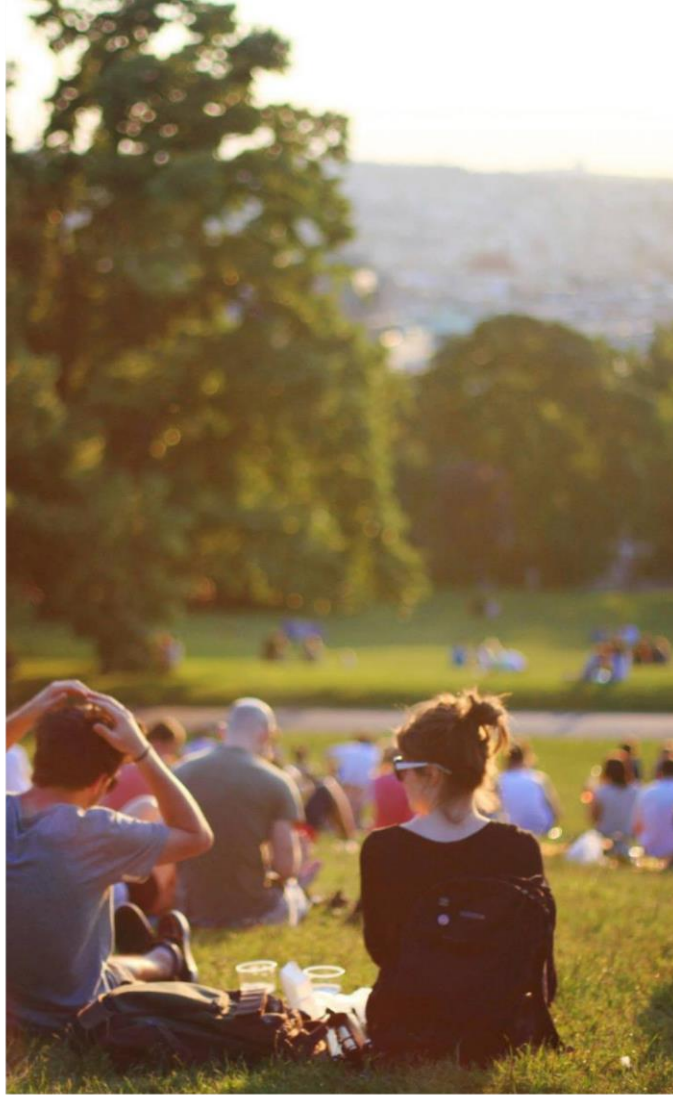


PY21 ACTION PLAN

COMMUNITY
DEVELOPMENT
BLOCK GRANT
(CDBG)



October 1, 2021 to
September 30, 2022

33 E. Broadway
Meridian, Idaho
ccampbell@meridiancity.org

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Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Meridian was designated an Entitlement Community by the U.S. Department of Housing and Urban Development (HUD) in 2007. This designation allows the City to receive funds directly from HUD's Community Development Block Grant (CDBG) Program on an annual basis. The City is currently working under the regulatory Five-Year Consolidated Plan (Con Plan) for program years 2017-2021. The Con Plan describes the anticipated strategies, goals, and community development needs identified during a collaborative process that included input from community members and local entities.

This Action Plan is for the final year of the 2017-2021 Con Plan and will provide direction to the City of Meridian CDBG Program (Program) for Program Year 2021 (PY21) which spans from October 1, 2021 – September 30, 2022. The PY21 Action Plan provides a summary of the actions, activities, and resources that will be used during PY21 to address the goals and priority needs identified in the 2017-2021 Con Plan.

2. Summarize the objectives and outcomes identified in the Plan

The City is focusing its activities and funding during PY21 on 1) improving accessibility by prioritizing projects that improve residents' access to public facilities and community resources; 2) enhancing homeownership opportunities by obtaining or maintaining homes that are affordable; 3) promoting fair housing, and 4) providing social services that provide stability to Meridian residents with a low to moderate income.

3. Evaluation of past performance

Since 2007, Meridian has successfully managed over \$4.7 million in resources from its annual CDBG allocation. Over the years, the City's expenditures from its CDBG allocation have focused on supporting social service provider operations such as the Meridian Food Bank, improving community facilities for organizations such as the Boys and Girls Club and Meridian Development Corporation; addressing accessibility barriers to places such as parks and trails, Meridian Libraries, and sidewalk projects; preventing homelessness with emergency assistance through The Jesse Tree of Idaho; and assisting with homeownership attainment for low- and moderate-income buyers through the Ada County Housing Authority and NeighborWorks Boise.

The City has submitted Consolidated Annual Performance and Evaluation Reports (CAPERs) for all previous program years. The CAPERs demonstrate that the City exceeds the statutory requirement of at least 70 percent of funds expended being invested in activities that benefit low to moderate-income

individuals and families. Aside from Program Year 2016, the City has met its expenditure of grant funds deadlines imposed by HUD each year.

All of the prior program years' activities meet critical needs in Meridian. The primary challenges encountered during the last Consolidated Plan period were timing and contract related. To address these challenges, the City has implemented more stringent requirements for subrecipients, particularly in meeting expected schedules. Over the several years, the City has been effective at organizing, streamlining, and managing its CDBG processes to provide the most benefit for each CDBG dollar granted while complying with federal timeliness requirements.

4. Summary of Citizen Participation Process and consultation process

The citizen participation process for the PY21 Action Plan followed the process identified in the City's Citizen Participation Plan, adopted with the 2017-2021 Con Plan. Public comments were accepted from June 11, 2021 to July 20, 2021 with a public hearing being held on July 20, 2021. The City published legal notices in two local newspapers (Idaho Statesman and Meridian Press Tribune) and posted the draft Action Plan on the City's website on June 11, 2021. Presentations of the draft Action Plan and included projects were provided to stakeholders at the City Council meetings on July 6, 2021 and July 20, 2021.

To broaden public participation in the development of the plan, the City coordinated with several organizations that work with LMI populations to gain a better understanding of the community needs and identify projects that would be beneficial to the residents of Meridian. The feedback received supported the goals and strategies identified in the 2017-2021 Con Plan. Invitations to apply were provided through e-mails, phone calls, and publication announcements on the City website, Boise City/Ada County Continuum of Care (CoC) distribution list, Region 4 Behavioral Health Board distribution list, and in the local newspapers.

5. Summary of public comments

~~Will be updated after public comment period.~~The City received one comment in support of the Program and four comments from Council regarding housing affordability and how the CDBG Program can provide more support to address the City's housing needs. This included discussions about the upcoming Housing Market Analysis that will be conducted during the Consolidated Plan process.

6. Summary of comments or views not accepted and the reasons for not accepting them

~~Update as necessary.~~n/a

7. Summary

The City of Meridian has collaborated with stakeholders throughout the community to develop the PY21 Action Plan in a manner that is consistent with the goals and strategies identified in the 2017-2021 Con Plan, which remains relevant to the current needs of the community. The City plans to continue improving the Program based on feedback from the community to ensure the intent of the Program continues to be met.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	MERIDIAN	Economic Development, Community Development Dept.

Table 1 – Responsible Agencies

Narrative (optional)

The Meridian CDBG Program is part of the City of Meridian’s Community Development Department and falls under the Economic Development Division. The Program works closely with Planning Division staff and Economic Development Division staff as well as other Departments in the City such as Public Works, Finance, and Parks and Recreation.

