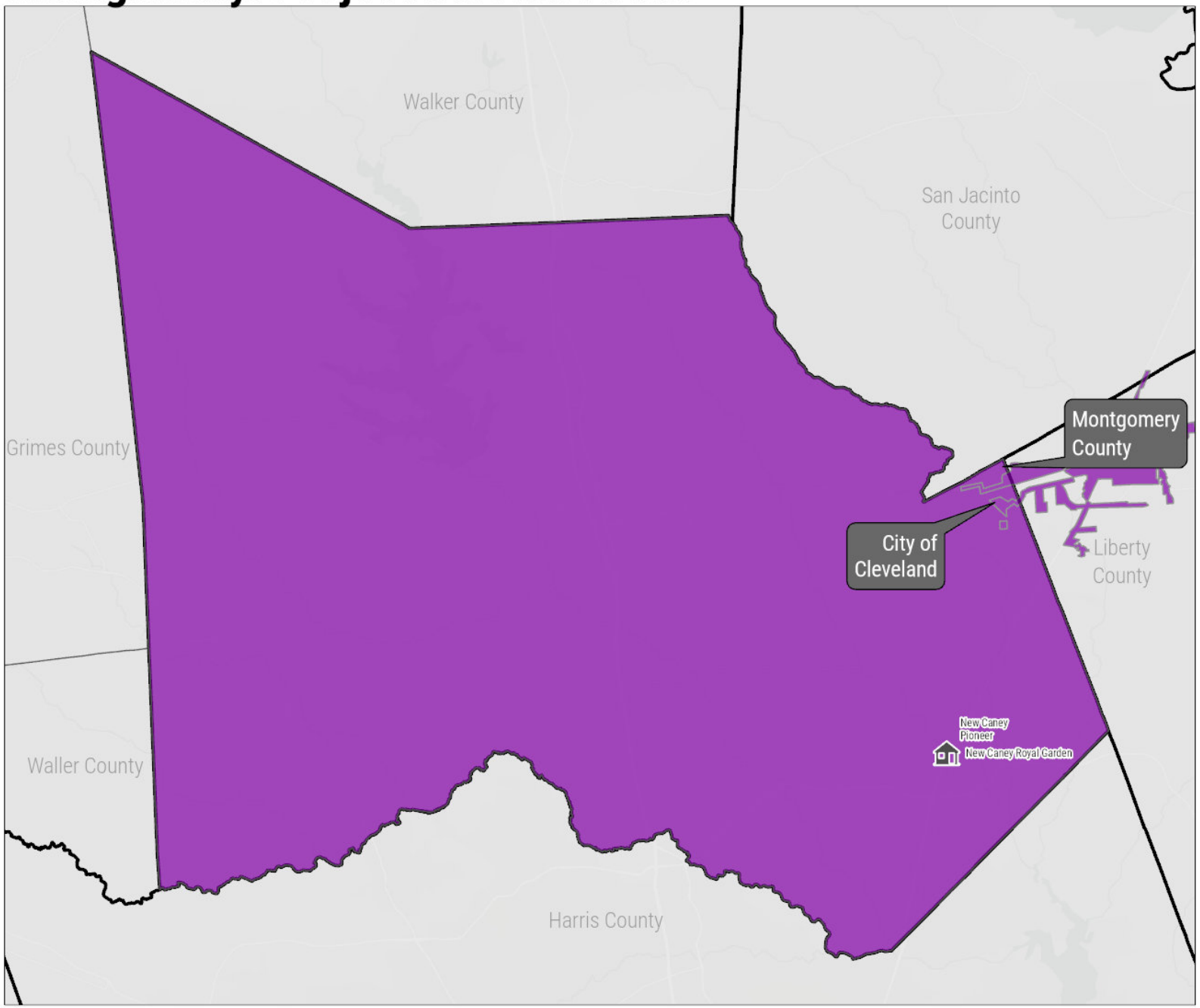
Montgomery County is comprised of 13.80% households that are occupied by a male with no spouse or partner present, less than the 2019 Disasters eligible area's percentage of 17.65%. Montgomery County's households are 1.50% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, greater than the 2019 Disasters eligible area's 1.4%. Within Montgomery County, 9.20% of households are occupied by a male living alone, which is less than the 2019 Disasters eligible area's percentage of 11.92%. Montgomery County's households are 2.30% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than the 2019 Disasters eligible area at 2.44%.

In Montgomery County, 38.70% of households have one or more people under the age of 18. This is less than the 2019 Disasters eligible area at 39.33%. The percentage of households within Montgomery County that have one or more people of 65 or older is 25.30%, greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Montgomery County is 9.90%, less than the 2019 Disasters eligible area's percentage of 10.25%.

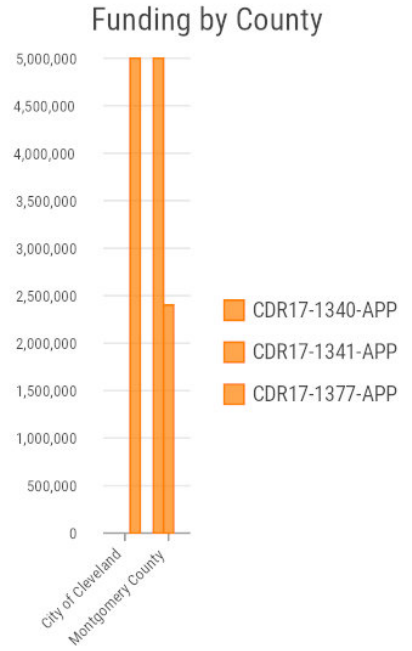
Montgomery County has one census tract that is designated as a R/ECAP.

Montgomery: Project Service Areas

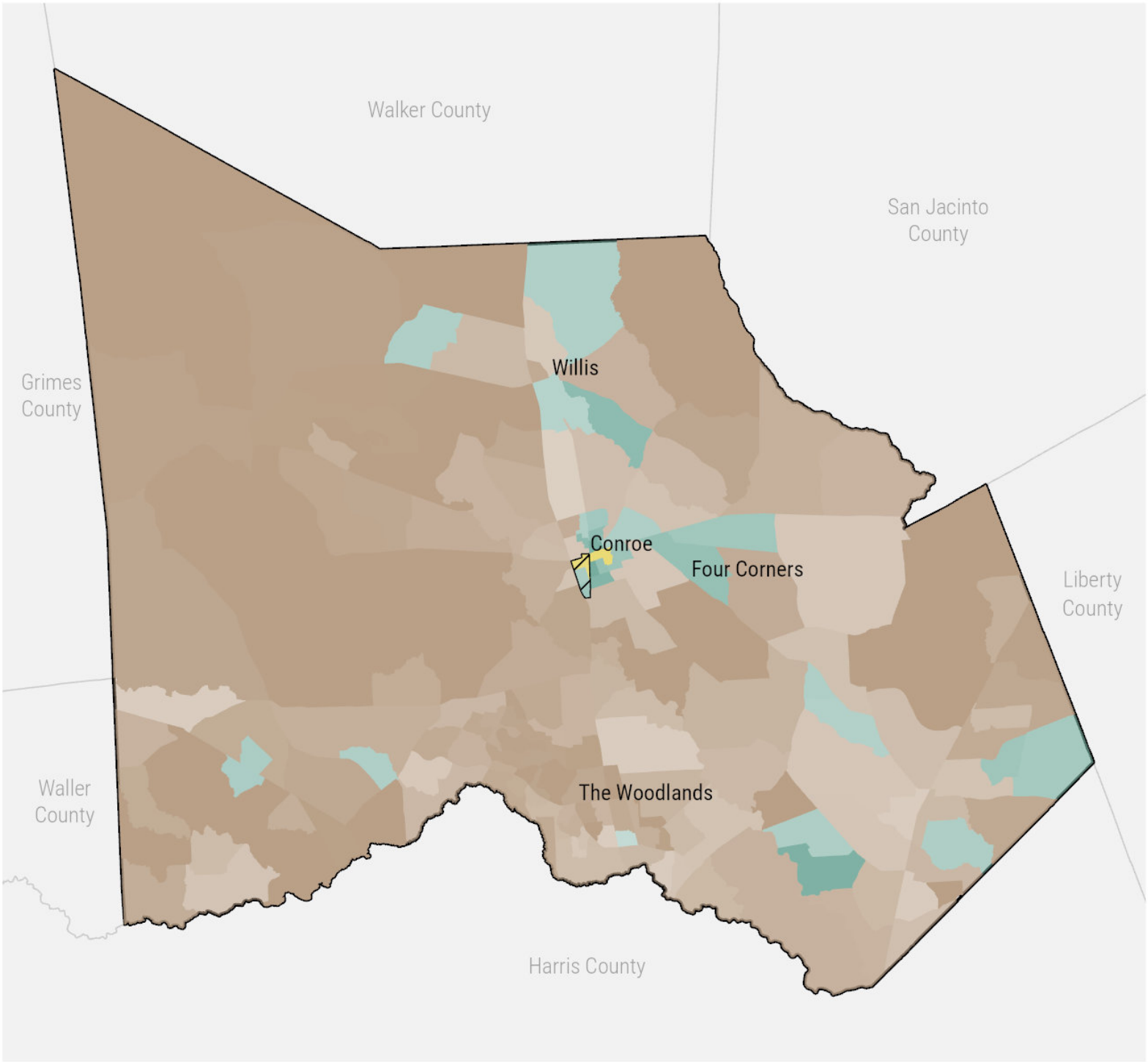


County Boundaries
Project Sites
Project Service Areas

Awardee	Application ID	Total Benefs.
Montgomery County	CDR17-1341-APP	12
Montgomery County	CDR17-1340-APP	32
City of Cleveland	CDR17-1377-APP	32



