

**ATHENS-CLARKE COUNTY UNIFIED GOVERNMENT
COMMISSION AGENDA ITEM**

SUBJECT: FY11 Annual Action Plan for the Human and Economic Development Department (HED) (X) Recommendation
() Policy Discussion
() Status Report
() Other

DATE: March 9, 2010

BUDGET INFORMATION:

REVENUES:

\$ 316,441	General Fund Administration & Planning
\$1,578,053	Community Development Block Grant (CDBG)
\$ 1,344	CDBG Housing Program Income
\$ 45,883	CDBG Economic Development Program Income
\$1,941,721	CDBG and General Fund Revenue for FY11
\$ 973,993	HOME Investment Partnership (HOME) Revenue for FY11
\$2,915,714	Total FY11 General Fund, CDBG, Program Income, and HOME Revenue

EXPENSES:

FY11 CDBG Funding Recommendations by Eligible Categories:

\$ 236,708	Public Services
\$ 412,987	Neighborhood Revitalization & Economic Development
\$ 562,048	Housing
\$ 97,927	Public Facilities & Improvements
\$ 316,441	General Fund Administration & Planning
\$ 315,610	CDBG Administration & Planning
\$1,941,721	Total FY11 Allocation

FY11 HOME Funding Recommendations by Eligible Categories:

\$ 876,594	Affordable Housing Construction
\$ 97,399	Administration & Planning
\$ 973,993	Total FY11 HOME Allocation

\$2,915,714	Total FY11 General Fund, CDBG, Program Income, and HOME Expenses
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FUNDING SOURCE: U. S. Department of Housing and Urban Development (HUD) FY11 (July 1, 2010 – June 30, 2011) CDBG, HED program income, and FY11 General Fund

COMMISSION ACTION REQUESTED ON: April 6, 2010

PURPOSE:

To request that the Mayor and Commission:

- a. Approve the proposed FY11 Annual Action Plan of the Five-Year Consolidated Plan of the Unified Government's Human and Economic Development Department for submission to HUD (**See Attachment I**),
 - b. Authorize acceptance of the associated HUD Grant Awards, and
 - c. Authorize the Mayor and appropriate staff to execute all related documents.
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HISTORY:

1. The Mayor and Commission (M&C) approved the 2005-2010 Five-Year Consolidated Plan in April 2005. Subsequent Annual Action Plans (AAP) within the 2005-2010 Consolidated Plan (CP) were approved by the M&C each year.
2. During the April 5, 2005 M&C Voting Session and as part of the FY06 (July 1, 2005-June 30, 2006) AAP, the M&C authorized the HED Director, in coordination with the Manager, to administratively approve project ready HOME applications for affordable housing development to maximize the impact of HOME funds and to effectively leverage federal funds with private resources by providing HOME funding as gap financing.
3. The FY10 Annual Action Plan, approved on April 7, 2009, was the fifth and final AAP approved under the current Five-Year Consolidated Plan which will end on June 30, 2010.
4. In June 2009, HED staff began developing the proposed 2010-2015 CP. HED staff reviewed and analyzed community goals identified by One Athens for possible inclusion within the 2010-2015 CP. HED staff then developed a Community Stress Survey using One Athens Initiatives for the Vision Committee (VC) to identify the greatest to least community stressors.
5. In August 2009, HED staff met with the VC to discuss its responses to the community stress survey. The VC identified the following priority areas of need for guidance in the expenditure of CDBG funds throughout the CP: a) Job creation, b) Medical services, c) Domestic violence services, and d) Repair and Rehabilitation of Owner-occupied houses. From the community stressors and priority areas of need identified by the VC, HED staff developed proposed goals and strategies for the 2010-2015 CP. **See Attachment II** for a complete listing of community stressors prioritized by the Vision Committee.
6. On August 30, 2009, HED staff posted the proposed 2010-2015 CP on the HED website for public comment. HED received no comments.
7. On September 6, HED staff published an ad in the Athens Banner Herald advertising a meeting at the HED offices on September 14, 2009 to receive public comment on the proposed CP. HED received no comments concerning the proposed CP.
8. On September 8, 2009, during the M & C Work Session, HED staff presented the CP process for identifying goals and strategies; the CP schedule of activities for the FY11 CDBG

application funding process; the proposed CP goals that address the areas of identified needs developed by the VC; and the proposed FY11 Annual Action Plan prioritized goals. HED also presented the current and proposed enhanced role of the VC and clarification of the Challenge Grant (CG) policies.