Consolidated Plan Public Contact Information

Crystal Campbell, Community Development Program Coordinator
Community Development Department
City of Meridian
33 E. Broadway Avenue
Meridian, ID 83642
208-489-0575

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of Meridian engages stakeholders via social media, email, and the City's website. Community stakeholders include, but are not limited to: citizens of Meridian; current and past CDBG subrecipients; Idaho Housing and Finance Association (IHFA); Idaho Department of Health and Welfare (Divisions of Behavioral Health, Medicaid, and Public Health); Central District Health Department; Meridian Downtown Business Association; Region 4 Behavioral Health Board; Our Path Home Connect (coordinated entry); Region 4 Crisis Center; and Boise City/Ada County Continuum of Care (CoC). Agencies were identified for participation in the PY21 Meridian CDBG competitive application based on the needs and priorities identified during the 2017-2021 Con Plan planning process.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

The City collaborated with the Ada County Housing Authority (ACHA), which is the local public housing authority, to assist the City in better understanding ACHA's resources and needs. While there are no public housing units in Meridian, an estimated 10 percent of the housing authority's total voucher supply are used within Meridian City limits.

ACHA and the City are both involved with the CoC. The CoC meetings provide an opportunity to collaborate with regional and local housing providers (public, nonprofit, and private) and health and social service agencies (including private and non-profit mental health, emergency, and healthcare providers).

During PY18 the City and CoC connected with the Region 4 Behavioral Health Board (BHB), a government entity established by the State of Idaho in coordination with Idaho Health and Welfare. The BHB advises the State Behavioral Health Authority and the State Planning Council of the needs in this region and is facilitated by Central District Health (CDH). This collaboration provides access to a large number of agencies and citizens with expertise in mental health services, substance use disorders, law enforcement, education, and healthcare. City staff continues to be engaged with the BHB to identify ways to enhance coordination between ACHA and healthcare providers, mental health services, and other supportive service agencies.

CDH also provides information related to housing units in which children have been identified as being lead poisoned concerning lead-based paint hazards, but since the majority of houses in Meridian were built after 1980 this has not been a concern.

Additionally, the City has developed a socioeconomic profile of Meridian that will identify gaps in service, likely partnerships, and needs of the community. The City is dedicated to extending further support to organizations that help to meet the identified needs of the community. One need that is readily apparent is the need for housing affordability and rental support. Meridian is dedicated to increasing its inventory of housing that is affordable to ensure residents of all income levels can find housing in Meridian and to provide necessary supportive services. City staff will continue to stay engaged with the housing affordability and supportive service community so the City can better provide important tools and resources to affordable housing developers and supportive service providers.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The City participates in the CoC, locally branded as Our Path Home Connect, which includes staff members from neighboring communities along with healthcare, foster care and other youth programs, mental health providers, Ada County, law enforcement, nonprofit providers, state departments and school districts among other entities. In 2017 Our Path Home Connect launched coordinated entry which provides a single point of entry for households experiencing homelessness. Due to the data collected through coordinated entry, Our Path Home Connect has identified four strategic initiatives: end family homelessness, prevent first-time homelessness, expand supportive housing opportunities, and evolve the partnership. The involvement of foster care and other youth programs has encouraged the City to further evaluate the non-traditional homelessness experienced by youth and their families in Meridian.

The City has also updated internal policies to include a representative from the CoC to provide feedback on the current needs to the CDBG Scoring Committee, which reviews applications for CDBG funding and recommends projects to be funded. This collaboration provides an opportunity to involve the CoC in the planning process and identify projects that will address the needs of those who are currently or at risk of homelessness.

Additionally, the City acts as a liaison between the Behavioral Health Board (BHB) and the CoC. The BHB is facilitated by Central District Health (CDH) and is comprised of 23 stakeholders, advocates, and professionals including the Idaho Department of Corrections for adults, Boise Police Department, Adult Mental Health staff that are responsible for discharging participants from state run psychiatric facilities, and Children's Mental Health staff that work with families in crisis. Involvement with this group allows the City to understand the broader needs of the community as related to behavioral health in general and specifically for those who are being discharged from institutional settings such as mental health facilities and corrections programs.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City of Meridian does not receive ESG funds; the state is the only recipient. Allocation of ESG is discussed at the CoC meetings, which Meridian staff attend. The City leverages the CoC's strategy for use of ESG funds by funding homeless prevention activities. The City does not have any emergency shelters and the RRH program serves countywide. The City continues its work with the Executive and Data and Performance Management Committees of the CoC to provide feedback on changes to the HMIS and data management process of the CoC.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Boise City/Ada County Continuum of Care
	Agency/Group/Organization Type	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Health Agency Child Welfare Agency Publicly Funded Institution/System of Care Other government - State Other government - Local Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The CoC was consulted as part of the 2017 Consolidated Planning efforts as well as during the current action planning efforts. Members of this group represent all of the agency/group/organization types listed above and assists the City in understanding the needs of the community as it relates to housing, homelessness, and fair housing. This consultation was effective in helping the City develop funding recommendations to address homelessness, homelessness prevention, and fair housing activities.</p>
<p>2</p>	<p>Agency/Group/Organization</p>	<p>Boise City/Ada County Housing Authority (BCACHA)</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing PHA Services - Housing Regional organization</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy Market Analysis</p>

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	ACHA was contacted by the City to discuss the viability of its homebuyer assistance program in the midst of a difficult housing market. These discussions helped the City develop funding recommendation for continuing to provide CDBG dollars to ACHA for down payment assistance. This consultation also led to a discussion about housing development and policies that may change how the City interacts and funds these efforts in the future.
3	Agency/Group/Organization	West Ada School District No.2
	Agency/Group/Organization Type	Services-homeless Services-Health Services-Education Publicly Funded Institution/System of Care
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City discussed the needs of homeless and unaccompanied youth in Meridian's public education system with the West Ada School District. Conversations led to the City's understanding of the number of unaccompanied youth in the school system with relatively limited resources and services available to these students and their families. The City identified gaps in services and will continue to work with the West Ada School District to develop a plan to fill those gaps.
4	Agency/Group/Organization	CATCH, INC.
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City meets often with CATCH to discuss the state of homelessness in Meridian. CATCH currently houses the coordinated entry efforts of the County and is tracking data related to Meridian's homeless population. These consultations clarify the need for certain support in Meridian and helping to develop a short- and long-term strategy to meet the needs of those experiencing homelessness in Meridian and across the County.
5	Agency/Group/Organization	City of Meridian
	Agency/Group/Organization Type	Other government - Local Planning organization Civic Leaders Grantee Department
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Economic Development Anti-poverty Strategy