Montgomery County: Racial and Ethnic Makeup by Block Group



ACS Race and Ethnicity Variables

Predominant Category

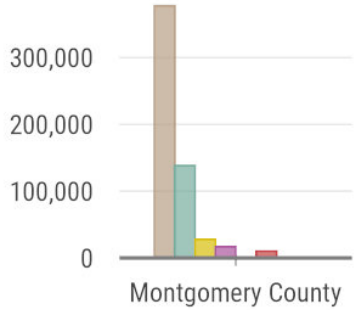
- Non-Hispanic White Population
- Hispanic or Latino Population
- Black or African American Population
- Asian Population
- American Indian and Alaska Native Population
- Two or More Races Population
- Native Hawaiian and Other Pacific Islander Population
- Some Other Race Population

Strength of Predominance

0 - 15
15 - 85
85 - 100

Note: Block Groups with no predominant category or no

Population by Category



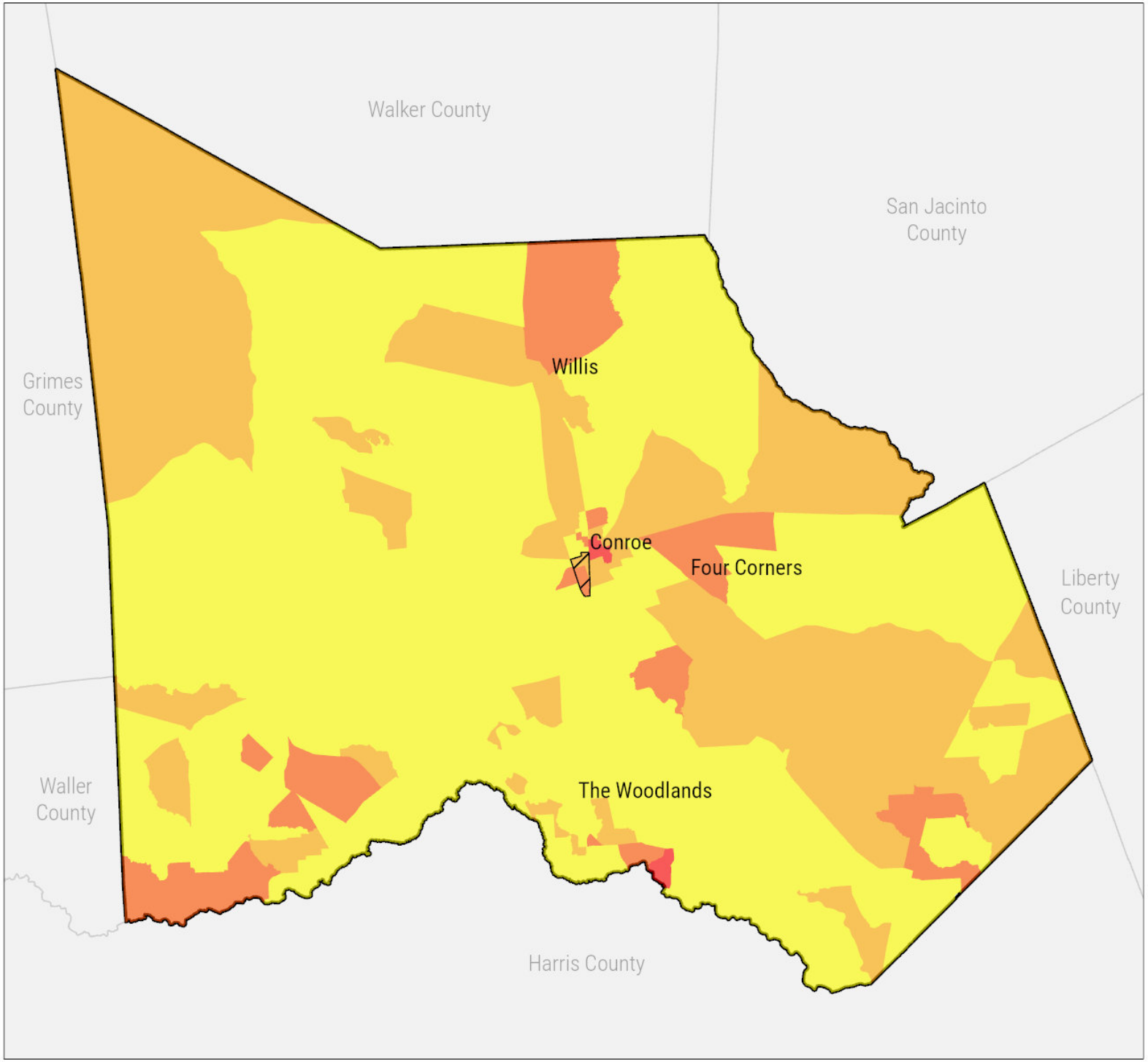
N

0 5 9 Miles

Scale: 1:386,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

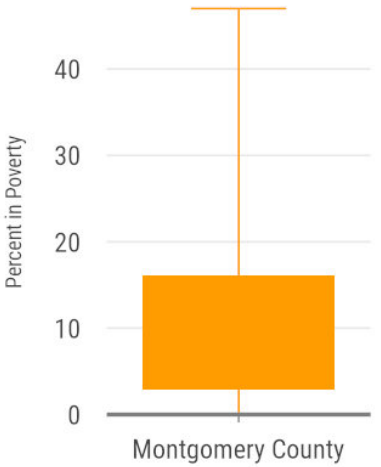
Montgomery County: Population in Poverty by Block Group

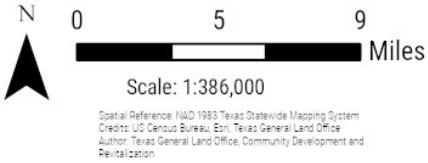


Percent of Population in Poverty

- ≤ 10 percent (113 Block Groups)
- 10 - 25 percent (50 Block Groups)
- 25 - 45 percent (20 Block Groups)
- ≥ 45 percent (3 Block Groups)
- RECAP Areas

