



Lake County Office of
Planning and Community Development

Lake County Planning & Community Development Pre-Application Meeting for CDBG/HOME Programs

Lake County Board of Commissioners

Robert E. Aufuldish

Judy Moran

Daniel P. Troy

Welcome & Introductions

For over 20 years HUD has awarded CDBG/HOME funding to the Lake County Board of Commissioners. Comments: David Radachy, Interim Director Other key leaders and staff involved:

Jason Boyd, County Administrator

Joel A. DiMare Jr., Budget Director

Donna Tyson, Projects Coordinator

What is the Lake County Planning & Community Development?

Who is?

David Radachy	•	Marian Norman	•	Rhea Benton
Interim Director		Program Manager		CDBG Program Manager

Elaine Truesdell	•	Ann Myers
Office Manager		Secretary

Sign-in sheets

Question Cards

So What is the Consolidated Plan?

- **Lake County Consolidated Plan FY 2012-2016 & Annual Action Plan for FY2012**
- **Required document prepared & submitted to HUD August 2012 to ensure funds continued**
- **Align Grantees Plans/Use with HUD Mission**
 - To create strong, sustainable, inclusive communities and quality affordable homes for all. HUD is working to strengthen the housing market to bolster the economy and protect consumers; meet the need for quality affordable rental homes: utilize housing as a platform for improving quality of life; build inclusive and sustainable communities free from discrimination; and transform the way HUD does business.

Lake County Consolidated Plan FY 2012-2016

- **Executive Summary**
- **Process**
- **Needs Assessment**
- **Housing Market Analysis**
- **Strategic Plan**
- **Annual Action Plan**

Objectives

- **#1 Offer Inclusive Housing Programs to Provide Safe & Decent Housing for Low-Moderate Income Households**
- **#2 Targeted Infrastructure Improvements in Low-Moderate Income Residential Areas**
- **#3 Provide Appropriate Supportive Services to Low-Moderate Income Households**
- **#4 Coordinate efforts between Public Agencies and Continuum of Care Agencies to Address the Issues of the Homeless & Special Needs Population**
- **#5 Promote a Regionally Coordinated Economic Development planning strategy, which includes businesses, non-profits, officials from the County and its communities, officials from outside the County, and area residents that identify ways to create and maintain employment in lower to middle income sectors of the workforce.**

HUD's Office of CPD Announces eConPlanning Suite & CPD Maps



- ***New Consolidated Planning Tools!***
- Launched May 2012 the **eCon Planning Suite**
 - **CPD Maps** website
 - **Consolidated Plan template in IDIS OnLine**
- So, What is it?
- Cohesive planning & grants management framework
- Current data * Tools for reporting
- Tools for analysis (visual & data)
- Supports grantee/public needs assessment
- Supports strategic investment decisions.



Community Planning and Development

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OneCPD Resource Exchange

HUD has launched the OneCPD Resource Exchange, a portal for news, events, resources, and information for all of HUD's Community Planning & Development (CPD) programs.

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HUD Photo

I Want to

- ▶ [Apply for a CPD Grant](#)
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- ▶ [Learn about the eCon Planning Suite](#)
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Overview

The Office of Community Planning and Development (CPD) seeks to develop viable communities by promoting integrated approaches that provide decent housing, a suitable living environment, and expand economic opportunities for low and moderate income persons. The primary means towards this end is the development of partnerships among all levels of government and the private sector, including for-profit and non-profit organizations.

[Read more...](#)



What's New

HUD Announces eConPlanning Suite & CPD Maps



[CPD Maps](#) is an online data mapping tool for place-based planning. Grantees **and the public** can use CPD Maps to analyze and compare housing and economic conditions across their jurisdictions. The CPD Maps tool is publicly available, giving all community stakeholders access to the same data. The Consolidated Plan template allows grantees to insert maps and data tables from CPD Maps with ease, throughout their plan.