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The City regularly consults with the Mayor's Office, Department of Community Development, Planning Division, Economic Development officials, Finance Department, Public Works Department, and law enforcement officials to explore and operationalize the needs of community members in Meridian. Much of the conversation during the consultations surrounding the Action Plan deals with housing needs, wage growth, vacancy and affordability rates of housing, identifying households and areas that may be affected by lead-based paint requirements, and work to address poverty in the community. Many of these conversations are still in their preliminary stage and have not directly created outcomes or improved coordination, but work continues to plan and strategize to develop 1) incentives for affordable housing development; 2) partnerships to address service gaps in Meridian; 3) a clear plan/strategy to increase workforce housing developments; 4) a new City Comprehensive Plan that better-addresses and plans for the needs of LMI residents, including those experiencing homelessness; and 5) a socioeconomic profile of the City. All of these will offer insight, strategy, and structure to the City's community development efforts in the coming years.</p>
6	<p>Agency/Group/Organization</p>	<p>THE JESSE TREE OF IDAHO, INC.</p>
	<p>Agency/Group/Organization Type</p>	<p>Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Non-Homeless Special Needs</p>
	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Jesse Tree was consulted to discuss the possibility to expand their emergency rental assistance program in Meridian. They provided insights and clarity into the need for their program due to continually rising rents across the City. This consultation contributed to an expansion of CDBG funding that will be given to this organization for homelessness prevention services.</p>

7	Agency/Group/Organization	UNITED WAY OF TREASURE VALLEY
	Agency/Group/Organization Type	Planning organization Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The United Way was consulted in efforts to create a Socioeconomic Profile of Meridian in an effort to better understand the housing, transportation, health, food, financial, and education needs of Meridian's residents. This partnership is ongoing and will likely result in funding provided to the City by this organization to conduct research and create plans to understand and meet these needs.
8	Agency/Group/Organization	City of Boise
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy Administrative
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City regularly consults with the City of Boise to ensure that funding recommendations, administrative practices, and other activities are compliant with federal regulations. The coordination also reflects a shared goal to ensure that all activities undertaken with CDBG funds work to meet regional needs as well as local needs.

9	Agency/Group/Organization	Neighborworks Boise
	Agency/Group/Organization Type	Services - Housing Service-Fair Housing Major Employer
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City worked with NeighborWorks Boise to discuss the viability of a homeowner rehabilitation program in Meridian.
10	Agency/Group/Organization	Idaho Fair Housing Forum
	Agency/Group/Organization Type	Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Fair Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City meets with this group to consult on how to advance the fair housing work of the City and region. These consultations have brought forth fair housing trainings and conferences educating over 1000 people about fair housing law and practice. These meetings also inform how the City will implement its strategies to affirmatively further fair housing.

11	Agency/Group/Organization	Neighbors United Collaborative
	Agency/Group/Organization Type	Services - Housing Services-Health Services-Education Services-Employment Service-Fair Housing Services - Refugees
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Fair Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City regularly consults with this group to understand how to address the needs of LMI refugees in Meridian. Much of the discussion leading up to the development of this Annual Action Plan has been around fair housing and language access services in the community. The City is working with this and other groups to develop resources and materials that can better educate about fair housing best practices while providing refugees and others facing housing discrimination support to overcome negative situations.
12	Agency/Group/Organization	Idaho Apartment Association
	Agency/Group/Organization Type	Services - Housing Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Fair Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City consults, as needed, with this organization to get the private-sector perspective on micro and macro issues in the world of housing and fair housing. These consultations have often informed the conversations and decisions taken to and made by Neighbors United, Idaho Fair Housing Forum, and the CoC's Fair Housing Subcommittee.

13	Agency/Group/Organization	Region 4 Behavioral Health Board
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-Health Services-Education Services - Victims Health Agency Child Welfare Agency Publicly Funded Institution/System of Care Other government - State Other government - Local Regional organization Planning organization Business Leaders Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The BHB was consulted as part of the current action planning efforts. Members of this group represent all of the agency/group/organization types listed above and assists the City in understanding the needs of the community as it relates to people with mental health and substance use disorders. This consultation was effective in helping the City develop funding recommendations to address economic stability for people with disabilities.
14	Agency/Group/Organization	Unity Through Inclusion

	Agency/Group/Organization Type	Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City consults with this group to identify the needs of diverse populations in Meridian.
154	Agency/Group/Organization	Central District Health
	Agency/Group/Organization Type	Services-Health Services-Education Services - Victims Health Agency Publicly Funded Institution/System of Care Other government - Local Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy Lead-based Paint Strategy

<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>Consulted with CDH regarding strategies related to lead-based paint, transportation options in Meridian, and health disparities related to Meridian's LMI residents.</p>
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Identify any Agency Types not consulted and provide rationale for not consulting

Not applicable; every agency identified was offered an opportunity to participate in the development of the plan. While no agencies were left out, the City does not have a citizen’s advisory group to consult with. Citizens are requested to participate in public hearings and public presentations via social media and local newspapers, but there is no formal group. To gather citizen input specific to the slum and blighted area where CDBG funds are to be used, the City contacted residents who live in that area directly while the Redevelopment Plan was being developed and again when the Redevelopment Plan was being approved. Residents were also informed of the potential projects in this area during the development of the plan as well as the CDBG process of selecting projects annually. Invitations for public presentations related to the Action Plan and Project Applications were then sent out by email and social media.

Moving forward, the City would like to improve its coordination with housing developers, particularly those developers who specialize in the development of workforce and affordable housing. Increased efforts were not made this year to reach out to these groups as the City is still working to develop internal strategies and plans about how it wants to address the housing affordability needs in the community and how to engage developers in that process. The City is also developing a new Comprehensive Plan that includes consultants doing consultations in the coming months. The decision was made to couple the needed consultation efforts of these Community Development activities with comprehensive planning consultation activities.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Idaho Housing and Finance Association, Ada County, City of Boise	The City maintains goals of improving economic outcomes of low income residents, providing emergency rental assistance, and improving housing options and social and supportive services for people including but not limited to people with special needs and individuals/families leaving domestic violence situations. These will contribute to the CoC objective of Ending Chronic Homelessness by preventing Meridian residents from falling into homelessness.
State of Idaho Analysis of Impediments	Idaho Housing and Finance Association; Idaho Department of Commerce	The fair housing strategies established for Meridian considered opportunities to collaborate with the State. The City regularly involves representatives from IHFA, City of Boise, City of Nampa, City of Caldwell, and Idaho Department of Commerce in the planning, funding, and implementation efforts of fair housing activities in the region and state.
Meridian Comprehensive Plan	Meridian Planning Division	The City Comprehensive Plan was consulted during preparation of the Consolidated Plan to ensure goals were consistent with the needs and desires of the community. Land use and zoning regulations were reviewed to assess barriers to housing choice.
ACHA Policies and Procedures	ACHA	The housing authority policies and procedures were reviewed to ensure they support housing choice and address the greatest needs of low income residents.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

The City is working with various stakeholders throughout the region to develop a comprehensive Action Plan, which will improve collaboration between entities, thereby reducing the duplication of efforts and using limited time and resources more effectively.

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

In 2017, the City completed an extensive citizen participation procedure to gain public guidance and information for the 2017-2021 Consolidated Plan. The findings of those efforts have informed the priorities, needs, and goals entirely. During the consolidated planning process, the feedback received from public surveys, stakeholder interviews, and other public feedback created the framework for which all CDBG goals and action plans will be based on. The City has the goal to use the public feedback from the Con Plan to inform funding decisions proposed in this and subsequent annual action plans.