Distribution of Percent in Poverty





Scale: 1:386,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Cameron County		BCC Village Homes	
Competition					HUD MID - LRGV	
Application ID					CDR17-1343-APP	
Project Type					New Construction	
Benefit Area					City of Brownsville	
Low- and Moderate-Income[1]	47.96%		55.14%		55.30%	
Median Household Income[2]	$58,730		$38,758		$38,588	
Poverty Rate[3]	17.68%		28.88%		29.30%	
Total Population[4]	6,987,017		421,666		182,271	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	378,081	89.70%	171,027	93.83%
Not Hispanic or Latino	3,594,546	51.45%	43,585	10.30%	11,244	6.17%
White alone	2,115,513	30.28%	37,770	9.00%	9,008	4.94%
Black or African American alone	1,001,921	14.34%	1,683	0.40%	705	0.39%
American Indian and Alaska Native alone	11,746	0.17%	573	0.10%	240	0.13%
Asian alone	360,290	5.16%	2,792	0.70%	1,046	0.57%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	47	0.00%	16	0.01%
Some other race alone	13,295	0.19%	49	0.00%	30	0.02%
Two or more races	88,865	1.27%	671	0.20%	199	0.11%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	324,484	77.00%	130,186	71.42%
Born in United States	5,221,911	74.74%	318,542	75.50%	127,086	69.72%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	5,942	1.40%	3,100	1.70%
Foreign born	1,663,135	23.80%	97,182	23.00%	52,085	28.58%
SEX[4]						
Male	3,463,770	49.57%	204,948	48.60%	87,970	48.26%
Female	3,523,247	50.43%	216,718	51.40%	94,301	51.74%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	124,605	100.00%	52,162	100.00%
Married-couple family	1,151,880	49.17%	65,112	52.30%	27,358	52.45%
With own children of the householder under 18 years	544,466	23.24%	30,715	24.60%	13,712	26.29%
Cohabiting couple household	131,318	5.61%	4,265	3.40%	1,469	2.82%
With own children of the householder under 18 years	58,018	2.48%	2,194	1.80%	913	1.75%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	17,408	14.00%	6,572	12.60%
With own children of the householder under 18 years	32,689	1.40%	2,174	1.70%	865	1.66%
Householder living alone	279,290	11.92%	10,091	8.10%	3,614	6.93%
65 years and over	57,254	2.44%	3,953	3.20%	1,253	2.40%
Female householder, no spouse/partner present	645,959	27.57%	37,820	30.40%	16,763	32.14%
With own children of the householder under 18 years	179,004	7.64%	13,229	10.60%	6,325	12.13%
Householder living alone	292,342	12.48%	13,688	11.00%	5,197	9.96%
65 years and over	115,740	4.94%	7,628	6.10%	2,916	5.59%
Households with one or more people under 18 years	921,418	39.33%	57,083	45.80%	25,618	49.11%
Households with one or more people 65 years and over	540,791	23.08%	38,630	31.00%	15,277	29.29%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	419,669	100%	181,230	100%
With a disability	716,515	10.25%	52,089	12.40%	20,223	11.16%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

Tx BCC Village, LP - BCC Village Townhomes: Cameron County - $4,450,000.00

BCC Village Townhomes is a new construction development located at the intersection of Mayorca Court and Mayorca Avenue in Brownsville, Texas. The project is located in Cameron County, a HUD MID county for the 2019 Lower Rio Grande Valley Floods and was awarded $4,450,000 from the 2019 Affordable Rental Program. The development will be on a five-acre townhome development consisting of two buildings consisting of 20 three-bedroom units and 12 two-bedroom units for a total of 32 units. All units will have two bathrooms. All 32 townhomes will be LMI units (100%).

The units will have a variety of residential features, including covered entries and patios, nine-foot ceilings, ceiling fixtures in all rooms, in-unit storage areas, self-cleaning ovens, microwaves, refrigerators with ice makers, and washers and dryers. The development will have a 30 percent stone and 70 percent fiber board façade built on a concrete slab. Each unit will have one shed or flat roof carport space and there will be 85 additional uncovered parking spaces. Other construction features include full perimeter fencing, controlled gate access, a gazebo with sitting area, and a covered pavilion that includes barbecue grills and tables. The energy efficient features include R-15 walls, R-30 ceilings, 14 SEER HVAC units, thirty-year architectural shingle roofing, and irrigation and landscaping with an overall energy efficient design.

In addition to the higher income in the area, the urban style of the property and its mixed living residences make it a highly desirable development site. The site is adjacent to a single-family neighborhood that is well maintained and contains medium to large homes. There are apartments, retail, and commercial developments nearby. Because the units are three and two bedrooms, the development is suited for families. There are high-quality schools within the development's attendance zones. There are also amenities nearby, including the Sunrise Mall, Conn's Appliances and other similar retail stores as well as grocery stores and restaurants within two miles. There are bus routes nearby that serve the entire city. There is also a small lake adjacent to the property that will provide an aesthetic quality.

Brownsville has 182,271 residents in Cameron County, which has 421,666 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Brownsville is $38,588, less than Cameron County's median income of $38,758, and less than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in Brownsville is 29.30%, greater than Cameron County's rate of 28.88%, and greater than the eligible area's poverty rate of 17.68%. Brownsville's LMI percentage of 55.30% is greater than Cameron County's percentage of 55.14% and greater than the 2019 Disasters eligible area's LMI percentage of 47.96%.

Brownsville's population is 94.00% Hispanic or Latino origin, greater than Cameron County's 89.70% and greater than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Brownsville is 4.94% white alone, less than Cameron County's white alone percentage of 9.00% and less than the 2019 Disasters eligible area's percentage of 30.28%. Brownsville is 0.39% Black or African alone, less than Cameron County percentage of 0.40% and less than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Brownsville is 0.13%, which is greater than Cameron County and less than the 2019 Disasters eligible area, who are at 0.10% and 0.17% respectively. Brownsville is

0.57% Asian alone, less than Cameron County's percentage of 0.70% and less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Brownsville is 0.01%, which is greater than Cameron County at 0.00% and less than the 2019 Disasters eligible area at 0.04%. In Brownsville, 0.11% of the population is two or more races, less than Cameron County, which is at 0.20%, and less than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 69.72% in Brownsville, less than Cameron County at 77.00%, and less than the eligible area, which is at 74.74%

Brownsville is 48.26% male, less than Cameron County's percentage of 48.60% and less than the 2019 Disasters eligible area's percentage of 49.57%. Brownsville is 51.74% female, greater than the 51.40% of Cameron County and greater than the area's female percentage of 50.43%.

The households in Brownsville are comprised of 52.45% married couple families, which is greater than Cameron County's 52.30% and greater than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Brownsville that are occupied by married couples who have their own children in the household under 18 is 26.29%. This is greater than Cameron County's percentage of 24.60% and greater than the 2019 Disasters eligible area's percentage of 23.24%. Brownsville's households are 2.82% cohabitating households, less than Cameron County's percentage of 3.40% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 1.75% of households in Brownsville, which is less than Cameron County's 1.80% and less than the 2019 Disasters eligible area's 2.48%

In Brownsville, 32.14% of households are occupied by a female householder with no spouse or partner present, greater than the Cameron County at 30.40% and greater than the 2019 Disasters eligible area at 27.57%. Brownsville's households are 12.13% occupied by female householders with no spouse or partner present and their own children in the household under 18, greater than Cameron County's percentage of 10.60% and greater than the 2019 Disasters eligible area's percentage of 7.64%. Brownsville's households are 9.96% occupied by female householders living alone, less than Cameron County at 11.00%, and less than the 2019 Disasters eligible area at 12.48%. The households in Brownsville are 5.59% occupied by female householders over the age of 65 with no partner or spouse present, making it less than Cameron County and greater than the 2019 Disasters eligible area, which are at 6.10% and 4.94% respectively.

Brownsville is comprised of 12.60% households that are occupied by a male with no spouse or partner present, less than Cameron County's percentage of 14.00% and less than the 2019 Disasters eligible area's percentage of 17.65%. Brownsville's households are 1.66% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, less than Cameron County, which is at 1.70% and greater than the 2019 Disasters eligible area's 1.4%. Within Brownsville, 12.60% of households are occupied by a male living alone, which is greater than Cameron County's 8.10% and greater than the 2019 Disasters eligible area's percentage of 11.92%. Brownsville's households are 2.40% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than Cameron County at 3.20% and less than the 2019 Disasters eligible area at 2.44%.

In Brownsville, 49.11% of households have one or more people under the age of 18. This is greater than Cameron County, which is at 45.80% and greater than the 2019 Disasters eligible area at 39.33%. The percentage of households within Brownsville that have one or more people of 65 or older is 49.11%, which is greater than Cameron County's 31.00% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Brownsville is 11.16%, less than Cameron County's 12.40%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

Brownsville has 22 census tracts that are designated as a R/ECAP. Cameron County has a total of 33 census tracts designated as R/ECAPs.

