

2018 Action Plan

City Council Work Session

January 22, 2018

Steve Posey, HUD Program Administrator
Community Development Division



HUD's Mission



The City receives federal grant funds from the U.S. Department of Housing and Urban Development (HUD) to **create strong, sustainable, inclusive communities and quality affordable homes for all.**

- **Community Development Block Grant (CDBG)**
 - Housing conditions, quality neighborhoods, and economic opportunities
- **HOME Investment Partnerships Program (HOME)**
 - Housing development, acquisition and rehabilitation, and tenant based rental assistance
- **Emergency Solutions Grant (ESG)**
 - Homeless Services



What's in the Action Plan?



The Community Development Division prepares an Annual Action Plan in order to:

- Solicit feedback from the community on priority needs
- Provide an estimate of HUD funds available in the coming year, including program income
- Prioritize the use of limited federal funds
- Provide the community and HUD with an overview of upcoming projects & activities



Who have we talked with?



- Community residents
- Neighborhood Organizations
- Service providers
- Pikes Peak Continuum of Care Board
- Housing providers
- Other City Departments
- El Paso County Community Development and Public Health

What have we heard?



1. Housing

- Rents are up and vacancy rates are down

2. Housing

- The shelter system is operating at capacity

3. Housing

- Low-rent apartments are in poor condition

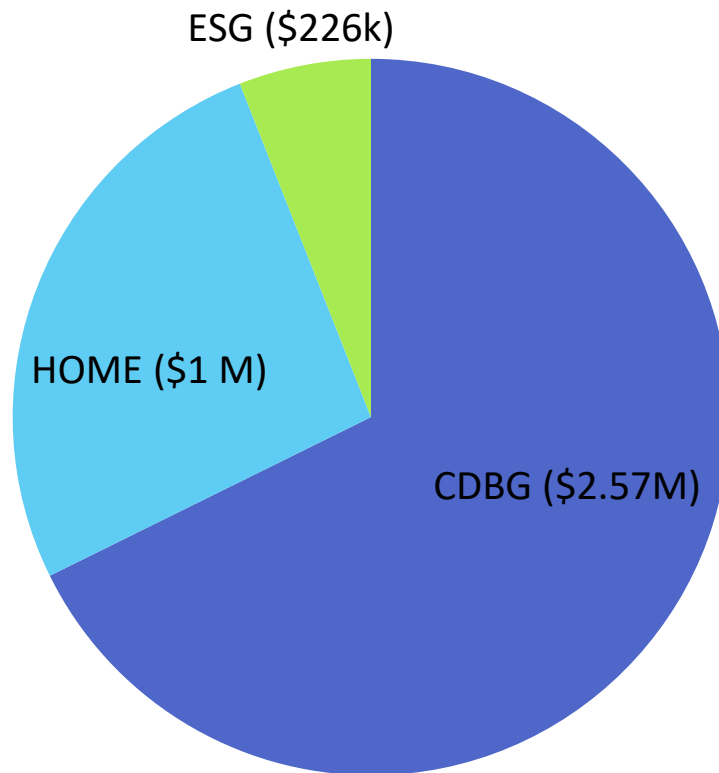
4. Housing

- Involuntary displacement is a growing concern

PY 2018 Estimated Funding



2018 Allocation: \$3.8M



+ Program Income
\$1.7 million

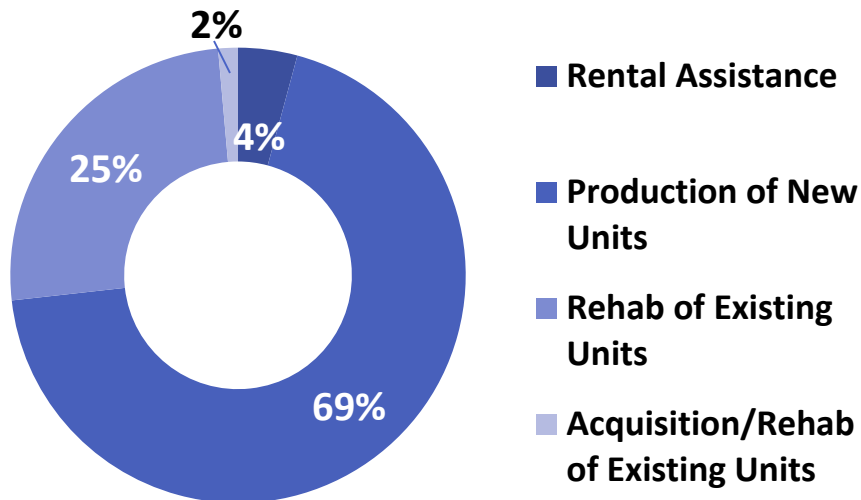


Housing – Priority 1

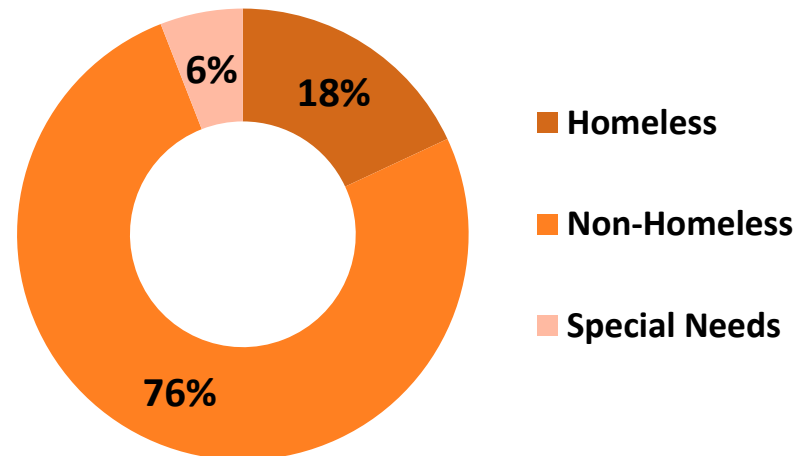


- **\$3.5 million** committed to housing activities
- **355 beneficiary households**

Affordable Housing Project Types



Affordable Housing Project Beneficiaries



Increasing Supply



CDD Projects	2018 Housing Units
Greenway Flats (PSH)	65
Traditions (Senior)	180
Acquisition/Rehabilitation (CHDO)	23
Homeownership (RMCLT)	8
	276 New Units

Other Projects	
Copper Range (Under construction)	240
Trailside (Planned)	210
Freedom Springs (Planned)	50
Monument Creek (Planned)	48
	548 New Units

Preservation of Existing



Improve Existing Affordable Housing	2018 Housing Units
Woodbine Apts (Greccio)	4 ADA conversions
Colorado Springs Housing Authority	3 ADA conversions
CDD Housing Rehab Programs	77, including 12 ADA conversions

Financing Tools



- Low Income Housing Tax Credit