In addition to the consolidated plan citizen participation processes, the City has undergone all federally required citizen participation requirements for this action plan. The City encouraged participation in developing and implementing the plan with not only low- and moderate-income persons but also with local and regional institutions, the Continuum of Care, businesses, developers, non-profits, community members, and ~~faith-based~~ faith-based organizations. These include a minimum 30-day public comment period with a formal public hearing during that comment period. The City published legal notices in two local newspapers (Idaho Statesman and Meridian Press) and posted the PY20 Draft Action Plan on the City's website. Staff worked with the City's Communication Department to share information regarding the recommended projects and priorities for the upcoming year as well as the public comment period and public hearing. The Communication Department shares information via Facebook, Twitter, Instagram, LinkedIn, Nextdoor, and a City-wide distribution list. CDBG staff also maintains a distribution list specific to those who have shown interest in CDBG and the same information was sent to that distribution list as well as several partner organizations distribution lists. All comments received were reviewed, acknowledged, and included as an attachment to this plan.

The CDBG Public Service Scoring Committee was responsible for scoring, ranking, and providing funding recommendations for public service applications submitted. This Committee consisted of the following representatives:

- Two (2) to four (4) Meridian residents;
- One (1) Finance Department staff;
- One (1) City Council member;
- One (1) Community Development Department staff; and

- One (1) Mayor’s Office staff.

As part of the scoring process, a member of the CoC reviews the public service applications and provides feedback on how the proposed projects meet the needs of the community and past history with the applying agency, if applicable. This multi-perspective approach to project funding recommendations allows the City to incorporate the viewpoints of a wide representation of interests throughout the community to better embody the needs of Meridian. The largest representation was intentionally Meridian residents to encourage the public to more actively participate in determining the path of the Program in the coming year.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Hearing	Non-targeted/broad community	A public hearing was held at the City Council meeting on July 20.	update	update	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Meeting	Non-targeted/broad community	Public meetings were held during the City Council meetings on July 6 and 20. Meetings included presentations that outlined the applications received, funding recommendations, specific projects, and discussion by Council on the proposed projects.	update	update	
3	Newspaper Ad	Non-targeted/broad community	Legal notices were published in the Idaho Statesman and Meridian Press Tribune newspapers on June 11 that described the public presentations, comment period, and hearing regarding this plan.	update	update	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Internet Outreach	Non-targeted/broad community	Notices of the public comment period and public hearing were sent out using the City's social media accounts (Facebook, Twitter, Instagram, LinkedIn, Nextdoor).	update	update	
5	Email	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Notices of the public comment period and public hearing were sent out using multiple distribution lists including that of the Meridian CDBG Program, Mayor's Office, Behavioral Health Board, CoC and ACHA.	update	update	

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

The City of Meridian anticipates receiving \$501,559 in CDBG funds for PY21 and will be reallocating an additional \$95,687 in PY20 funds. The City will leverage staff time to complete projects implemented by the City. The majority of CDBG projects are implemented by subrecipients and the City expects funds to be leveraged with CDBG funds to improve the outcome of the project.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	501,559	0	95,687	597,246	0	The City will be reallocating \$95,687 of PY20 funds. This is the final year of the Con Plan, so the City will not receive any additional funding under this Con Plan.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City of Meridian does not receive funding for HUD programs other than CDBG and there are no additional state or federal funds available to leverage for program activities. The City uses local funds to leverage staff time to implement all CDBG activities.

The projects identified below anticipates leveraging the following resources:

- Boys & Girls Club – private funds to administer the scholarship program and provide additional scholarships to those who are unable to access CDBG funding;
- City of Meridian – local funds to pay staff salaries;
- Jesse Tree of Idaho –private funds will be used to administer the program and provide additional assistance to those who are unable to access CDBG funding.

If appropriate, describe ~~publically~~publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

There are currently no ~~publically~~publicly owned lands within Meridian that have been identified to specifically address needs of the Con Plan or the Action Plan.

Discussion

The City and its subrecipients will work to leverage funding and in-kind resources to help maximize the usage of CDBG funding.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Accessibility	2017	2021	Non-Homeless Special Needs		Better Accessibility in Meridian Improve Accessibility in Meridian	CDBG: \$336,246	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 6205 Persons Assisted
2	Enhance Homeownership Opportunities	2017	2021	Affordable Housing		Improved Housing Options and Supportive Services Improved Weatherization of Housing Stock Better Accessibility in Meridian Housing Rehabilitation Opportunities Improve Accessibility in Meridian	CDBG: \$171,000	Homeowner Housing Rehabilitated: 15 Household Housing Unit

Community Development Block Grant (CDBG)
PY21 Action Plan

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Provide Social Services	2017	2021	Non-Homeless Special Needs Low income services		Improvements in Economic Stability Service Programs - Low Income and Special Needs Improved Housing Options and Supportive Services	CDBG: \$45,000	Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted
4	Administration and Fair Housing Activities	2017	2021	Admin			CDBG: 45,000	Other: 0 Other

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Improve Accessibility
	Goal Description	The City will coordinate with City and local stakeholders to implement projects that will improve accessibility in LMI areas.
2	Goal Name	Enhance Homeownership Opportunities
	Goal Description	The City will provide funding to support LMI households obtain or maintain housing that is affordable to them.
3	Goal Name	Provide Social Services
	Goal Description	The City will address identified needs by providing local agencies with funding to provide necessary public services to LMI residents.
4	Goal Name	Administration and Fair Housing Activities
	Goal Description	The City will administer the Program, including collaboration with local entities to educate residents and landlords on fair housing rights and responsibilities.

Projects

AP-35 Projects – 91.220(d)

Introduction

The City has allocated CDBG funds to projects that meet the priority needs and goals identified in the 2017-2021 Con Plan.

Projects

#	Project Name
1	Homelessness Prevention and Stability
2	Youth Extended Care Scholarships
3	Homeowner Repair
4	Chateau Park All Abilities Playground and Pathway
5	Alternate: Peregrine Elementary Streetlights
6	Alternate: E. MHS/MMS Streetlights
7	Alternate: Homebuyer Assistance
8	Administration
9	Fair Housing

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

Projects were prioritized based on the needs identified in the 2017-2021 Con Plan, needs expressed in the PY21 CDBG competitive application process, and the experiences of the CDBG Scoring Committee. A common obstacle for public service projects is the lack of available funding to provide the necessary level of services. To address this, subrecipients will leverage other funding sources and utilize screening criteria to provide services to those with the highest level of need first.

The main obstacle for housing projects in Meridian is related to the soaring housing market in Meridian and lack of affordable homes. The Homeowner Repair Program provides owner-occupied rehabilitation for those who already own homes they can afford in order to keep them stably housed. A potential obstacle to addressing the underserved needs is making the community aware of this program. The City will continue to assist the subrecipient with outreach for this program.

The accessibility projects have the potential obstacle of rising construction costs, which is related to the soaring housing market. It is often difficult to find a contractor to complete smaller construction

projects because there is such a demand for large construction projects right now.

No obstacles have been identified for Administration and Fair Housing.

AP-38 Project Summary

Project Summary Information

1	Project Name	Homelessness Prevention and Stability
	Target Area	
	Goals Supported	Provide Social Services
	Needs Addressed	Improvements in Economic Stability Service Programs - Low Income and Special Needs Improved Housing Options and Supportive Services
	Funding	CDBG: \$25,000
	Description	Provide emergency payments for rent, mortgage, and/or utilities on behalf of LMI eligible individuals or families for the purpose of stabilizing housing and preventing homelessness.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	20 LMI households averaging 3 people per household who are at risk of homelessness.
	Location Description	Services will be offered in the community and at provider offices and will benefit households throughout Meridian. Services may also be provided virtually.
Planned Activities	(05Q) Subsistence Payments	
2	Project Name	Youth Extended Care Scholarships
	Target Area	
	Goals Supported	Provide Social Services
	Needs Addressed	Improvements in Economic Stability Service Programs - Low Income and Special Needs Improved Housing Options and Supportive Services
	Funding	CDBG: \$20,000
	Description	Provide funding for LMI eligible youth to participate in before and after school programs as well as summer programs at a free or reduced cost.