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Cameron County		La Villita Apartments	
Competition					HUD MID - LRGV	
Application ID					CDR17-1342-APP	
Project Type					Rehabilitation	
Benefit Area					City of Brownsville	
Low- and Moderate-Income[1]	47.96%		55.14%		55.30%	
Median Household Income[2]	$58,730		$38,758		$38,588	
Poverty Rate[3]	17.68%		28.88%		29.30%	
Total Population[4]	6,987,017		421,666		182,271	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	378,081	89.70%	171,027	93.83%
Not Hispanic or Latino	3,594,546	51.45%	43,585	10.30%	11,244	6.17%
White alone	2,115,513	30.28%	37,770	9.00%	9,008	4.94%
Black or African American alone	1,001,921	14.34%	1,683	0.40%	705	0.39%
American Indian and Alaska Native alone	11,746	0.17%	573	0.10%	240	0.13%
Asian alone	360,290	5.16%	2,792	0.70%	1,046	0.57%
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Some other race alone	13,295	0.19%	49	0.00%	30	0.02%
Two or more races	88,865	1.27%	671	0.20%	199	0.11%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	324,484	77.00%	130,186	71.42%
Born in United States	5,221,911	74.74%	318,542	75.50%	127,086	69.72%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	5,942	1.40%	3,100	1.70%
Foreign born	1,663,135	23.80%	97,182	23.00%	52,085	28.58%
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Married-couple family	1,151,880	49.17%	65,112	52.30%	27,358	52.45%
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Cohabiting couple household	131,318	5.61%	4,265	3.40%	1,469	2.82%
With own children of the householder under 18 years	58,018	2.48%	2,194	1.80%	913	1.75%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	17,408	14.00%	6,572	12.60%
With own children of the householder under 18 years	32,689	1.40%	2,174	1.70%	865	1.66%
Householder living alone	279,290	11.92%	10,091	8.10%	3,614	6.93%
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Female householder, no spouse/partner present	645,959	27.57%	37,820	30.40%	16,763	32.14%
With own children of the householder under 18 years	179,004	7.64%	13,229	10.60%	6,325	12.13%
Householder living alone	292,342	12.48%	13,688	11.00%	5,197	9.96%
65 years and over	115,740	4.94%	7,628	6.10%	2,916	5.59%
Households with one or more people under 18 years	921,418	39.33%	57,083	45.80%	25,618	49.11%
Households with one or more people 65 years and over	540,791	23.08%	38,630	31.00%	15,277	29.29%
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With a disability	716,515	10.25%	52,089	12.40%	20,223	11.16%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

Housing Associates of Brownsville, Ltd. - La Villita Apartments: Cameron County - $3,000,000.00

La Villita is an existing Brownsville Public Housing Authority Complex located at 529 Old Port Isabel Road, Brownsville, Texas, 78521 that will be rehabilitated. The complex is located in Cameron County, a 2018 South Texas Floods State MID county and 2019 Lower Rio Grande Valley Floods HUD MID county. The project was awarded $1,456,000 million for rehabilitation costs from the 2018 Affordable Rental Program and $3,000,000 for rehabilitation costs from the 2019 Affordable Rental Program, totaling $4,456,000. With the funding provided from this 2019 Disasters award, the development will rehabilitate 140 multifamily housing units. Of the 140 units, 72 will be designated LMI (51.43%).

The apartment units are constructed from masonry and have covered entries and patios/balconies. Also on the complex is a community laundry room and a pool near the office. There is ample parking present. Individual units have a microwave oven, a self-cleaning oven, a refrigerator with an ice maker, ceiling fans in all rooms, and laundry connections.

La Villita will replace windows and drywall and repair stucco to remove mold and mildew in areas where water damage has occurred. Additionally, they will modify 14 units in order to satisfy minimum accessibility standards as well as requirements found in the current Low Income Housing Tax Credit Land Use Restriction Agreement. The scope of work also indicates that the funds will be used to upgrade all units to meet HUD Community Planning and Development Green requirements, to replace HVAC systems, appliances, plumbing features, flooring, and for unit upgrades in select units. The overall community will have new roofing, paint, and general carpentry throughout. Repair will be made to the security lighting, existing pavement, and irrigation system.

The area has amenities available nearby, a Head Start program on site, and public schools with assessment ratings of “B.” There are high-performing schools present, the development is located within a single-family housing neighborhood, and, most importantly, the development already exists. The funds will enhance the development for the people living in the community.

Brownsville has 182,271 residents in Cameron County, which has 421,666 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of Brownsville is $38,588, less than Cameron County’s median income of $38,758, and less than the 2019 Disasters eligible area’s median income of $58,730. The poverty rate in Brownsville is 29.30%, greater than Cameron County’s rate of 28.88%, and greater than the eligible area’s poverty rate of 17.68%. Brownsville’s LMI percentage of 55.30% is greater than Cameron County’s percentage of 55.14% and greater than the 2019 Disasters eligible area’s LMI percentage of 47.96%.

Brownsville’s population is 94.00% Hispanic or Latino origin, greater than Cameron County’s 89.70% and greater than the percentage for the 2019 Disasters eligible area of 48.55%. The population of Brownsville is 4.94% white alone, less than Cameron County’s white alone percentage of 9.00% and less than the 2019 Disasters eligible area’s percentage of 30.28%. Brownsville is 0.39% Black or African alone, less than Cameron County percentage of 0.40% and

less than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for Brownsville is 0.13%, which is greater than Cameron County and less than the 2019 Disasters eligible area, who are at 0.10% and 0.17% respectively. Brownsville is 0.57% Asian alone, less than Cameron County's percentage of 0.70% and less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for Brownsville is 0.01%, which is greater than Cameron County at 0.00% and less than the 2019 Disasters eligible area at 0.04%. In Brownsville, 0.11% of the population is two or more races, less than Cameron County, which is at 0.20%, and less than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 69.72% in Brownsville, less than Cameron County at 77.00%, and less than the eligible area, which is at 74.74%

Brownsville is 48.26% male, less than Cameron County's percentage of 48.60% and less than the 2019 Disasters eligible area's percentage of 49.57%. Brownsville is 51.74% female, greater than the 51.40% of Cameron County and greater than the area's female percentage of 50.43%.

The households in Brownsville are comprised of 52.45% married couple families, which is greater than Cameron County's 52.30% and greater than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in Brownsville that are occupied by married couples who have their own children in the household under 18 is 26.29%. This is greater than Cameron County's percentage of 24.60% and greater than the 2019 Disasters eligible area's percentage of 23.24%. Brownsville's households are 2.82% cohabitating households, less than Cameron County's percentage of 3.40% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 1.75% of households in Brownsville, which is less than Cameron County's 1.80% and less than the 2019 Disasters eligible area's 2.48%

In Brownsville, 32.14% of households are occupied by a female householder with no spouse or partner present, greater than the Cameron County at 30.40% and greater than the 2019 Disasters eligible area at 27.57%. Brownsville's households are 12.13% occupied by female householders with no spouse or partner present and their own children in the household under 18, greater than Cameron County's percentage of 10.60% and greater than the 2019 Disasters eligible area's percentage of 7.64%. Brownsville's households are 9.96% occupied by female householders living alone, less than Cameron County at 11.00%, and less than the 2019 Disasters eligible area at 12.48%. The households in Brownsville are 5.59% occupied by female householders over the age of 65 with no partner or spouse present, making it less than Cameron County and greater than the 2019 Disasters eligible area, which are at 6.10% and 4.94% respectively.

Brownsville is comprised of 12.60% households that are occupied by a male with no spouse or partner present, less than Cameron County's percentage of 14.00% and less than the 2019 Disasters eligible area's percentage of 17.65%. Brownsville's households are 1.66% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, less than Cameron County, which is at 1.70% and greater than the 2019 Disasters eligible