9. A pre-application meeting for agencies requesting CDBG Funding was held on November 9, 2009 during which time HED staff presented the grant application process, CP and prioritized AAP Goals, and the decision-making process schedule associated with the allocation of FY11 CDBG funds.
10. From November 9, 2009 through December 11, 2009, HED staff provided technical assistance to potential applicants for FY11 CDBG Funds.
11. HED staff received 34 CDBG applications which collectively requested \$2,342,690 in FY11 CDBG Funding. It is noted that \$1,578,053 is anticipated to be available for CDBG activities during FY11.
12. The process for developing staff recommendations for annual CDBG grant awards historically called for HED staff to review the annual applications with, and solicit responses from, the Vision Committee (VC). As a result of the July 2009 HED Audit Review, the future role of the VC has been enhanced. HED staff will meet with a newly appointed VC prior to the start of FY11, July 1, 2010, to orientate them with the CDBG program, CP process, and FY11 AAP prioritized Goals.
13. HED staff met with the M&C during the Tuesday, February 9, 2010 M&C Session to present staff funding recommendations for the FY11 AAP. As part of that presentation, HED staff proposed an amount not to exceed \$60,000 of CDBG Funding, under the Public Services Category, to initiate a Consolidated Housing Counseling Program (CHCP). The proposed uses of CDBG Funds, including the Housing Counseling Program, are outlined within Attachment I.
14. During the March 2, 2010 Meeting, the M&C approved the concept for the Housing Counseling Program and authorized HED staff to advertise an associated Notice of Funding Availability (NOFA). Action was taken at that time in an effort to have the new Program operational by July 1, 2010. Availability of CDBG Funding for the program is contingent upon M&C approval of the HED FY11 AAP recommendations at the April 6, 2010 M&C Voting meeting.

FACTS & ISSUES:

1. The proposed FY11 (July 1, 2010 – June 30, 2011) Annual Action Plan (see Attachment I) identifies specific CDBG activities in the areas of
 - public services,
 - economic development and Neighborhood Revitalization,
 - affordable housing, and
 - public facilities and improvements

The programs and associated funding outlined within Attachment I, or as modification by the M&C, will represent the first Annual Action Plan for the new Five-Year Consolidated Plan for Housing and Community Development Activities.


2. The M&C approved FY11 (July 1, 2010 – June 30, 2011) Annual Action Plan which will be available for public review for 30 days, from April 12 through May 11, 2010, at the following locations:
 - Department of Human and Economic Development
 - Mayor's Office
 - Manager's Office
 - Athens Regional Library
 - Planning & Zoning Department
 - Northeast Georgia Regional Development Center (RDC)
 - Miriam Moore Community Service Center
 - Hancock Community Development Corporation
3. HED staff proposes to utilize the same process for allocating FY11 HOME monies as used under the previous Annual Action Plan and as noted in History comment #2. In FY11, \$876,594 in HOME funding is anticipated to be available for housing construction and \$97,399 available to HED for administration of those funds for a total FY11 amount of \$973,993.
4. The M&C approved FY11 HED Annual Action Plan must be submitted to HUD no later than May 15, 2010. Upon acceptance of the Annual Action Plan by HUD, HED staff will initiate contract execution for each agency allocated CDBG funding and will begin implementation of the plan by July 1, 2010.

OPTIONS:

1. Mayor and Commission:
 - a. Approve the proposed FY11 Annual Action Plan of the Five-Year Consolidated Plan of the Unified Government's Human and Economic Development Department for submission to HUD (**See Attachment I**),
 - b. Authorize acceptance of the associated HUD Grant Awards, and
 - c. Authorize the Mayor and appropriate staff to execute all related documents.
2. Mayor and Commission defined option.
3. Deny approval of the proposed FY11 Annual Action Plan for submission to HUD.

DEPARTMENT RECOMMENDED ACTION: Option #1 a, b, and c

DEPARTMENT: Prepared by: Rob Trevena, Programs Administrator



W. Keith McNeely, Sr. Director

ADMINISTRATIVE COMMENTS:

ADMINISTRATIVE RECOMMENDATION: Option #1 a, b, and c

BMS

W. Alan Reddick

Manager

Date: March 11, 2010

Funding available for FY 11 (July 1, 2010-June 30, 2011) is projected at FY 10 (July 1, 2009-June 30, 2010) funding level plus an estimated 7% increase..... \$1,578,053

Proposed FY11 Annual Action Plan by activity areas:

Public Services

- 1. Advantage Behavioral Systems\$21,847
Housing Coordinator for the Adult Mental Health Residential Program
Prioritized Area of Need: Medical Services
 - 2. AIDS Athens \$21,847
Comprehensive substance abuse and mental health program
Prioritized Area of Need: Medical Services
 - 3. Athens Hellenic Cultural Society, Inc.\$21,847
Bread for Life on-the-job training program
Prioritized Area of Need: Job Creation
 - 4. Athens Justice Project\$23,779
Athens Workforce Enhancement Reentry Curriculum program
Challenge Grant Continuation
 - 5. Athens Nurses Clinic.....\$21,847
Partners Medical Clinic for clients of homeless service providers
Prioritized Area of Need: Medical Services
 - 6. Casa de Amistad\$21,847
Comprehensive Literacy Program and Emergency Fund
Prioritized Area of Need: Job Creation
 - 7. Project Safe.....\$21,847
Project Sales on-the-job retail sales training
Prioritized Area of Need: Job Creation and Domestic Violence Shelter
 - 8. The Stable Foundation\$21,847
Housing First-Housing for the Homeless
Challenge Grant Continuation
 - 9. Consolidated Housing Counseling Program.....\$60,000
Housing Counseling Services
- Total Public Services \$236,708**