[Go To CPD Maps http://egis.hud.gov/cpdmaps/](http://egis.hud.gov/cpdmaps/)

Link to manual from <https://www.onecpd.info>

HUD Support

- HUD Secretary Shaun Donovan said, “We know that in a time of huge budget cuts at the state and local level, it’s harder and harder to have the resources to bring that information together. This technology that we’re providing is going to be really revolutionary in helping all of our grantees work smarter.”
- It’s time to move beyond simple compliance and budgeting to true partnership with grantees and communities. At HUD, we asked ourselves “What is it that only the federal government can do?” and we concluded that HUD can and should support communities in their work to assess needs, set priorities, and engage meaningful public participation in making targeted investment decisions.

New Tool - Analytical

- The new tool will allow community members to see where federal dollars are being spent locally and even advocate for projects in their neighborhoods. The site has more than 100 layers of data that users can compare simultaneously or individually, according to HUD officials.
- “This is a flagship initiative,” said Thomas Gibbs, an account executive with Esri, the geography technology company that designed the CPD Maps program. “It’s not just a Google map. It’s an analytical map.”



CPD Maps
Consolidated Plan and Continuum of Care Planning Tool



Name: **LAKE COUNTY - HOME**

Grant Name	2008	2009	2010	2011	2012
CDBG	\$1,384,689	\$1,422,106	\$1,552,290	\$1,280,952	\$1,194,056
HOME	\$480,809	\$535,402	\$531,664	\$467,182	\$364,685
TOTAL	\$1,865,498	\$1,957,508	\$2,083,954	\$1,748,134	\$1,558,741

Total Grantee Population: *2005-09 ACS* 182,460

Median Household Income in the last 12 months: \$0

Number of Households by HUD Area Median Family Income (HAMFI)	Number
Extremely Low Income Households (< 30% HAMFI)	6,266
Very Low Income Households (30-50% HAMFI)	8,131
Low Income Households (50-80% HAMFI)	13,673
Moderate Income Households (80-100% HAMFI)	9,247

% of Households by HUD Median Family Income <i>2005-09 CHAS</i>	%
Percent of Households Earning Less Than 30% HAMFI	8.54%
Percent of Households Earning Less Than 50% HAMFI	19.63%
Percent of Households Earning Less Than 80% HAMFI	38.27%
Percent of Households Earning Less Than 100% HAMFI	50.88%

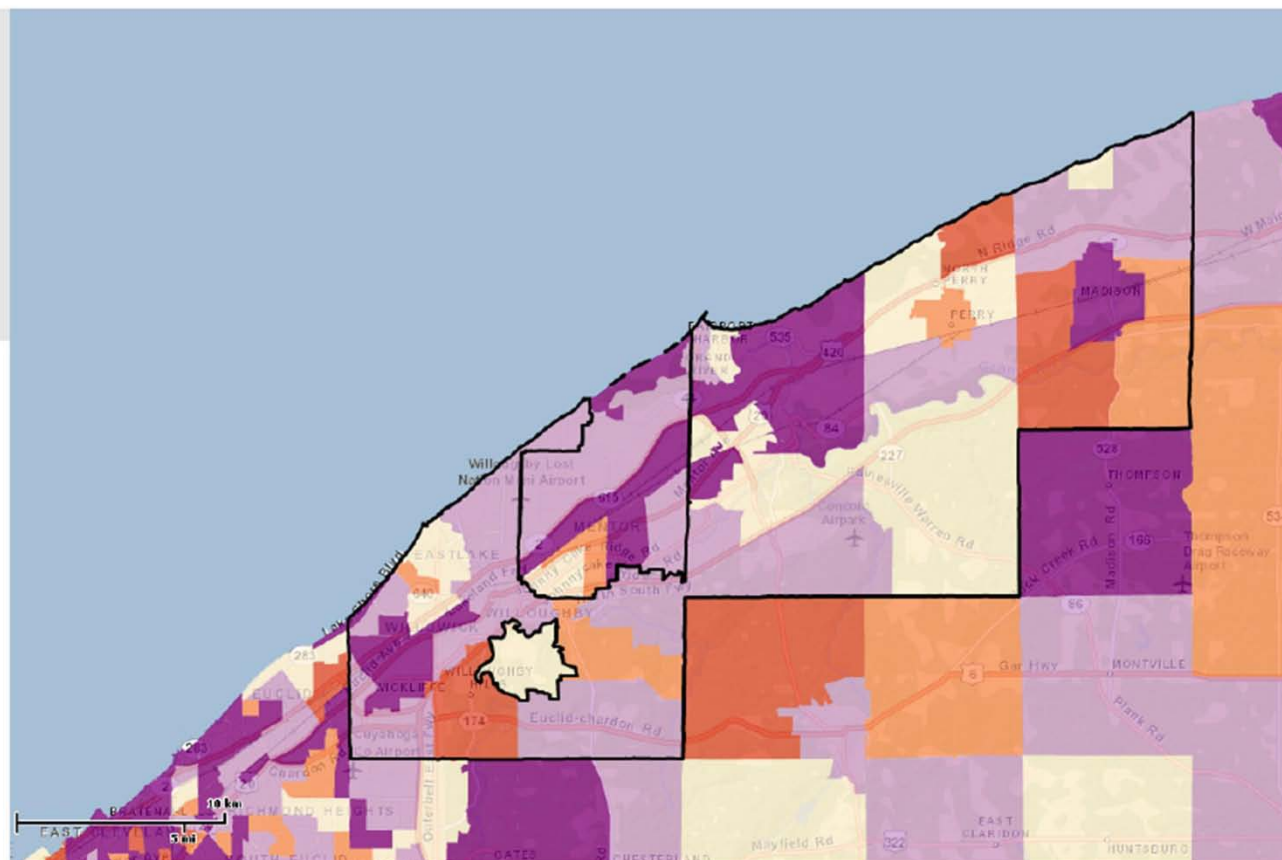
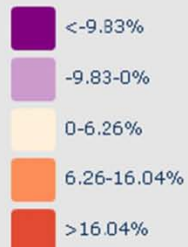
Fair Market Rents (YEAR)