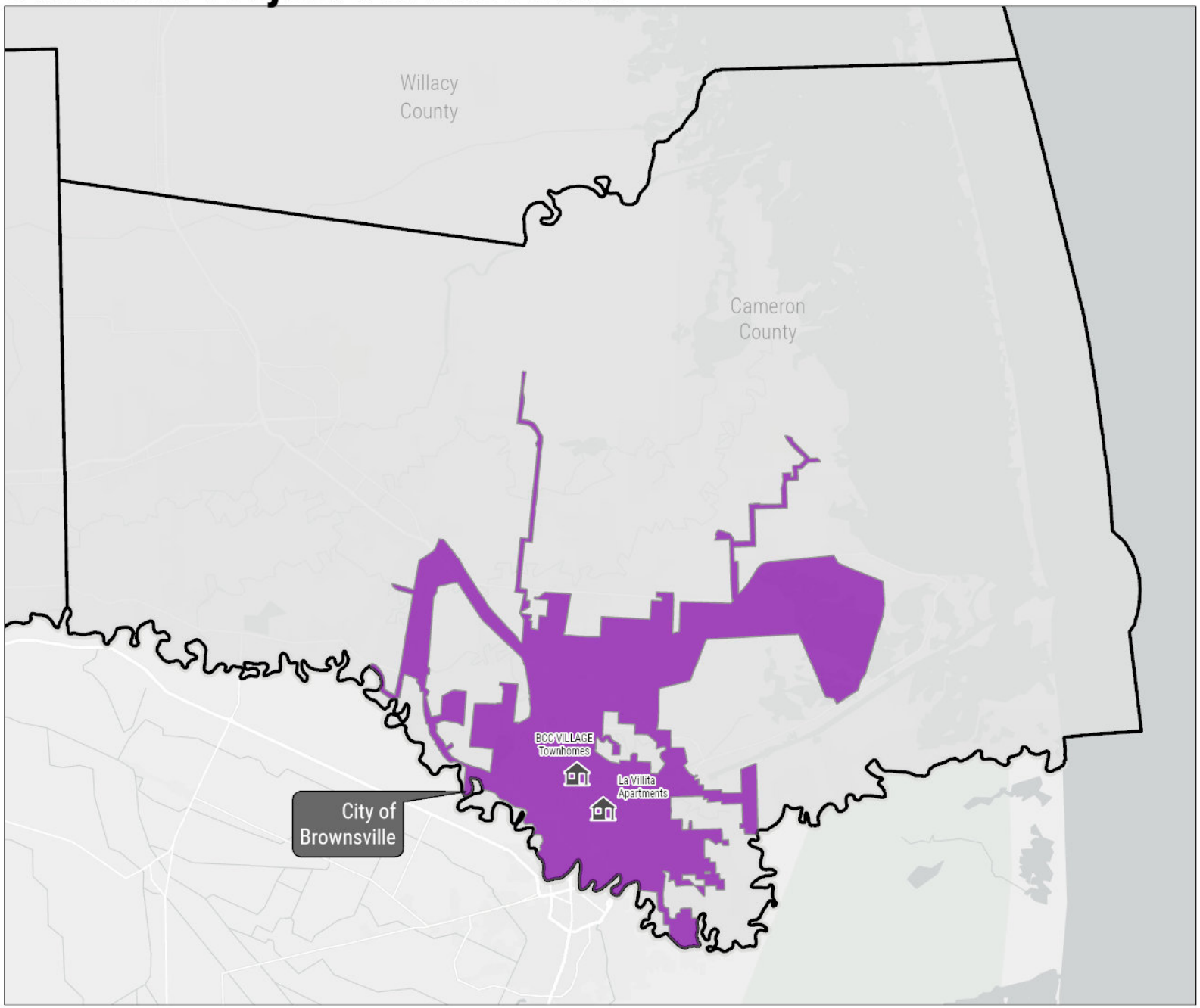
area's 1.4%. Within Brownsville, 12.60% of households are occupied by a male living alone, which is greater than Cameron County's 8.10% and greater than the 2019 Disasters eligible area's percentage of 11.92%. Brownsville's households are 2.40% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than Cameron County at 3.20% and less than the 2019 Disasters eligible area at 2.44%.

In Brownsville, 49.11% of households have one or more people under the age of 18. This is greater than Cameron County, which is at 45.80% and greater than the 2019 Disasters eligible area at 39.33%. The percentage of households within Brownsville that have one or more people of 65 or older is 49.11%, which is greater than Cameron County's 31.00% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in Brownsville is 11.16%, less than Cameron County's 12.40%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

Brownsville has 22 census tracts that are designated as a R/ECAP. Cameron County has a total of 33 census tracts that are designated as R/ECAPs.

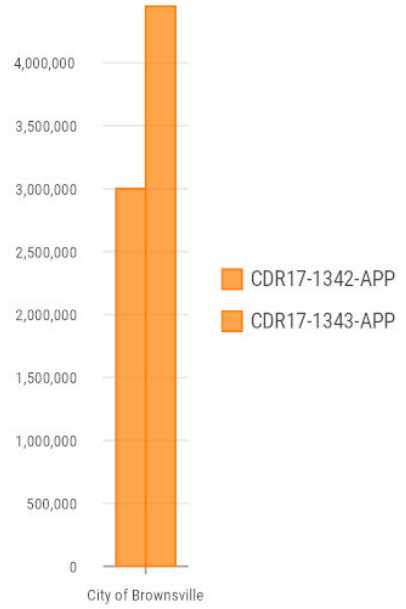
Cameron: Project Service Areas

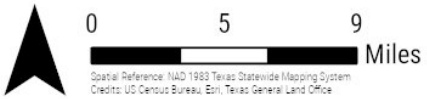


County Boundaries
Project Sites
Project Service Areas

Awardee	Application ID	Total Benefs.
City of Brownsville	CDR17-1342-APP	140
City of Brownsville	CDR17-1343-APP	32