	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	40 LMI households with children under age 13.
	Location Description	Services will be provided at the Meridian Boys & Girls Club, located at 911 N. Meridian Road in Meridian.
	Planned Activities	(05L) Child Care Services
3	Project Name	Homeowner Repair
	Target Area	
	Goals Supported	Enhance Homeownership Opportunities
	Needs Addressed	Improved Housing Options and Supportive Services Improved Weatherization of Housing Stock Better Accessibility in Meridian Housing Rehabilitation Opportunities Improve Accessibility in Meridian
	Funding	CDBG: \$171,000
	Description	The Homeowner Repair Program will improve the weatherization, accessibility and visitability of existing homes of LMI Meridian residents, making them safer and more economically sustainable.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	10 LMI households.
	Location Description	Services will be provided at NeighborWorks Boise offices located at 3380 W. Americana Terrace, Ste 120 in Boise and will benefit households throughout Meridian. Services may also be provided virtually.
	Planned Activities	(14A) Rehabilitation: Single-Unit Residential
4	Project Name	Chateau Park All Abilities Playground and Pathway
	Target Area	

	Goals Supported	Improve Accessibility
	Needs Addressed	Better Accessibility in Meridian Improve Accessibility in Meridian
	Funding	CDBG: PY21 \$240,559 PY20 \$95,687
	Description	Replace existing playground in Chateau Park with an all abilities playground to offer recreational opportunities to children with disabilities. This project will also create a pathway that connects the park to LMI neighborhoods to the north and west that do not have amenities.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 2,068 households with an average of three people per household who reside in an LMI area.
	Location Description	2640 W Chateau Drive, Meridian
	Planned Activities	(03F) Parks, Recreational Facilities
5	Project Name	Alternate: Peregrine Elementary Streetlights
	Target Area	
	Goals Supported	Improve Accessibility
	Needs Addressed	Better Accessibility in Meridian Improve Accessibility in Meridian
	Funding	CDBG: \$125,000
	Description	Design and install and/or upgrade streetlights in LMI area. This is a backup project.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 2,222 households with an average of 3 people per household who reside in an LMI area.

	Location Description	Landing Subdivisions No. 1,2,3,4 and 7
	Planned Activities	(03K) Street Improvements
6	Project Name	Alternate: E. MHS/MMS Streetlights
	Target Area	
	Goals Supported	Improve Accessibility
	Needs Addressed	Better Accessibility in Meridian Improve Accessibility in Meridian
	Funding	CDBG: \$125,000
	Description	Design and install and/or upgrade streetlights in LMI area. This is a backup project.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 1,162 households with an average of 3 people per household who reside in an LMI area.
	Location Description	Neighborhoods to the east and south of Meridian Middle School extending to Meridian Road and Pine Avenue
	Planned Activities	(03K) Street Improvements
7	Project Name	Alternate: Homebuyer Assistance
	Target Area	
	Goals Supported	Enhance Homeownership Opportunities
	Needs Addressed	Homeownership Opportunities: 80-120 Percent of AMI Down Payment Assistance Opportunities
	Funding	CDBG: \$65,000
	Description	Provide assistance for eligible LMI persons to purchase homes in Meridian, with preference being given to public housing residents. Assistance will include down payment assistance, closing costs, and other eligible activities.
	Target Date	9/30/2022

	Estimate the number and type of families that will benefit from the proposed activities	2 LMI households purchasing a home in Meridian.
	Location Description	Services will be provided at NeighborWorks Boise offices located at 3380 W. Americana Terrace, Ste 120 in Boise and will benefit households throughout Meridian. Services may also be provided virtually.
	Planned Activities	(13B) Homeownership Assistance
8	Project Name	Administration
	Target Area	
	Goals Supported	Administration and Fair Housing Activities
	Needs Addressed	
	Funding	CDBG: \$42,000
	Description	This project will conduct activities that relate to the administrative, planning, and technical assistance for the CDBG program during PY21.
	Target Date	9/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	n/a
	Location Description	Administration office is located in Meridian City Hall at 33 E. Broadway Ave. suite 102.
	Planned Activities	Administration and Planning
9	Project Name	Fair Housing
	Target Area	
	Goals Supported	Administration and Fair Housing Activities
	Needs Addressed	
	Funding	CDBG: \$3,000

Description	This project will carry out activities that relate to fair housing. At a minimum, CDBG funds will be used to implement a Fair Housing Campaign in April. Other opportunities to promote fair housing activities will be evaluated as they arise.
Target Date	9/30/2022
Estimate the number and type of families that will benefit from the proposed activities	n/a
Location Description	The Fair Housing Campaign will be promoted via television, radio, and social media.
Planned Activities	(21D) Fair Housing Activities

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The City of Meridian’s basis for allocating public service and housing projects is geographically delineated within its municipal boundaries. Funding is determined by meeting national objectives, qualifying eligible activities, and through a competitive application process. The City does not specify target areas by census tract or block group. The use of CDBG funding is not pre-determined on areas of low- and moderate- income concentration or racial characteristics. Service agencies providing CDBG funded services are primarily located in Boise; however, low- and moderate-income clients served reside in Meridian.

Area benefit activities benefit at least one of the four (4) census tracts that fall within Meridian’s LMI area, which include census tracts: 0103.21; 0103.22; 0103.31; and 0103.35.

Geographic Distribution

Target Area	Percentage of Funds
n/a	n/a

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Meridian has not identified a target area.

Discussion

The City allocates funds to assist low- to moderate-income (LMI) Meridian residents without targeting or prioritizing specific geographic locations outside of the LMI area for area benefit projects per HUD guidelines.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The City of Meridian dedicates funding to providing LMI Meridian residents with affordable housing.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	15
Special-Needs	0
Total	15

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	15
Acquisition of Existing Units	0
Total	15

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

For homeowner rehabilitation, subrecipient(s) will utilize funding to assist homeowners with emergency repairs, accessibility, weatherization, and similar eligible projects to improve the safety and livability of their homes.

AP-60 Public Housing – 91.220(h)

Introduction

The City of Meridian is served by the Ada County Housing Authority (ACHA), who administers the Homeownership Voucher Program, Housing Choice Voucher, Mainstream Voucher, as well as managing

the Family Self Sufficiency Program.

Actions planned during the next year to address the needs to public housing

As part of the City's overall Comprehensive Plan, Meridian has identified a goal of offering a diversity of housing types for all economic levels throughout the City. To accomplish this goal, Meridian encourages quality housing projects for all economic levels throughout the city. The City supports a variety of residential categories (low-, medium-, medium-high and high-density single family, multi-family, townhouses, duplexes, apartments, condominiums, etc.) for the purpose of providing the City with a range of opportunities to provide housing that is affordable to all. In spite of these efforts, ACHA has identified a lack of affordable units as one of the barriers to eligible renters and potential homeowners.