- Private Activity Bonds
- HUD funds

PAB Use for Multi-Family in 2017	<u>Amount</u>	<u>Type</u>	<u>Category</u>	<u>Number of Units</u>
Copper Range	\$26,500,000	New	Multifamily	240
Traditions	\$22,000,000	New	Senior	180
Whitney Young Manor	\$21,205,000	Aq/Rehab	Multifamily	200
Trailside	\$30,000,000	New	Multifamily	210

Homelessness



- **ESG: \$226,391**
 - Competitive grant process
 - Our Housing First policies require low barriers, intensive case management to produce successful housing outcomes
- **CDBG Public Services: \$415,834**
 - Competitive grant process
 - Supports PPCoC goals and reduction of barriers to housing
- **Pikes Peak Continuum of Care**
 - Regional leader on homeless strategy

Permanent Supportive Housing



HB&A



Greenway Flats at Springs Rescue Mission

Neighborhoods



Commercial Revitalization in the Southeast

CDD has committed \$100,000 to façade improvement in an underused SE commercial space to create more economic opportunity.



Accessibility Improvements

CDD will invest \$200,000 to make the Westside Community Center more accessible, serving up to 8,000 people.



Home Rehabilitation

We aim to serve 77 homeowner and renter households with crucial repairs, keeping people in their homes longer.



Home Ownership Program

CDD will work with community partners on a \$300,000 home ownership program, helping several families achieve home ownership.



Mill Street Plan

As the plan wraps up in early 2018, CDD is committing \$250,000 to start implementing the plan's recommendations.



Recreation Area Improvements

We pledged \$150,000 to the Hillside neighborhood to improve recreation facilities along the creek.

Economic Development









Pilot Façade Improvement Program

- \$100K CDBG Funds
- Focus on SE Colorado Springs
- URA involvement in program design



Contingency Planning



- CDBG  Affordable Housing  Pro rata across Public Facilities and Public Services
- HOME  Pro rata across all programs  Pro rata across all programs
- ESG  Pro rata across all programs  Pro rata across all programs

Implementation



Activity	Date
Public Input	Sep/Oct 2017
Application for Public Services and ESG funds	Oct/Nov 2017
Action Plan Public Review	January 2018
Final edits/incorporate comments into final Action Plan	February 2018
City Council approval	February 13, 2018
Submission of Annual Action Plan to HUD	February 15, 2018
2018 Program Year begins	April 1, 2018
Expected receipt of PY 2018 Funds from U.S. Treasury	August 2018

More Information



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