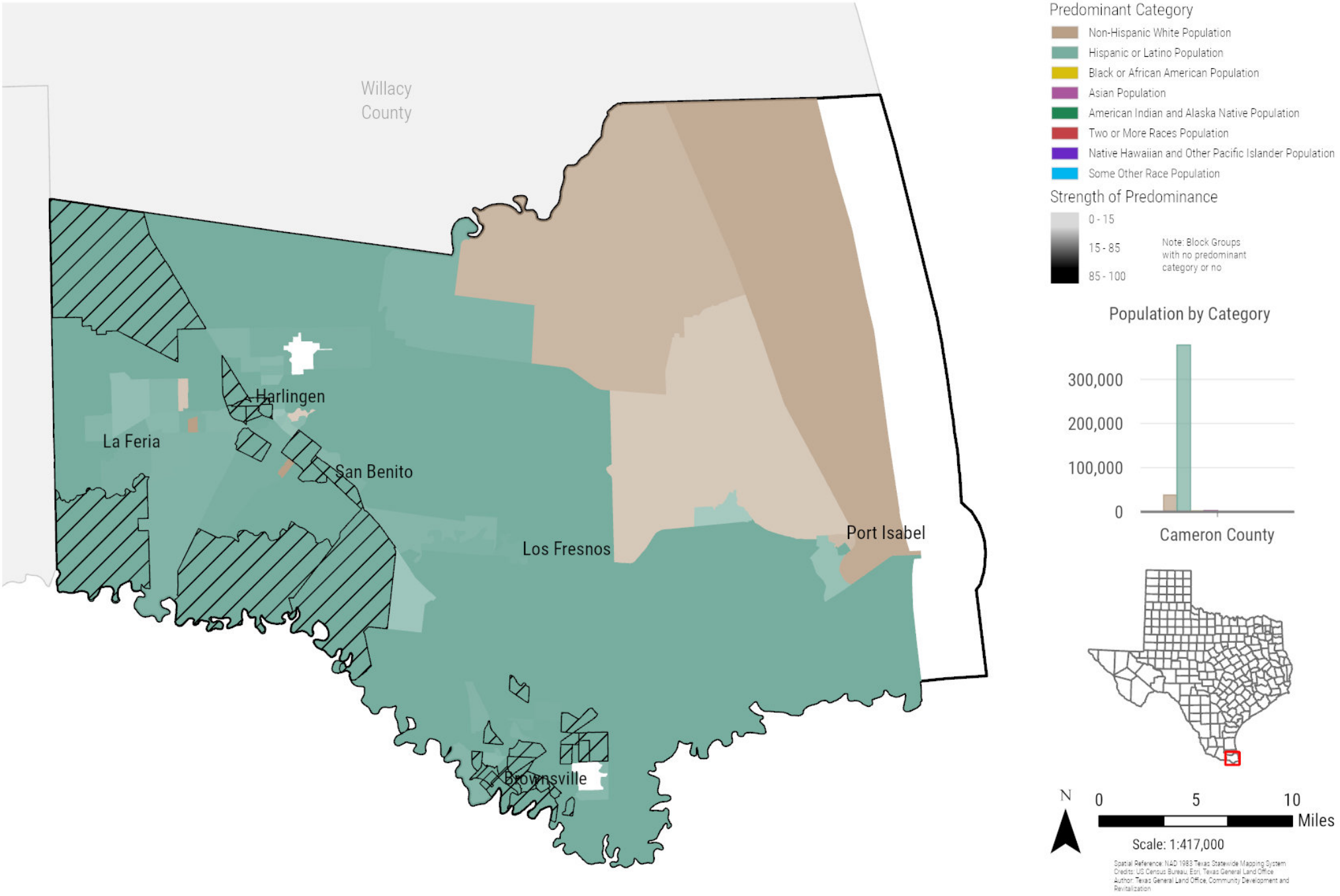
Funding by County



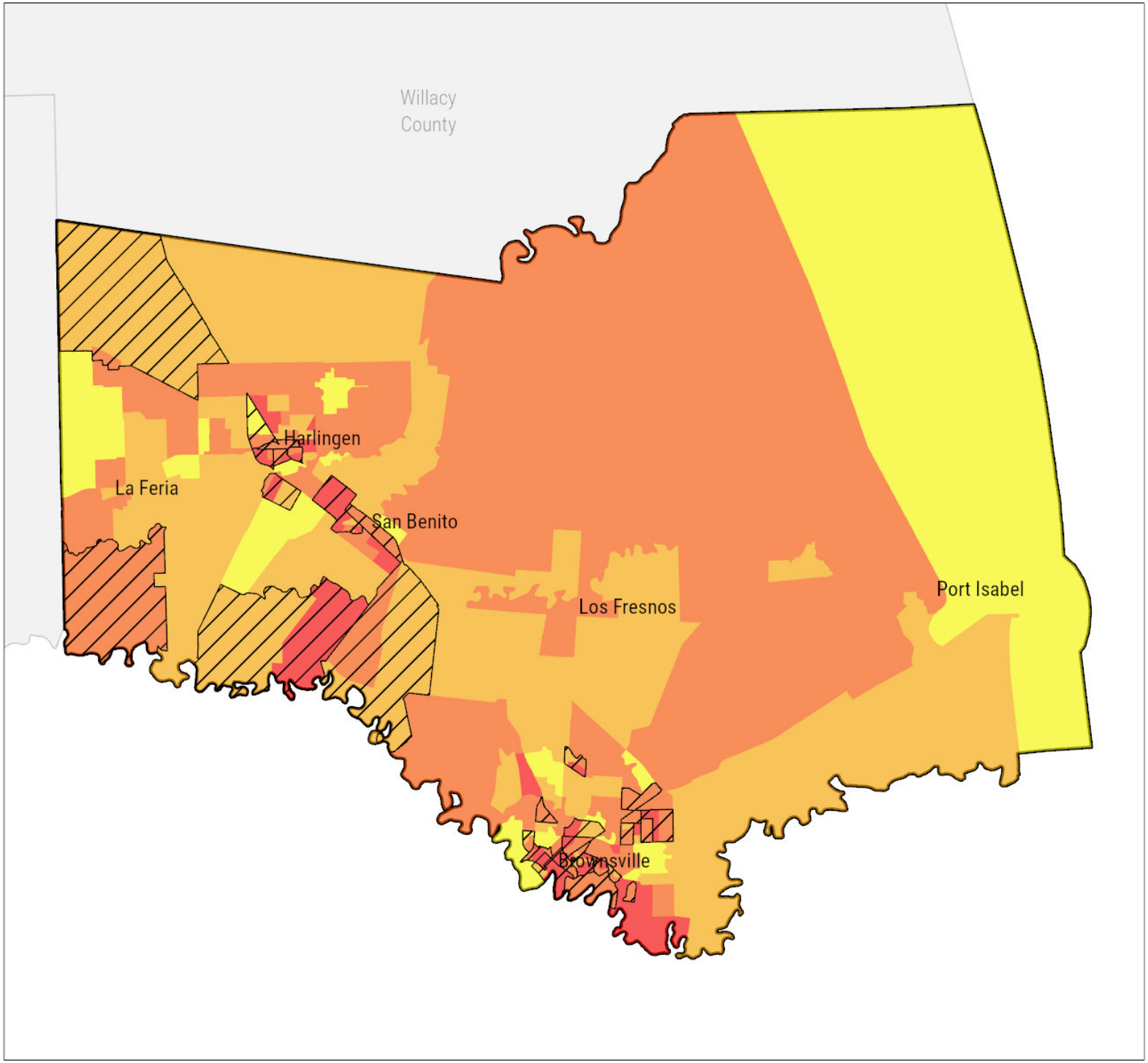


Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office

Cameron County: Racial and Ethnic Makeup by Block Group



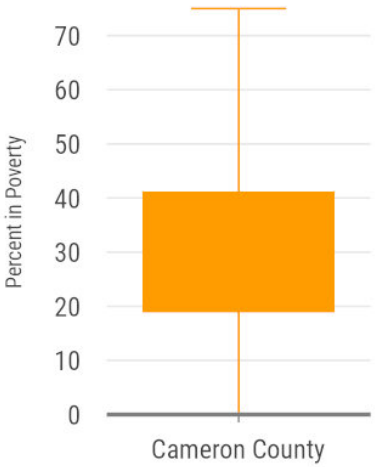
Cameron County: Population in Poverty by Block Group

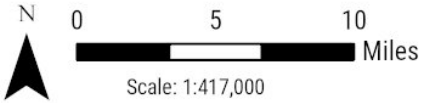


Percent of Population in Poverty

- ≤ 10 percent (27 Block Groups)
- 10 - 25 percent (62 Block Groups)
- 25 - 45 percent (98 Block Groups)
- ≥ 45 percent (38 Block Groups)
- RECAP Areas

Distribution of Percent in Poverty





Scale: 1:417,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

Table of Specific Classes Statistics

Project Name	2019 Disasters Eligible Area		Willacy County		La Perla Estates	
Competition					State MID - LRGV	
Application ID					CDR17-1344-APP	
Project Type					New Construction	
Benefit Area					City of San Perlita	
Low- and Moderate-Income[1]	47.96%		62.41%		69.90%	
Median Household Income[2]	$58,730		$35,521		$38,000	
Poverty Rate[3]	17.68%		26.97%		30.96%	
Total Population[4]	6,987,017		21,588		730	
Protected Classes	**Estimate**	**Percent**	**Estimate**	**Percent**	**Estimate**	**Percent**
RACE[4]						
Hispanic or Latino (of any race)	3,392,471	48.55%	19,039	88.19%	701	96.03%
Not Hispanic or Latino	3,594,546	51.45%	2,549	11.81%	29	3.97%
White alone	2,115,513	30.28%	2,427	11.81%	29	3.97%
Black or African American alone	1,001,921	14.34%	119	0.55%	-	0.00%
American Indian and Alaska Native alone	11,746	0.17%	0	0.00%	-	0.00%
Asian alone	360,290	5.16%	0	0.00%	-	0.00%
Native Hawaiian and Other Pacific Islander alone	2,916	0.04%	0	0.00%	-	0.00%
Some other race alone	13,295	0.19%	0	0.00%	-	0.00%
Two or more races	88,865	1.27%	3	0.01%	-	0.00%
NATIONAL ORIGIN[5]						
Native	5,323,882	76.20%	18,367	85.08%	661	90.55%
Born in United States	5,221,911	74.74%	18,240	84.49%	650	89.04%
Born in Puerto Rico, U.S. Island areas, or born abroad to American parent(s)	101,971	1.46%	127	0.59%	11	1.51%
Foreign born	1,663,135	23.80%	3,221	14.92%	69	9.45%
SEX[4]						
Male	3,463,770	49.57%	11,663	54.03%	361	49.45%
Female	3,523,247	50.43%	9,925	45.97%	369	50.55%
FAMILIAL STATUS[5]						
Total households	2,342,634	100.00%	5,782		178	
Married-couple family	1,151,880	49.17%	2,931	50.69%	94	52.81%
With own children of the householder under 18 years	544,466	23.24%	1,067	18.45%	31	17.42%
Cohabiting couple household	131,318	5.61%	311	5.38%	7	3.93%
With own children of the householder under 18 years	58,018	2.48%	161	2.78%	-	0.00%
FAMILIAL STATUS[5]						
Male householder, no spouse/partner present	413,477	17.65%	888	15.36%	13	7.30%
With own children of the householder under 18 years	32,689	1.40%	115	1.99%	-	0.00%
Householder living alone	279,290	11.92%	505	8.73%	6	3.37%
65 years and over	57,254	2.44%	151	2.61%	-	0.00%
Female householder, no spouse/partner present	645,959	27.57%	1,652	28.57%	64	35.96%
With own children of the householder under 18 years	179,004	7.64%	439	7.59%	5	2.81%
Householder living alone	292,342	12.48%	534	9.24%	29	16.29%
65 years and over	115,740	4.94%	330	5.71%	18	10.11%
Households with one or more people under 18 years	921,418	39.33%	2,399	41.49%	75	42.13%
Households with one or more people 65 years and over	540,791	23.08%	2,014	34.83%	68	38.20%
DISABILITY[5]						
Total Civilian Noninstitutionalized Population	6,929,647	99.18%	20,335	100%	730	
With a disability	716,515	10.25%	3,425	16.84%	176	24.11%

[1] HUD LMISD, FY 2021 ACS 5-Year 2011-2015
[2] ACS 5-Year, 2019, Table: S1903, data.census.gov
[3] ACS 5-Year, 2018, Table: S1701, data.census.gov
[4] ACS 5-Year, 2019, Table: DP05, data.census.gov
[5] ACS 5-Year, 2019, Table: DP02, data.census.gov

City of San Perlita – La Perla Estates: Willacy County – $1,699,500.00

La Perla Estates is a new construction development of eight multifamily housing units between First and Second Street on Campbell Boulevard in San Perlita, TX, located in Willacy County, a State MID county for the 2019 Rio Grande Valley Floods. The project was awarded $1,699,500 for construction costs from the 2019 Affordable Rental Program. One of the eight homes will have three bedrooms, and the remaining seven will have two. All eight units will be LMI units (100%).

