

Staff Report

File #: 21-385**Version:** 1**Date:** 9/27/2021**Item #:** 4.a.

TO: Mayor and City Council**THROUGH:** Steve Powers, City Manager**FROM:** Kristin Retherford, Urban Development Director**SUBJECT:**

Community Development Block Grant and HOME investment partnership programs Consolidated Annual Performance and Evaluation Report (CAPER)

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Result Area(s): Strong and Diverse Economy; Welcoming and Livable Community

SUMMARY:

The City is required to file by September 31, 2021, a CAPER with HUD for the Community Development Block Grant and HOME Investment Partnership programs (Attachment 1). The report lists projects and programs funded through these sources including homeless prevention, economic development, affordable housing, public service, required planning, and administrative activities. The CAPER assesses the progress made toward the community's housing and community development goals.

ISSUE:

Shall the City Council approve submittal of the 2020-2021 Program Year Consolidated Annual Performance and Evaluation Report for the Community Development Block Grant and HOME Investment Partnership Programs to the US Department of Housing and Urban Development?

RECOMMENDATION:

Approve submittal of the 2020-2021 Program Year Consolidated Annual Performance and Evaluation Report (CAPER) for the Community Development Block Grant and HOME Investment Partnership Programs to the US Department of Housing and Urban Development (HUD).

FACTS AND FINDINGS:

Opportunity for Citizen Involvement

HUD requires the City to provide a 15-day public comment period prior to a public hearing on the Report. The City published notice of the hearing and the comment period on August 25, 2021. The comment period ended on September 9, 2021, and no comments were received. A public notice, making the report available, appeared in the Statesman Journal on August 24, 2021. The report was available on the City of Salem web site.

Report Highlights

The 2020-2021 Program Year CAPER shows activities undertaken during the period of July 1, 2020 - June 30, 2021. These activities addressed priorities identified in the 2020-2024 Housing and Community Development Consolidated Plan. The 2020 Program Year Annual Plan was approved by Council on June 22, 2020.

This is the first year under the 2020-2024 Housing and Community Development Consolidated Plan; the City is on schedule to meet anticipated goals in some areas. The COVID-19 public health restrictions, building supply chain disruption, material cost increases, and ongoing shortage of trade workers hindered many of the construction projects. Some programs are ongoing and are not counted in this CAPER assessment.

The City tracks the performance of all projects and programs that received an allocation of funding throughout the Program Year. In addition to tracking the performance of these projects and programs, HUD requires the City to monitor all expenditures.

The following information lists \$1,860,895 in expenditures for each identified goal in the 2020-2024 Housing and Community Development Consolidated Plan.

Community Development Block Grant and/or HOME

Goal 1: End Homelessness	\$557,900
Goal 2: Expand Affordable Housing	\$741,105
Goal 3: Neighborhood Revitalization	\$0
Goal 4: Promote Economic Development	\$205,465
Project Administration	\$356,425

Goal 1: End Homelessness

Programs designed to prevent and/or end homelessness were implemented. The programs included interim housing (subsistence payments), case management, rehabilitation of affordable housing, tenant based rental assistance, and security deposit assistance. Completed projects include one-time rent/utility payments administered by Congregations Helping People, Meals on Meals on Wheels (warm nutritious meals delivered to senior citizens) operated by Marion Polk Food Share, and expansion of the Salem Warming Network supported by Mid-Willamette Valley Community Action

Agency ARCHES and various faith-based community partners. The total clients served under this goal for the reporting period was more than 1,700.

Goal 2: Expand Affordable Housing

Projects and programs included the rehabilitation of Redwood Crossings the first development in Salem, Oregon, to offer permanent supportive housing to individuals experiencing homelessness or at risk of homelessness. This project increased affordable housing in Salem by 37 units. Resources were also invested in 29 housing units designated for Veterans. Funding addressed physical access improvements, upgrade to electrical systems and property security system. The housing program is administered by WestCare Oregon, Inc.

Goal 3: Neighborhood Revitalization:

No projects were funded for this component during the grant reporting period.

Goal 4: Promote Economic Development

To support community economic development, the City provided funds to replace the failing baler equipment and HVAC/dust control devices at the Garten North Salem Recycling Facility. The projects support Garten's not-for-profit recycling business in securing existing jobs and create employment opportunities to support individuals with disabilities in their effort to contribute to the community through employment, career, and retirement opportunities.

Project Administration, which includes monitoring, management, and mandatory Fair Housing activities are City obligations that do not fall within the identified goals for reporting purposes and thus are included as a separate line item within the expenditures.

BACKGROUND:

The 2020-2021 Program Year CAPER shows activities undertaken during the period of July 1, 2020 - June 30, 2021. These activities addressed priorities identified in the 2020-2021 Housing and Community Development Consolidated Plan. The 2020 Program Year Annual Plan was approved by Council on June 22, 2020.

Shelly Ehenger
Federal Programs Manager

Attachments:

1. CAPER 2020-2021