Neighborhood Revitalization and Economic Development

- 10. Athens Area Homeless Shelter - Job TREC. \$90,000
Housing counseling, homeless services, and employment assistance in Hancock Corridor
Prioritized Area of Need: Job Creation
- 11. Athens Economic Development Foundation..... \$200,000
Community Jobs Initiative
Prioritized Area of Need: Job Creation

- 12. East Athens Development Corporation. \$10,000
Micro-Enterprise Program – Going Green
Prioritized Area of Need: Job Creation
- 13. Goodwill of Northeast Georgia..... \$67,104
Business Now Job training program
Prioritized Area of Need: Job Creation
- 14. ACC HED Growth Fund Program Income \$45,883
Prioritized Area of Need: Job Creation

Total Neighborhood Revitalization and Economic Development..... \$412,987

Public Facilities & Improvements

- 15. ACC Leisure Services Department..... \$97,927
East Athens Community Center Playground

Total Public Facilities & Improvements \$97,927

Affordable Housing

- 16. ACTION, Inc..... \$50,000
Emergency repairs for elderly or disabled homeowners
Prioritized Area of Need: Repair and Rehabilitation of Owner-occupied Houses
- 17. Athens-Clarke Heritage Foundation. \$34,000
Historic Preservation
Prioritized Area of Need: Repair and Rehabilitation of Owner-occupied Houses
- 18. Athens Housing Authority \$161,000
Acquisition and new construction
- 19. Athens Land Trust..... \$146,600
Acquisition, rehabilitation, and new construction
- 20. Athens Area Habitat for Humanity \$169,104
Acquisition and new construction
- 21. ACC HED Housing Program Income \$1,344

Total Affordable Housing..... \$562,048

Administration

- 22. Administration & Planning \$315,610
HED administration of CDBG program (20% cap)

Total Administration..... \$315,610

Total Proposed FY11 CDBG Expenditures plus program income..... \$1,625,280

AVAILABLE FY11 (July 1, 2010 – June 30, 2011) HOME FUNDING \$ 973,993

- 1. Human & Economic Development.....\$876,594
Affordable housing construction

To maximize the impact of the HOME program, and effectively leverage public and private resources, HOME funds will be available throughout FY10 as “gap financing” for eligible housing activities under the HOME Investment Partnership Program.

Applications for HOME funds will be accepted on a “first come/funds available” basis on affordable housing developments where the proposed property site has been identified, total development costs projected (including sales price and/or rental rates), and additional financial resources secured and committed. This will enable HED to determine the actual investment of HOME funds required to make the development financially feasible and provide increased housing opportunities for decent, safe, and affordable housing for low to moderate income households in Athens-Clarke County.

- 2. Administration..... \$97,399
HED administration of HOME program (10% cap)

TOTAL PROPOSED FY10 HOME EXPENDITURES \$973,993

Attachment II

40 Community stressors indentified by the Vision Committee listed in descending order of importance.

1. Medical Services
2. Job Creation
3. Repair and Rehabilitation of Owner-occupied Houses
4. Domestic Violence Shelter
5. Single-family Affordable Housing Construction
6. Homeless Prevention Services
7. Entrepreneurship training
8. Homeless Shelter Construction
9. Child Abuse Prevention
10. Food
11. Education: drop-out rate and literacy
12. Youth Services
13. Rental Assistance
14. Other housing
15. Emergency Shelter
16. Job Training
17. Employment Assistance: child-care, transportation, financial assistance
18. Crime Prevention
19. Teen Pregnancy
20. Homebuyer Assistance: down-payment assistance, etc.
21. Homeless Support Services
22. Transitional Shelter
23. Workforce development
24. Transportation Assistance
25. Micro-business Assistance
26. Lighting
27. Code Enforcement and Nuisance Abatement
28. Housing Counseling
29. Small Business Assistance
30. Park Improvements and Construction
31. Repair and Rehabilitation of Multi-family Rental Housing (Apartments)
32. Neighborhood revitalization (gentrification)
33. Multi-family Housing Construction
34. English as a Second Language Training
35. Other economic development
36. Sidewalk Improvements and Construction
37. Financial Literacy Training
38. Other public facilities
39. Alternate Transportation Route Construction
40. Other public services