The units are to be built on concrete slabs with plywood/hardwood exterior walls and composition shingle roofs. Unit amenities include covered entries, covered patios or balconies, nine-foot ceilings, ceiling fans in all rooms, microwave ovens, refrigerators with ice makers, and washer and dryer connections. The construction will utilize R-15 Walls and R-30 Ceilings with 14 SEER HVAC units. An accessible walking and jogging path will also be included in the project.

A key benefit of the community is a school system that, during the 2018-2019 scoring period, received an "A" rating and show a scaled score of 100 in graduation rate. These schools are less than a mile away from the development.

San Perlita has 730 residents in Willacy County, which has 21,588 residents, while the population of the 2019 Disasters eligible area is 6,987,017. The median household income of San Perlita is $38,000, greater than Willacy County's median income of $35,521, and less than the 2019 Disasters eligible area's median income of $58,730. The poverty rate in San Perlita is 30.96%, greater than Willacy County's rate of 26.97%, and greater than the eligible area's poverty rate of 17.68%. San Perlita's LMI percentage of 69.90% is greater than Willacy County's percentage of 62.41% and greater than the 2019 Disasters eligible area's LMI percentage of 47.96%.

San Perlita's population is 96.00% Hispanic or Latino origin, greater than Willacy County's 88.20% and greater than the percentage for the 2019 Disasters eligible area of 48.55%. The population of San Perlita is 3.97% white alone, less than Willacy County's white alone percentage of 11.20% and less than the 2019 Disasters eligible area's percentage of 30.28%. San Perlita is 0.00% Black or African alone, less than Willacy County percentage of 0.60% and less than the 2019 Disasters eligible area's percentage of 14.34%. The American Indian and Alaska Native alone percentage for San Perlita is 0.00%, which is equal to Willacy County and less than the 2019 Disasters eligible area, who are at 0.00% and 0.17% respectively. San Perlita is 0.00% Asian alone, equal to Willacy County's percentage of 0.00% and less than the 2019 Disasters eligible area's rate of 5.16%. The Native Hawaiian and Other Pacific Islander percentage for San Perlita is 0.00%, which is equal to Willacy County at 0.00% and less than the 2019 Disasters eligible area at 0.04%. In San Perlita, 0.00% of the population is two or more races, equal to Willacy County, which is at 0.00%, and less than the 2019 Disasters eligible area, which is at 1.27%.

Native born national origin residents from within the United States is 89.04% in San Perlita, greater than Willacy County at 85.10%, and greater than the eligible area, which is at 74.74%

San Perlita is 49.45% male, less than Willacy County's percentage of 54.00% and less than the 2019 Disasters eligible area's percentage of 49.57%. San Perlita is 50.55% female, greater than the 46.00% of Willacy County and greater than the area's female percentage of 50.43%.

The households in San Perlita are comprised of 52.81% married couple families, which is greater than Willacy County's 50.70% and greater than the 2019 Disasters eligible area's percentage of 49.17%. The percentage of households in San Perlita that are occupied by married couples who have their own children in the household under 18 is 17.42%. This is less than Willacy County's percentage of 18.50% and less than the 2019 Disasters eligible area's percentage of 23.24%. San Perlita's households are 3.93% cohabitating households, less than Willacy County's percentage of 5.40% and less than the 2019 Disasters eligible area's 5.61%. Households with cohabitating couples who have their own children in the household under 18 comprise 0.00% of households in San Perlita, which is less than Willacy County's 2.80% and less than the 2019 Disasters eligible area's 2.48%

In San Perlita, 35.96% of households are occupied by a female householder with no spouse or partner present, greater than the Willacy County at 28.60% and greater than the 2019 Disasters eligible area at 27.57%. San Perlita's households are 2.81% occupied by female householders with no spouse or partner present and their own children in the household under 18, less than Willacy County's percentage of 7.60% and less than the 2019 Disasters eligible area's percentage of 7.64%. San Perlita's households are 16.29% occupied by female householders living alone, greater than Willacy County at 9.20%, and greater than the 2019 Disasters eligible area at 12.48%. The households in San Perlita are 10.11% occupied by female householders over the age of 65 with no partner or spouse present, making it greater than Willacy County and greater than the 2019 Disasters eligible area, which are at 5.70% and 4.94% respectively.

San Perlita is comprised of 7.30% households that are occupied by a male with no spouse or partner present, less than Willacy County's percentage of 15.40% and less than the 2019 Disasters eligible area's percentage of 17.65%. San Perlita's households are 0.00% occupied by a male householder with no spouse or partner present who have their own children in the household under 18, less than Willacy County, which is at 2.00% and less than the 2019 Disasters eligible area's 1.4%. Within San Perlita, 7.30% of households are occupied by a male living alone, which is less than Willacy County's 8.70% and less than the 2019 Disasters eligible area's percentage of 11.92%. San Perlita's households are 0.00% occupied by a male householder over the age of 65 with no partner or spouse present, which is less than Willacy County at 2.60% and less than the 2019 Disasters eligible area at 2.44%.

In San Perlita, 42.13% of households have one or more people under the age of 18. This is greater than Willacy County, which is at 41.50% and greater than the 2019 Disasters eligible area at 39.33%. The percentage of households within San Perlita that have one or more people of 65 or older is 42.13%, which is greater than Willacy County's 34.80% and greater than the 2019 Disasters eligible area's 23.08%.

The percentage of persons with a disability in San Perlita is 24.11%, greater than Willacy County's 16.80%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

The city of San Perlita has once census tract designated as a R/ECAP. Willacy County has a total of two census tracts designated as R/ECAPs.

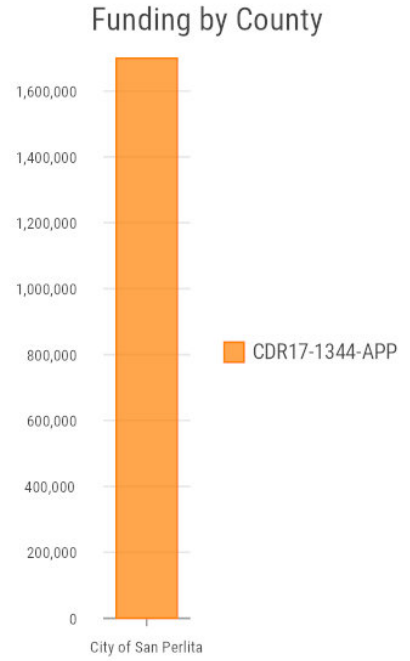
The percentage of persons with a disability in San Perlita is 24.11%, greater than Willacy County's 16.80%, and greater than the 2019 Disasters eligible area's percentage of 10.25%.

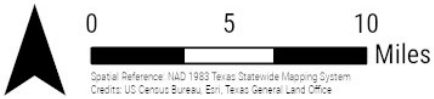
The city of San Perlita is part of a designated R/ECAP. Willacy County has a total of two R/ECAPs.