Area Name	0 Bedrooms	1 Bedroom	2 Bedrooms	3Bedrooms	4+ Bedrooms
Cleveland-Elyria-Mentor, OH MSA	\$487	\$585	\$741	\$993	\$1,025

Lake County Consolidated Plan 2012-2016

Change in Household Income

Change in Median HH Income



Source: HUD CPD Maps National Dataset
 Excludes Mentor City and Waite Hill Village
 This map is comparing data from Census 2000 to data from Census 2010.

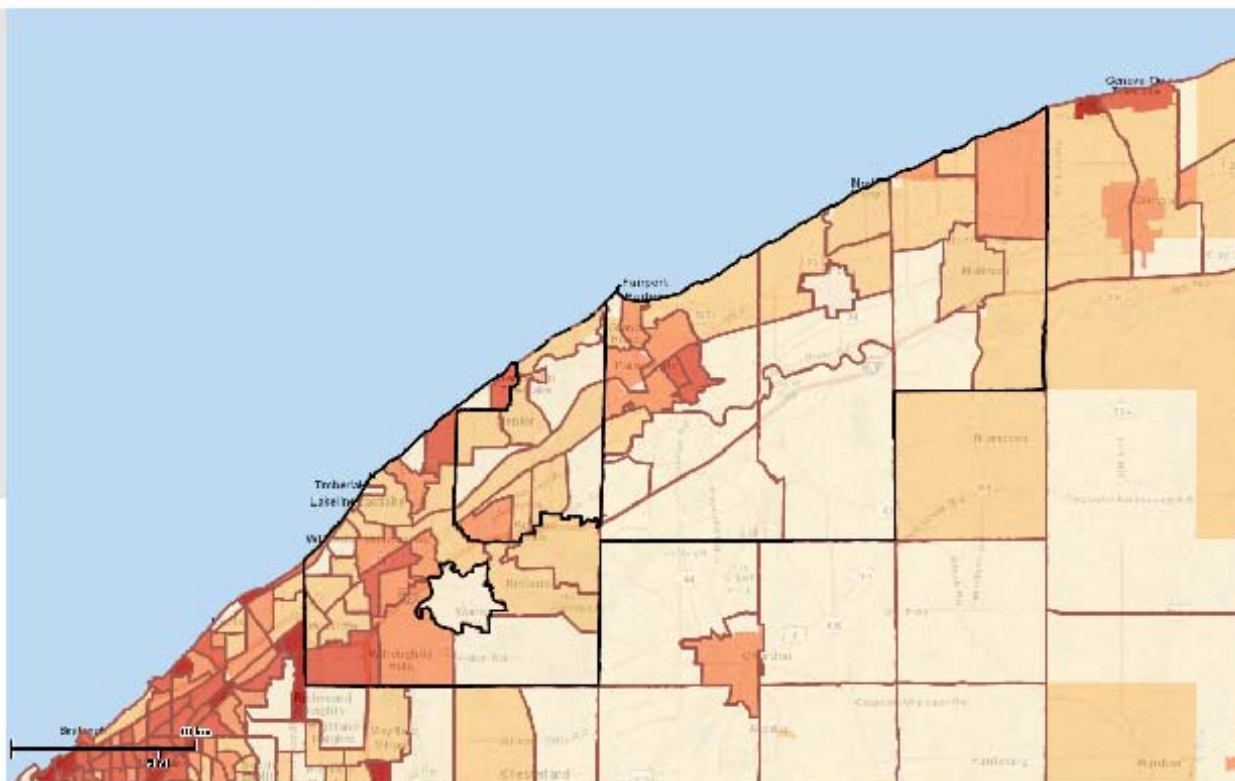


July 3, 2012



Consolidated Plan and Continuum of Care Planning Tool

0,7%
 1,1%
 23,05-45,17%
 46,17-72,15%
 >72,60%



Programmatic Similarities

- **Community Development Block Grant (CDBG)**

- Funding- \$1.13 estimated
- Housing & Community Development Act of 1974
- Purpose:
 - Meet one of the 3 National Objectives
- Income Eligibility
 - 80 % Area Median
- Consolidated Plan
 - Planning
 - Compliance
 - Accountability

- **HOME Investment Partnership Program**

- Funding - \$345,935 estimated
- National Affordable Housing Act of 1992
- Purpose:
 - Create/Preserve Affordable Housing
- Income Eligibility
 - 80 % Area Median
- Consolidated Plan
 - Planning
 - Compliance
 - Accountability

One CPD Resource Exchange

OneCPD Resource Exchange

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HUD Photo

Three easy steps to OneCPD Learning

Create a User Profile



User Profile:

Creating a user profile on OneCPD gives you access to the **OneCPD Learn** Learning Management System and access to **My OneCPD**

Find a Course



OneCPD Resource Exchange:

Use the **Course Catalog** and **Calendar** on the OneCPD Resource Exchange to:

- Find Training
- Find and view Training Materials

Register, Attend, Mark as Complete



OneCPD Learn:

Use the **OneCPD Learn** Learning Management System to:

- Register for training
- Attend online training
- View your transcript of training taken

Website <https://www.onecpd.info/training-events>

Process

- **Public Hearing #1 - April 19, 2013**
 - **CDBG/HOME Applications Available**
- **Application preparation**
 - **Questions fielded by Program Managers**
- **Application Due – May 28, 2013 – 4:00PM**
- **Application Eligibility Review & Scoring**
- **Board of County Commissioner Review**
- **Preliminary Funding Announcement**
- **Public Hearing #2 - July 11, 2013 (tentative)**
 - **Public Comments Accepted - 30 day timeframe**
 - **Action Plan Draft**
- **Action Plan Submitted to HUD no later than August 15th**

Recent Program Success

Community Development Block Grant Program (CDBG) Accomplishments (Past 5 Years)

- CDBG funds in the amount of **\$2,100,441** were provided for housing activities, such as construction, rehabilitation, lead-based paint testing and abatement, among others.
- CDBG funds in the amount of **\$1,011,422** were spent on public improvements, such as the development and improvement of facilities, street and sidewalk improvements, senior center improvements, and the development of parks and recreational facilities among others.
- CDBG funds in the amount of **\$905,976** were spent on public services, such as services for senior and youth projects, health services, employment training, education, and services for the disabled, among others.
- CDBG funds in the amount of **\$593,136.83** were spent on economic development activities, and 59 jobs were created or retained.
- 388,066 persons were impacted through the CDBG program in the past 5 years.
- **\$4,231,441** in private and public funding was leveraged in the past 3 years.

