

**SNAPSHOT of HOME Program Performance--As of 09/30/2019**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): **Cobb County Consortium**

State: **GA**

PJ's Total HOME Allocation Received: **\$56,054,650**

PJ's Size Grouping\*: **B**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
<b>Program Progress:</b>			PJs in State: 11				
% of Funds Committed	98.68 %	90.80 %	1	94.31 %	95	92	
% of Funds Disbursed	97.12 %	89.62 %	1	92.60 %	95	93	
Leveraging Ratio for Rental Activities	5.22	4.03	0	5.93	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	97.85 %	1	97.51 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	97.29 %	90.23 %	2	92.69 %	80	74	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	81.86 %	72.04 %	4	82.65 %	40	41	
% of 0-30% AMI Renters to All Renters***	51.75 %	30.39 %	1	46.79 %	65	63	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	97.11 %	94.44 %	6	98.07 %	21	21	
<b>Overall Ranking:</b>			In State:	1 / 11	Nationally:	79	73
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	\$28,387	\$18,884		\$36,425	485 Units	19.40 %	
Homebuyer Unit	\$19,376	\$20,694		\$17,930	1,424 Units	57.00 %	
Homeowner-Rehab Unit	\$26,591	\$29,521		\$21,966	372 Units	14.90 %	
TBRA Unit	\$10,322	\$2,773		\$3,676	219 Units	8.80 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (32 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (173 PJs)

C = PJ's Annual Allocation is less than \$1 million (375 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

**Participating Jurisdiction (PJ):** Cobb County Consortium GA

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$75,974	\$75,776	\$27,107
<b>State:*</b>	\$83,701	\$77,897	\$32,826
<b>National:**</b>	\$135,225	\$88,236	\$26,222

**CHDO Operating Expenses:**  
(% of allocation)

<b>PJ:</b>	4.1 %
<b>National Avg:</b>	1.1 %

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>					<b>HOUSEHOLD TYPE:</b>				
White:	24.5	25.4	48.1	18.2	Single/Non-Elderly:	41.4	29.0	15.6	25.0
Black/African American:	61.8	63.9	51.1	79.5	Elderly:	24.9	2.0	56.2	13.6
Asian:	0.8	0.5	0.0	0.0	Related/Single Parent:	21.1	41.2	13.7	56.8
American Indian/Alaska Native:	4.0	0.9	0.0	0.0	Related/Two Parent:	8.0	22.0	11.8	4.5
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	4.4	2.1	1.1	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.2	0.0	0.0					
Black/African American and White:	0.2	0.3	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.4	0.4	0.0	0.0					
Asian/Pacific Islander:	0.6	0.5	0.0	2.3					
<b>ETHNICITY:</b>									
Hispanic	5.3	4.8	0.8	0.0					
<b>HOUSEHOLD SIZE:</b>					<b>SUPPLEMENTAL RENTAL ASSISTANCE:</b>				
1 Person:	40.1	17.2	37.1	11.4	Section 8:	38.4	1.6 <sup>#</sup>		
2 Persons:	22.4	25.3	31.7	34.1	HOME TBRA:	1.1			
3 Persons:	22.4	23.1	15.3	27.3	Other:	11.8			
4 Persons:	12.2	17.4	8.3	18.2	No Assistance:	48.7			
5 Persons:	2.1	9.3	4.3	2.3					
6 Persons:	0.6	3.1	2.7	0.0					
7 Persons:	0.0	1.2	0.3	6.8					
8 or more Persons:	0.0	0.4	0.3	0.0					
					<b># of Section 504 Compliant Units:</b>		56		

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Cobb County Consortium

State: GA

Group Rank: 79  
 (Percentile)

State Rank: 1 / 11 PJs

Overall Rank: 73  
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 96.71%	<b>100</b>	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 86.60%	<b>97.29</b>	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	<b>81.86</b>	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 96.96%	<b>97.11</b>	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.730	<b>2.36</b>	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2013 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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