

Council Agenda Summary

October 4, 2022

Key Staff Contact: Benjamin Snow, Economic Health & Housing Director, 970-350-9384

Title:

Public hearing and consideration of the Annual Action Plan for Program Year 2023 for Community Development Block Grant and HOME Investment Partnership Program Grant with Recommended Budgets

Summary:

The City is entitled to receive federal grants from the U. S. Department of Housing and Urban Development, namely the Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) grant. HUD requires that recipients implement a new strategic plan every five years that details how they will prioritize federal grants during those five years. The strategic plan is part of the consolidated planning process, which serves as the framework for a community-wide dialogue that aligns housing and community development priorities with the noted federal formula grant programs.

The Council approved priorities for the 2020-2024 strategic plan in 2019 during the Consolidated Planning process. Those priorities were recommended to Council by the GURA Board of Commissioners and resulted from a Needs Assessment and Housing Market Analysis (part of the consolidated planning process). Two high priority needs were identified: greater support for the development and retention of affordable housing and support for low-moderate-income neighborhoods. It was expected that prioritizing those two needs would result in a commensurate reduction in funding for public facilities and services, which received low priority rankings. The 2020-2024 Consolidated Plan was developed based upon Council approved priorities and is available for review, if desired, on the City's website:

<https://greeleygov.com/services/ehh/greeley-urban-renewal-authority>.

Implementation of the priorities and goals of the 2020-2024 Consolidated Plan started with the 2020 Action Plan, which identified the expected resources and activities to utilize the resources during that program year. The 2023 Action Plan (Attachment E in this packet) is the 4th year of implementing the priorities and goals of the Consolidated Plan. It becomes the application to HUD for both CDBG and HOME funds.

Annual funding requests considered by the GURA Board and recommended to Council are specific to the CDBG program. Throughout the year, the Board measures and manages HOME fund applications on behalf of the City, prioritizing projects that

are consistent with the Council's priorities. HOME funds can only be used for housing programs; historically, these funds have supported new housing development with organizations such as Habitat for Humanity, Accessible Space, etc. Approval of the 2023 Action Plan does include approval of the HOME budget, as well.

Neighborhood meetings were held in-person again this year, and GURA continued CDBG exposure via the GURA web page, through local libraries, social media, the Greeley Rising newsletter, and other means of greater distribution of Plans and notices to the public. A former neighborhood committee was provided with the applications and the 2023 Action Plan, but did not meet in person due to the committee having served its useful life and a lack of membership. Input was also solicited from non-profit partners working with low-moderate-income persons and (particularly) residents from low-moderate-income neighborhoods, and all (former citizens committee, GURA Board, non-profit partners) were encouraged to share the Plans and notices with others.

Specific to the 2023 Action Plan applications, the GURA Board meeting on August 10, 2022 included a review of CDBG applications, formulation of the recommended budget that is a part of this packet, and a public hearing. Council's October 4, 2022 meeting also includes a public hearing. A 30-day public comment period on the 2023 Action Plan ran from August 11, 2022 through September 11, 2022.

While the City is required to develop its proposed annual action plan by November of each year, the exact amount of 2023 CDBG funding will not be known until congressional action in 2023 and the City's Finance Department closeout of fiscal year 2022 (for program income and revolving loan fund balances). Based upon experience, the funding will be confirmed and available by approximately July 2023, so as has been the practice, staff projected a level of funding that is an average of the funding received during the previous five years (\$840,000 for CDBG; \$300,000 for HOME). Program income and any prior years' unused grant funds are also a part of the proposed budget. If the 2023 allocation is more or less than expected, the GURA Board recommends that adjustments occur within the Redevelopment District (Maplewood neighborhood; possibly Wilshire neighborhood) Infrastructure budget line item, which has the greatest flexibility in project scope.

The GURA Board continued to move in the direction greater funds available for affordable housing and/or capital projects and "weaning" non-profit agencies off relying on continual CDBG support. As such, no funding was recommended to the Guadalupe Community Center (Catholic Charities, applicant), United Way of Weld County (UWWC) or the Greeley Family House (dba Greeley Transitional House), the agencies who have received CDBG funding for the longest time. It is also notable that UWWC is receiving \$360,000 of CDBG-CV funding from the City through GURA for costs related to the move to the new shelter location and for operational costs for the 2022-2023 cold weather season. Funding was recommended for 60+ Ride (dba Senior

Resource Services) as the applicant with the fewest years of receiving CDBG awards. Applicants were available on the Board's Zoom meeting to address Board questions and/or concerns and to provide comment during the public hearing, if desired. Other than the applicants, there was no one from the public in attendance at the GURA Board's budget public hearing. The enclosed funding recommendation from the GURA Board was consensus driven and passed the GURA Board on a 5-2 vote.

In addition to the information provided in the Consolidated Plan packet, supporting documents submitted with the applications are available upon request. That material includes such things as by-laws, audited financial statements, organizational charts, etc., in addition to full applications (only page one is part of Council's packets). The 2023 Action Plan draft is posted on the Greeley Urban Renewal Authority website and is Exhibit E in this information packet. Any changes that Council recommends will be made to this document prior to submittal to HUD. Significant changes (changes in funding, changes in agencies receiving funding, etc.) will result in a second 30-public comment period held after Council's formal approval of the budget on October 4, 2022.

Staff provided a brief overview of the applications received and recommendations for the 2023 CDBG budget during the September 27, 2022 Council Worksession.

Fiscal Impact:

Does this item create a fiscal impact on the City of Greeley?	Yes CDBG and HOME are annual entitlement grants available to the City.
If yes, what is the initial, or, onetime impact?	Estimated at \$840,000 CDBG and \$300,000 HOME
What is the annual impact?	N/A
What fund of the City will provide Funding?	N/A
What is the source of revenue within the fund?	U. S. Dept. of Housing & Urban Development
Is there grant funding for this item?	Yes This is a HUD grant
If yes, does this grant require a match?	No
Is this grant onetime or ongoing?	Ongoing
Additional Comments:	N/A

Legal Issues:

Consideration of this matter is a legislative process which includes the following public hearing steps:

- 1) City staff presentation (if requested)
- 2) Council questions of staff
- 3) Public input (hearing opened, testimony - up to three minutes per person, hearing closed)
- 4) Council discussion
- 5) Council decision

Other Issues and Considerations:

None.

Strategic Work Program Item or Applicable Council Priority and Goal:

Economic Health & Development: Foster and maintain public and private investment in business development.

Infrastructure & Growth: Establish the capital and human infrastructure to support and maintain a safe, competitive, appealing and successful community.

Decision Options:

1. Approve the 2023 Action Plan and associated budgets, as presented; or
2. Request changes to the 2023 Action Plan and/or associated budgets, and then adopt with changes; or
3. Continue consideration of the items to the next regular Council meeting, understanding the HUD deadline by which the 2023 Action Plan must be ready for HUD submittal.

Council's Recommended Action:

Following the public hearing, a motion to accept the 2023 Annual Action Plan and associated budgets, as presented.

Attachments:

- CDBG Annual Funding Applications and Recommendations Packet with Supporting Documents
- 2023 Annual Action Plan