Meridian is one of the towns within Ada County, which ACHA serves. ACHA has a 72% success rate, whereas the national average is typically a 65-69% success rate. This leaves an estimated 28% of households receiving Housing Choice Vouchers (HCV) in Ada County unable to identify housing within 120 days, requiring them to relinquish the voucher and return to the waiting list. There are many reasons a participant may not be able to identify a housing unit including:

- Landlords feel there is too much "red tape" associated with the vouchers;
- Rents in this community are often above the fair market rents HUD allows;
- Misperception that voucher holders make bad tenants;
- Poor credit/rental history or criminal background may make some ineligible; or
- Lack of units that will accommodate larger families.

The City will continue to collaborate with ACHA, the CoC, and other partners during PY21. The City is in the process of updating its Strategic Plan, which will ~~includes~~include tasks related to housing affordability.

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

ACHA encourages public housing residents to participate in homeownership by:

- Referring families interested in homeownership to first-time homebuyer workshops covering the following topics: benefits of and preparation for homeownership, credit analysis, FICO scoring methodology, mortgage types and requirements, private mortgage insurance, loan-to-value ratio, down payment assistance programs, escrow and title process, property taxes, home maintenance, and homeowner responsibilities.
- Providing one-on-one meetings with a Homeownership Coordinator to determine short- and long-term goals in obtaining homeownership and to make a plan to reduce any barriers that

need to be addressed.

- Collaborating with nonprofit partner agencies, lenders, and realtors in the delivery of counseling services for low- to moderate-income first-time homebuyers in the FSS/HCV programs. Expanding partnerships with community organizations, lending institutions, and real estate professionals.
- Actively marketing the Homeownership Assistance program to existing voucher holders through quarterly newsletters and attending the annual recertification meetings for voucher holders to explain the programs.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

ACHA is not a troubled PHA.

Discussion

The City is committed to helping LMI households access necessary services and homeownership as desired through a variety of methods.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City coordinates with the Boise City/Ada County Continuum of Care (CoC) and the Region 4 Behavioral Health Board (BHB) to identify the strategies to address needs of those who are at risk of or currently experiencing homelessness.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

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

The City of Meridian has been a member of the CoC for the last six years to better understand and coordinate the needs that Meridian residents who are currently or at risk of experiencing homelessness face and how to better serve them. In addition, City representatives are frequently involved in public discussions, presentations, and meetings with citizens, other government officials, and local service providers including West Ada School District, Jesse Tree, and CATCH to provide support, understanding, and outreach to those who are experiencing homelessness in Meridian.

In previous years, the City worked with the CoC to add data points to the CoC's Homeless Management Information System (HMIS) to enable the City to determine how many Meridian residents are

experiencing homelessness and the reasons for their housing crisis. This data and information was evaluated while developing the PY21 Action Plan to better inform strategies and partnerships for the City to implement. The City is committed to serving the individual needs of Meridian's homeless population as identified by the CoC and local organizations.

The City has also worked with the CoC to conduct the annual Point-in-Time Count, which helps determine the number of people who are experiencing homelessness on a given day. This information allows the City to understand the level of homelessness in Meridian and to develop a program that better serves those in need. The City will continue to assist with this process in upcoming years. The City intends to continue to use its partners to identify, understand, and support those experiencing homelessness (especially persons experiencing unsheltered homelessness) or at risk of homelessness with special needs in Meridian.

Addressing the emergency shelter and transitional housing needs of homeless persons

While there are emergency shelter and transitional housing facilities located in other nearby cities in the Treasure Valley, none of these facilities are located within City of Meridian. The City has prioritized funding homelessness prevention to mitigate the need for these services, but also works with the CoC to assist Meridian residents who are in need of emergency shelter. The City encourages agencies who provide these services to apply for CDBG funding, but there were no applications during PY21 for projects directly related to emergency shelters or transitional housing projects. However, all services to be funded are available to those who qualify.

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

The City will provide funding to NeighborWorks Boise to assist with homeowner repairs to Meridian residents with a low- and moderate-income to keep them in housing they can afford. In addition, Meridian's work with Jesse Tree has helped provide rental and case management services aimed at preventing and resolving needs for those currently experiencing homelessness or at risk of homelessness in Meridian.

The partnerships that the City has with local committees, organizations, and networks in evaluating, understanding, and addressing the many needs of Meridian residents experiencing homelessness include Meridian Police Department, Ada County Sheriff's Office, City of Boise, City of Nampa, City of Caldwell, Women's and Children's Alliance, Jesse Tree, Boys & Girls Clubs of Ada County, West Ada School District, CATCH, Ada County Housing Authority, Local HUD office, CoC, Meridian Food Bank, United Way, NeighborWorks Boise, IHFA, Terry Riley, El-Ada Community Action, Our Path Home Connect, and many others. These partnerships are extensive and ongoing in order to help address and

prevent homelessness in Meridian.

|

These efforts, particularly coordination and participation with CATCH and the CoC, are designed to assist local service providers in helping persons experiencing homelessness make the transition to permanent housing and independent living while shortening the time individuals and families experience homelessness.

In addition, the City's relationships with ACHA, CATCH, and Jesse Tree are aimed to develop activities through the Program that facilitate access for individuals and families experiencing homelessness to affordable housing units while also preventing individuals and families from becoming homeless.

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

The City is involved in the CoC, which is comprised of representation from ACHA, Health and Welfare, mental health service providers and other service agencies, including law enforcement and correctional agencies. The CoC coordinates, collects data, reviews data, and prioritizes strategies based on data and input from providers. Coordinated entry serves all communities within Ada County and case conferencing is conducted weekly.

The City is also involved in the Behavioral Health Board (BHB), which focuses on mental health and substance use disorders. The BHB is a government entity established by the Idaho legislature in 2014 to advise Idaho's behavioral health authority, identify gaps, and promote improvements to the delivery of integrated services for behavioral health in Idaho. The Board promotes and supports prevention, intervention, recovery and resiliency for individuals and families in need. It is composed of 23 stakeholders, advocates, and professionals across the continuum of care. Involvement with this group allows the City to understand the broader needs of the community as related to behavioral health in general and specifically for those who are being discharged from institutional settings such as mental health facilities and corrections programs.

During PY21 the City will also provide funding to Jesse Tree to keep families, individuals, and children who are at risk of eviction stably housed. Meridian partners with other organizations, such as the West Ada School District, to assess needs and provide services for those at risk of becoming homeless.

Discussion

Much of the work funded through the Program is directed at housing stability for Meridian's LMI residents. In addition to the services previously mentioned, the City is focusing on public transportation for seniors, ADA compliance improvements to public facilities, and public facility improvements such as sidewalk and streetlight improvements in LMI areas to meet the needs of those in the community who may or may not be experiencing homelessness.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Section V of the Consolidated Plan and Fair Housing Assessment analyzes public and private barriers to housing choice in Meridian. Stakeholders were also interviewed about housing barriers. Barriers associated with tax policies, land use controls and zoning, building codes, fees and charges, growth limits, and policies affecting the return on residential investment were not identified as barriers. On the contrary, the review found a favorable environment for development and a migration toward more diverse housing types.