Willacy: Project Service Areas

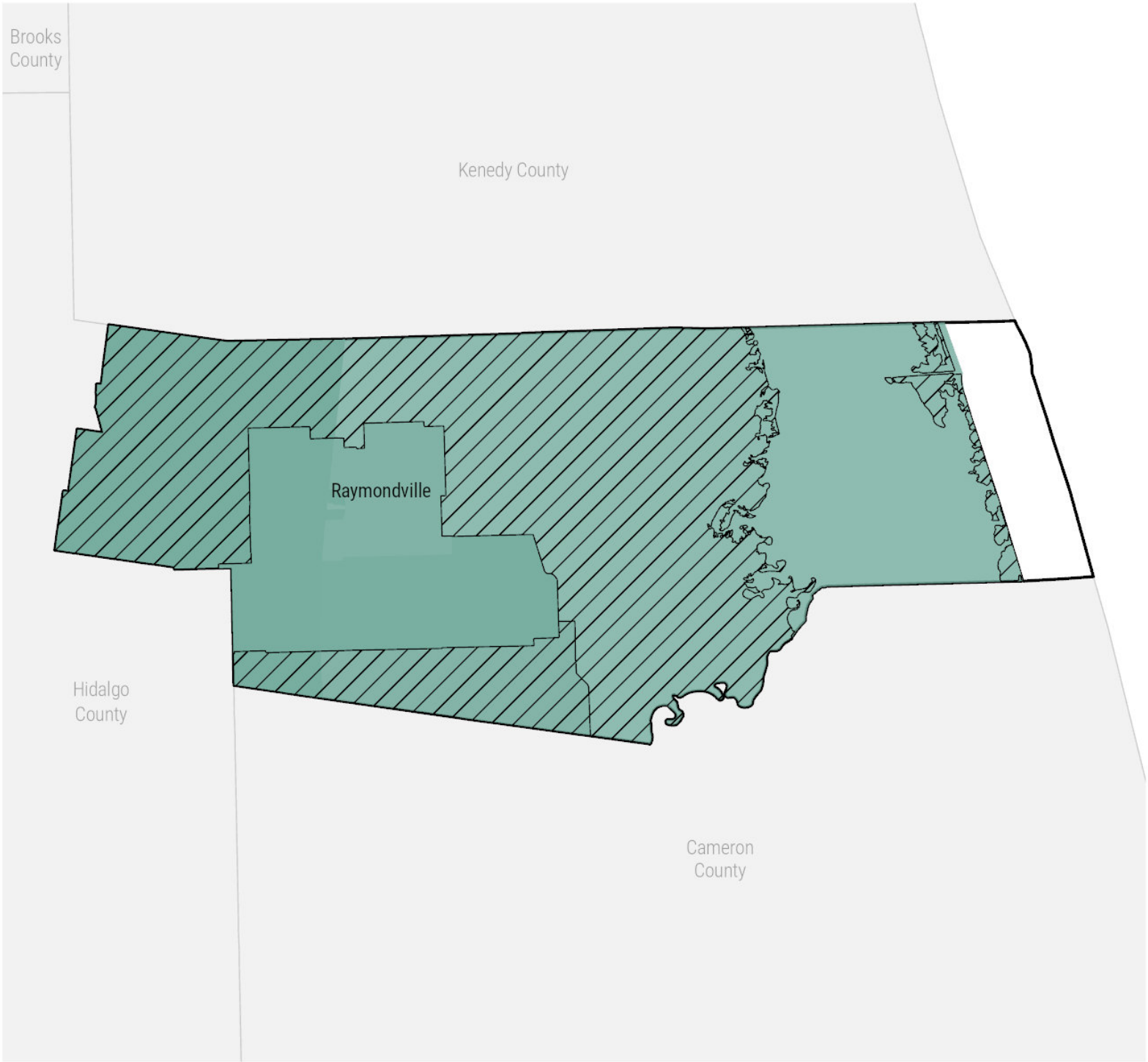
County Boundaries
Project Sites
Project Service Areas

Awardee	Application ID	Total Benefs.
City of Brownsville	CDR17-1342-APP	140
City of Brownsville	CDR17-1343-APP	32
City of San Perlita	CDR17-1344-APP	8





Willacy County: Racial and Ethnic Makeup by Block Group



ACS Race and Ethnicity Variables

Predominant Category

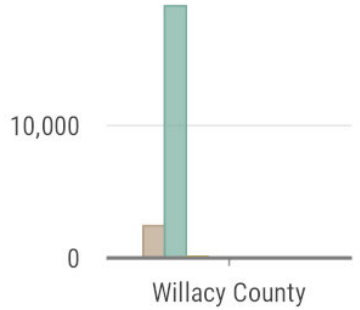
- Non-Hispanic White Population
- Hispanic or Latino Population
- Black or African American Population
- Asian Population
- American Indian and Alaska Native Population
- Two or More Races Population
- Native Hawaiian and Other Pacific Islander Population
- Some Other Race Population

Strength of Predominance

0 - 15
15 - 85
85 - 100

Note: Block Groups with no predominant category or no

Population by Category



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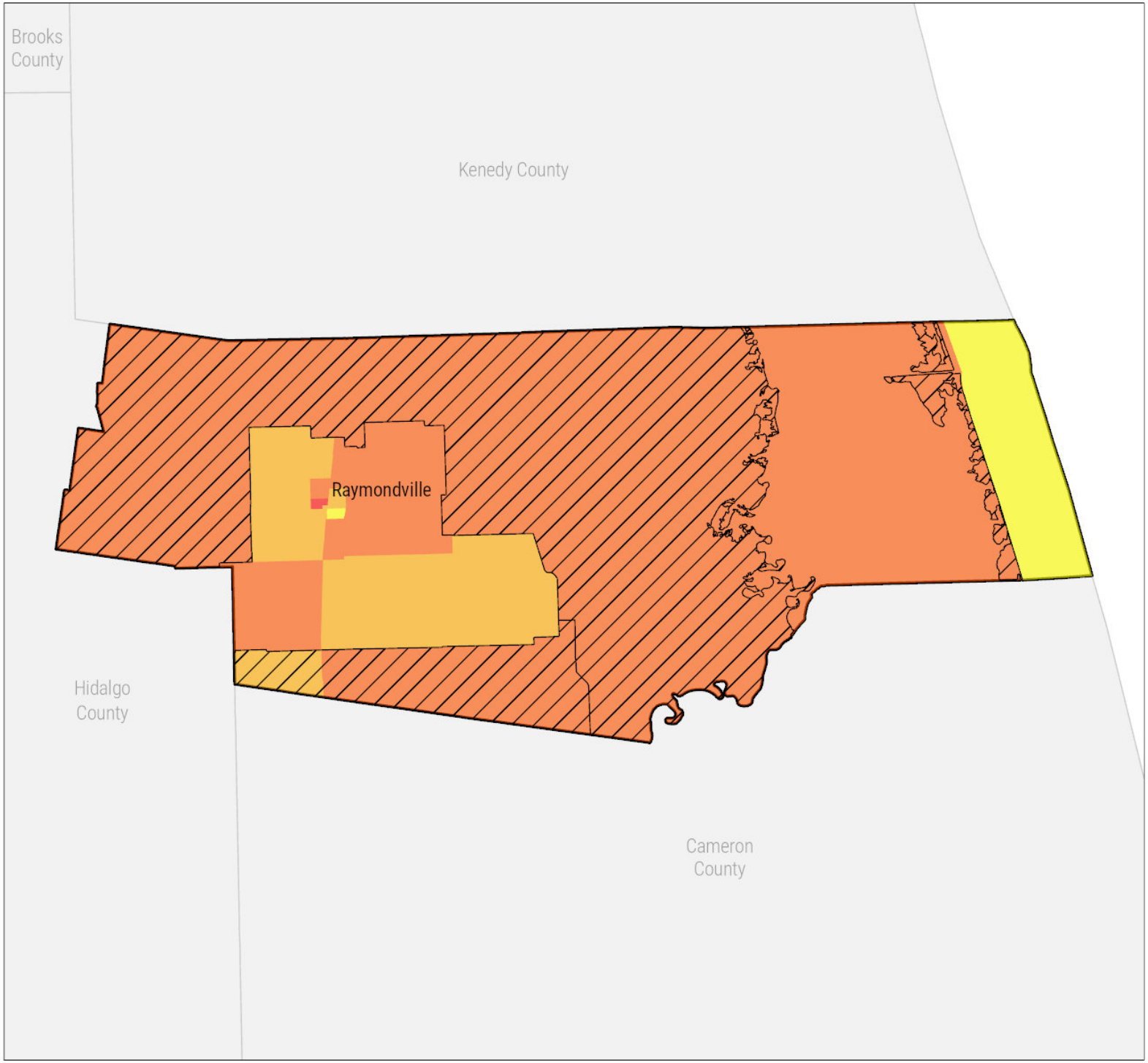
0 5 10 Miles

Scale: 1:446,000

Spatial Reference: NAD 1983 Texas Statewide Mapping System
Credits: US Census Bureau, Esri, Texas General Land Office
Author: Texas General Land Office, Community Development and Revitalization

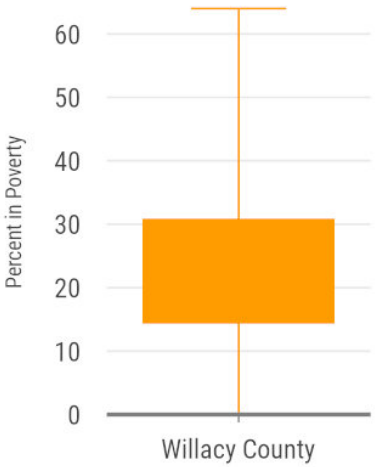
Willacy County: Population in Poverty by Block Group

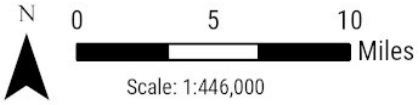


Percent of Population in Poverty

- ≤ 10 percent (2 Block Groups)
- 10 - 25 percent (6 Block Groups)
- 25 - 45 percent (7 Block Groups)
- ≥ 45 percent (1 Block Groups)
- RECAP Areas

Distribution of Percent in Poverty





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