HOME Investment Partnership Program (Past 5 Years)

- In the past five years due to housing market changes the program has increasingly focused on expanding rental opportunities.
- 1,913 households received rental assistance that allowed them to obtain, retain or afford a place to call home using **\$1.7M**
- Recent demographic changes include an increased number of senior citizens and two parent families with children as well as higher income levels.
- 38 rental units were constructed and/or rehabilitated using **\$901,230**
- 53 rental units are in the works with HOME funds providing **\$269,000** or less than 10 % toward the total project costs.
Past 20 Years HOME funds were used to help people get and keep a place to call home in Lake County.
- 281 first time buyers that used **\$2,721,204**
- 73 homeowner units were rehabilitated using **\$1.14M**
- 3,319 renter households were assisted using **\$2.2M**
- 225 rental units were built/ rehabbed using **\$2.7M**

Breakout Session #1

- **CDBG – Public Services**

- Job training & employment services
- Health care and substance abuse services
- Child care
- Crime prevention
- Housing counseling and more
- Ineligible ! - Income payments made to individual families, for food, clothing, housing, or utilities (however, one-time grants, emergency grants, or loans may be eligible)

- **Home**

- CHDO Operating Costs – limited to 5% of allocation (optional)
- Administration – limited to 10% of allocation (County personnel)
- Tenant Based Activities – Placement, Retention, Subsidy

Tenant Based Activities

Not to be combined with other federal subsidy

- Placement
 - Security Deposit, 1st Month Rent, Utility Deposit
- Retention
 - Keeping household in place is a win-win-win
 - Stabilize household, property, neighborhood
 - Related to documented crisis that has been overcome
- Subsidy
 - Duration of assistance – limited to 24 months by statute
 - Amount of assistance
 - May be targeted to special populations

Breakout Session #2

Economic Development

- Economic Development
- Revolving Loan Fund - MicroEnterprise
- Revolving Loan Fund – “not so micro” - Business loans
- Job Creation & Job training
 - As a part of microenterprise assistance
 - As a public service
 - By a CBDO
- Commercial Rehabilitation
 - Improve facades
 - Bring structures up to codes with certain limitations if private, for-profit entity

CDBG Eligible Activities

Construction

- Activities Related to Housing
 - Homeownership assistance, residential rehab, connection to water & sewer lines, lead testing/abatement, removal of architectural barriers
- Other Real Property Activities
 - Acquisition, clearance & demolition, storefront renovation, code enforcement
- Public Facilities
 - Acquisition, construction, reconstruction, rehabilitation, or installation of public improvements or public facilities: sidewalks, water/sewer lines, parks, neighborhood/community facilities and facilities for persons with special needs
- Assistance to Community Based Development Orgs (CBDOs)
- Planning Activities
 - Community Development Plans, Functional Plans (for housing, land use, open space & rec, energy use & conservation, ...)



Breakout Session #2

Construction Activities

- **Project Information**
- **Procurement - Services, Supplies, Construction - \$\$ triggers**
 - Small Purchases [24 CFR 85.36(d)(1)]
 - Sealed Bids (Formal Advertising) [24 CFR 85.36(d)(2)]
 - Competitive & Non-Competitive Proposals [24 CFR 85.36(d)(3) & (4)]
- **Labor Standards** [24 CFR 570.603]
 - Contractor listing, Debarred listing, Code of Conduct, Environmental, Prevailing Wage, Job-site Postings,
- **Section 3** [24 CFR 135.32] - \$100,000 ? New Hires?
- **Project Management**
 - Performance Measures & Pre-Construction Meeting
 - Documentation and Deadlines

CDBG Ineligible Activities

- Buildings for the general conduct of government (except for the removal of architectural barriers)
- General government expenses
- Financing for political activities
- Purchase of equipment is generally ineligible (exception, fire equipment, and equipment part of economic dev. activity)
- Operating and maintenance expenses (except when associated with public service activities)
- New housing construction (with few exceptions)