As such, the actions summarized below do NOT address the negative effects of public policies that serve as barriers to affordable housing (policies, procedures, processes). Instead, they focus on actions that address other types of identified barriers.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The City has expressed a commitment to creating more diverse housing types through its redevelopment plan for downtown. The Destination Downtown plan states that creating diverse housing opportunities for different housing needs and life-cycles in downtown Meridian is important to support new businesses and activity. A healthy housing mix will also help to draw people downtown and ensure 24-7 activity. Housing created or redeveloped as part of the downtown plan is expected to include apartments, townhomes, condominiums, duplexes, and single-family homes. The City helped facilitate multiple RFPs over the past several years for a large portion of the publicly-owned properties in downtown Meridian with a priority given to proposals that focused on developing mixed use and high-density housing. One project that was awarded, Downtown Lofts, will bring several affordable units to downtown Meridian including six (6) that will be dedicated to CATCH participants. This project is expected to be completed in 2021.

In 2017, to evaluate potential fair housing concerns within the City's zoning code, the City had BBC Consulting utilize a "Review of Public Policies and Practices (Zoning and Planning Codes)" form recently circulated by the Los Angeles fair housing office of HUD. The research did not reveal any negative effects of public policies that serve as barriers to affordable housing. This includes land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting returns on residential investment.

Additionally, the City continues to review of potential policy and code changes that will incentivize the future development of multi-family and affordable housing units in Meridian.

Discussion:

The City will continue to identify areas to reduce barriers to affordable housing.

AP-85 Other Actions – 91.220(k)

Introduction:

This section discusses the Other Actions the City will take to address the needs of low-income residents.

Actions planned to address obstacles to meeting underserved needs

The City will continue to engage in conversations with neighboring communities and service providers to identify and address underserved needs, maintain affordable housing, and reduce the number of families living in poverty.

During PY21, the City has allocated funding to provide housing stability for those at risk of homelessness and extended care programs that offer youth a positive place to go. Additionally, the Economic Development Administrator works closely with the CDBG program in an effort to better align the needs of our residents.

The City will increase relationships with private providers, developers, and social services providers to reduce the obstacles for Meridian residents to achieve decent housing, a suitable living environment, and expanded economic opportunities.

Actions planned to foster and maintain affordable housing

The City intends to partner with local service providers that will assist in fostering and maintaining affordable housing. Projects funded during PY21 will provide: emergency assistance to families who are at risk of eviction and homelessness; assistance for homeowners to make necessary improvements to maintain their current housing; and, scholarships for children to participate in extended care programs

so their caregivers can work. Additionally, the City will be working with service providers that focus on providing stability to those with mental health and/or substance use disorders to allow them to gain or maintain affordable housing with access to care coordination.

The City will also explore additional partnerships—including partnerships with mission-driven and private developers—to bring more workforce housing into downtown and underutilized land parcels. The City collaborates with the Economic Development Administrator to explore the development of workforce housing and opportunities for residents to increase their income in an effort to foster and maintain affordable housing.

Actions planned to reduce lead-based paint hazards

Over the course of the upcoming program year, the City will provide information regarding lead-based paint hazards to educate the public and continue to gauge the prevalence of lead paint contamination within the City. There is a wealth of information already available from HUD, the State, neighboring communities, and various organizations that staff will gather and make available at City Hall, on the City's website, and at other locations throughout the community as needed. Additionally, City staff has reached out to CDH staff to ensure they have a contact person if lead-based paint hazards arise.

Actions planned to reduce the number of poverty-level families

The City will fund projects to assist poverty-level individuals and families access services that provide a support system and allow them to focus on the steps they need to take to improve their living situation. Projects include programs that provide emergency assistance to families who are at risk of homelessness and housing cost assistance for residents unable to cover the full costs of home purchases. The City's Strategic Plan also intends to address poverty-based issues through the expansion of necessary public services and the expansion of quality employment opportunities for the jurisdiction's LMI population.

As part of its Strategic Plan, the City is working on an in-depth socioeconomic profile of the City to help identify the needs of community members as it pertains to housing, finances, food, education, healthcare, and transportation. Completing this research will allow the City to better understand the factors that are contributing to residents who are facing poverty in Meridian, as well as help define solutions that could help mitigate those factors. The City's hope is that this research will provide long-term insights and strategies to reduce the number of poverty-level families in Meridian.

Actions planned to develop institutional structure

In recent years the City made the CDBG Administrator position a full-time position and changed the position title to Community Development Program Coordinator. This position is now funded out of the

City's general fund. This institutional change is designed to provide more time to effectively manage the CDBG program and provide flexibility for the position to expand efforts into economic and other areas that can help meet the community development needs of the City. Staff will continue to work to attain relevant and appropriate professional development trainings during the program year to learn and address current and future institutional problems. Discussions will continue about the expansion and opportunities to add new program staff to assist in this community development work.

The City has been involved in the institutional restructuring of the CoC as well as the implementation of new HMIS and Coordinated Entry standards for service providers in the County. These activities have dramatically altered the institutional framework of housing and other service providers in the region and has improved the efficiency and transparency of the coordinated work being done to address these needs. The City hopes to identify new institutional structures that can be developed, reformed or changed to better support the needs of those most at risk in the region (e.g. transitional and emergency housing networks).

Actions planned to enhance coordination between public and private housing and social service agencies

City staff will be working with the CoC to identify ways to enhance coordination between public and private housing and social service agencies. As in many communities, there is not enough funding to provide the level of services we'd like so the CoC plans to identify a way of coordinating services that are available and reducing duplication of services for a more effective use of funding. Multiple methods will be explored including phone apps and enhancing services that are already available.

The City's partnership and funding relationship with local housing service organizations including NeighborWorks Boise, Jesse Tree, and Ada County Housing Authority will continue to expand in this program year. In addition, coordination with other organizations like CATCH, Boise Rescue Mission, Interfaith Sanctuary, Terry Reilley, El-Ada Community Action, Jannus, Idaho Office for Refugees, Agency for New Americans, Women's and Children's Alliance, and all members associated with the local CoC (including private housing developers) will continue to be built upon to improve networks, coordination, and problem solving in the jurisdiction. Meridian's participation in the local CoC, housing and homelessness roundtables, and other regional coordination efforts outlines the City's continued action plan for enhancing the networking and coordination between public and private housing and social service agencies.

Discussion:

The City intends to fund multiple projects that will improve access to affordable housing and suitable living environments for Meridian residents. Staff will be working with subrecipients to identify barriers within their programs and find ways to address them to provide more effective services. Staff will also identify ways to improve and expand Meridian's CDBG Program for future years.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

The City's certification period includes program years 2021, 2022, and 2023. Outside of admin and fair housing, the City will allocate all funding for PY21 to LMI projects. The City commits to meet the 70% LMI benefit requirement of the federal CDBG program over the span of that three-year certification period.

Attachments

Citizen Participation Comments

Date	Method of Submission	Contributor	Comment	City Response
6/25/21	Email	Michael Shepard, NeighborWorks Boise	<p>I believe the City of Meridian CBDG programs are an extremely important means to help the underserved populations of Meridian grow, thrive, age in place, and have a safe secure place to call home. It has been proven that those who have a safe secure home excel in life, whether it be in school, at their job or in their personal lives. A perfect example would be the funds provided to help an elderly woman age in place in her home. On a very limited income, this senior had an older home than needed a new roof, needed a tree removed that was causing extreme tripping hazards on her walk way. With no savings to repair these items herself, this grant has afforded her the means to continue to age in place, in a safe secure and healthy home.</p> <p>I appreciate the City of Meridian in allowing us to help in these endeavors.</p> <p>Thank you for continuing these vital programs for those who need it most.</p>	The City appreciates the support.
<u>7/6/21</u>	<u>Public Presentation</u>	<u>Councilman Hoaglund</u>	<u>Requested a brief overview of the upcoming housing market analysis.</u>	<u>This is an analysis of our current housing market, which will review rental amounts, affordability, and available units so we can get a better understanding of the current housing market to make informed decisions during our next consolidated plan.</u>
<u>7/6/21</u>	<u>Public Presentation</u>	<u>Councilwoman Perreault</u>	<u>Comment 1 – The amount allocated to rental assistance was lower than expected. Was this the request or was it reduced for some reason?</u>	<u>Response 1 – Jesse Tree did request more funding than was allocated, but with the other available resources they have been unable to fully expend their current allocations.</u>

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			<p><u>Comment 2 – Was it difficult utilizing the homebuyer assistance funds in previous years because the amount of assistance provided wasn't enough to help the homeowner qualify for their loan? <i>Follow-up comment: Essentially, they are being priced out of the market.</i></u></p>	<p><u>Response 2 – The agency could increase the amount provided, but we would run into the issue of putting people in houses they couldn't afford long-term. The high cost of housing has left limited units that are affordable to those who are eligible for this program. When potential participants identify a house there is often a cash offer well over the asking price within hours, so they are outbid.</u></p>
<u>7/6/21</u>	<u>Public Presentation</u>	<u>Councilwoman Strader</u>	<p><u>Can CDBG funds address housing affordability projects in other ways? Are there other HUD funds available to utilize for affordable housing projects? Would like to have a bigger discussion regarding ways to address the housing affordability issue in Meridian.</u></p>	<p><u>CDBG has limitations on how it can be used in housing construction. We would be able to pay for soft costs in housing projects when there is an affordability component. We could potentially work with HOME funds. The CDBG Program is has been discussing creating a HOME Consortium once the boundaries of all local entitlement communities are touching.</u></p> <p><u>In the next Con Plan we will be looking closer at how we can more effectively utilize CDBG funds to assist with housing affordability. The Housing Market Analysis will be brought to Council for further discussion over the next year.</u></p>

Grantee Unique Appendices

Public Notice

Idaho Statesman

**CITY OF MERIDIAN
NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD
Regarding Meridian's Community Development Block Grant (CDBG) Program**

The City of Meridian is designated an Entitlement Community by the U.S. Department of Housing and Urban Development (HUD). This designation allows the City to receive funds annually from HUD's Community Development Block Grant (CDBG) Program. The City anticipates that it will receive an allocation of \$501,559 on October 1, 2021. In order to receive these funds, the City must submit an Annual Action Plan to HUD identifying the projects and goals the City will undertake to improve accessibility, enhance housing opportunities, and provide social services to low and moderate income residents during the next program year.

ALL CITIZENS ARE INVITED TO ATTEND A PUBLIC HEARING ON TUESDAY, JULY 20, 2021 AT 6:00P.M. at <https://meridiancity.org/live> regarding the 2021 Annual Action Plan. There is also limited seating available in City Hall. Special invitation is extended to persons with disabilities, residents of assisted housing, and Meridian business and property owners. Meridian City Hall is a handicapped accessible facility. Individuals requiring accommodation of physical, sight, or hearing impairments or language interpretation please contact the City Clerk at (208) 888-4433. All citizens may review the draft plan and provide testimony. Copies of the draft plan are available beginning June 11, 2021 at the Meridian City Hall in the Community Development Department and on the City's CDBG website, <http://meridiancity.org/cdbg>.

A PUBLIC COMMENT PERIOD OPENED JUNE 11, 2021 AND WILL CONTINUE THROUGH JULY 20, 2021. During this period, oral and written comments about the 2021 Annual Action Plan will be accepted. All comments should be addressed to Crystal Campbell at: City of Meridian, Community Development Department, 33 E. Broadway Ave., Ste.102, Meridian, ID 83642; (208) 489-0575; or ccampbell@meridiancity.org. W00000000
Publication Dates

Meridian Press Tribune

LEGAL NOTICE

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June 18, 2021 110622

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Website



Community Development Block Grant Program

Home

CDBG Projects

Resources

Planning and Reporting

Announcements

Contact

Program Year 2021 (PY21) Action Plan

October 1, 2021 to September 30, 2022

The PY21 Action Plan is open for public comment beginning June 11, 2021 and will end at the public hearing on July 20, 2021. This document serves as the annual application for CDBG funding and provides an outline of proposed projects and intended accomplishments for the upcoming year.

[Click here for a quick overview of the PY21 Action Plan.](#)

[Click here for the PY21 Action Plan Flyer.](#)

[Click here for the PY21 Draft Action Plan.](#)

The following presentations of the PY21 AP are available to the public:

- July 6, 2021 during the City Council Work Session Meeting
- July 20, 2021 during the City Council Regular Meeting

Questions and comments can be provided during the above forums or by contacting Crystal Campbell at ccampbell@meridiancity.org or (208) 489-0575.

Crystal Campbell
Phone: 208-489-0575
ccampbell@meridiancity.org

[Email to distribution list](#)

[You are receiving this email on behalf of the Meridian Community Development Block Grant \(CDBG\) Program. If you would like to be unsubscribed from future mailings, please click here or reply to this message and request to be removed. If you would like to be added to the mailing list, please click here.](#)

[Good afternoon,](#)

[The Meridian CDBG Program has posted the Program Year 2021 \(PY21\) Action Plan for public comment. The PY21 Action Plan identifies how the City intends to reach the goals identified in the 2017-2021 Con Plan during the upcoming program year \(October 1, 2021 – September 30, 2022\) and includes the specific projects that are anticipated to be funded. **Your comments are important for our program so we can keep Meridian’s CDBG Program relevant. Additionally, a quick email showing your support helps to show these funds are necessary for our community.**](#)

[Comments can be submitted until July 20, 2021 via the following methods:](#)

- [Email ccampbell@meridiancity.org](mailto:ccampbell@meridiancity.org)
- [Call Crystal at \(208\) 489-0575](tel:(208)489-0575)
- [Testify at the public hearing during the City Council meeting on July 20, 2021](#)

[Below are opportunities to learn more about the Action Plan:](#)

- [Click here for an overview](#)
- [Click here to view the PY21 Draft Action Plan](#)
- [Attend the presentation at the Council meeting on July 6](#)
- [Attend the presentation and Public Hearing on July 20](#)
- [Contact Crystal at ccampbell@meridiancity.org or \(208\) 489-0575 to chat or schedule a meeting](#)

[Please help us spread the word by forwarding this email and sharing our flyer.](#)

[Best,](#)

[Crystal Campbell | Community Development Program Coordinator](#)

[\(Pronouns: She/Her\)](#)

[Why pronouns matter](#)

[City of Meridian | Community Development](#)

[33 E. Broadway Ave., Meridian, Idaho 83642](#)

[Phone: \(208\) 489-0575 | Email: ccampbell@meridiancity.org](#)

Resolution

Will be included when received.

SF 424's and Certifications

Will be included when received.