Greeley City Council Agenda

Work Session

Tuesday, October 12, 2021 at 6:00 p.m.

City Council Chambers at City Center South, 1001 11th Ave, Greeley, CO 80631
Zoom Webinar link: https://greeleygov.zoom.us/j/93148588956

NOTICE:

City Council Work Sessions are held on the 2nd and 4th Tuesdays of each month in the City Council Chambers. Meetings are conducted in a hybrid format, with a Zoom webinar in addition to the in person meeting in Council Chambers.

City Council members may participate in this meeting via electronic means pursuant to their adopted policies and protocol.

Members of the public are also invited to view Council work sessions in person or remotely. **Work sessions do not include public input in any format. Public comment is only permitted at regular Council meetings on the 1st and 3rd Tuesdays of each month.**

Watch Meetings:

Meetings are open to the public and can be attended in person by anyone.

Meetings are livestreamed on YouTube at youtube.com/CityofGreeley as well as over the Zoom webinar. Public participation in the Zoom webinar only allows viewing the meeting.

For more information about this meeting or to request reasonable accommodations, contact the City Clerk's Office at 970-350-9740 or by email at cityclerk@greeleygov.com.

Meeting agendas, minutes, and archived videos are available on the City's meeting portal at greeley-co.municodemeetings.com/

City of Greeley Colorado

City Council
Work Session Agenda

October 12, 2021 at 6:00 PM
City Council Chambers, City Center South, 1001 11th Ave & via Zoom at https://greeleygov.zoom.us/j/93148588956

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Reports from Mayor and Council Members
5. Scheduling of Meetings, Other Events
6. COVID-19 Update
7. Overview of Eligibility Criteria for COVID-19 Premium Pay for Non-Union Employees
8. City of Greeley Recycling Update
9. Consideration of the Annual Action Plan for Program Year 2022 for Community Development Block Grant and HOME Investment Partnership Program Grant with Recommended Budgets
10. Adjournment

Mayor
John Gates

Councilmembers

Tommy Butler
Ward I

Brett Payton
Ward II

Michael Fitzsimmons
Ward III

Dale Hall
Ward IV

Kristin Zasada
At-Large

Ed Clark
At-Large

A City Achieving Community Excellence
Greeley promotes a healthy, diverse economy and high quality of life responsive to all its residents and neighborhoods, thoughtfully managing its human and natural resources in a manner that creates and sustains a safe, unique, vibrant and rewarding community in which to live, work, and play.

Work Session Agenda Summary

Title:

Reports from Mayor and Council Members

Background:

During this portion of the meeting any Council Member may offer a summary of the Council Member's attendance at assigned board/committee meetings and should include key highlights and points that may require additional decision and discussion by the full Council at this or a future Worksession.

Board/Committee	Meeting Day/Time	Assignment
--Team of 2-- Board/Commission Interviews	Monthly as Needed	Council Rotation
Water & Sewer Board	3rd Wed, 2:00 pm	Gates
Youth Commission Liaison	4th Mon, 6:00 pm	Butler
Historic Preservation Loan Committee	As Needed	Zasada
Human Relations Commission	2nd Mon, 4:00 pm	Zasada
Police Pension Board	Quarterly	Clark
Employee Health Board	As Needed	Fitzsimmons
Airport Authority	3rd Thur, 3:30 pm	Payton/Clark
Visit Greeley	3rd Wed, 7:30 am	Fitzsimmons
Upstate Colorado Economic Development	Last Wed, 7:00 am	Gates/Hall
Greeley Chamber of Commerce	4th Mon, 11:30 am	Hall
Island Grove Advisory Board	1st Thur, 3:30 pm	Butler
Weld Project Connect Committee (United Way)	As Needed	Hall
Downtown Development Authority	3rd Thur, 7:30 am	Butler/Zasada
Transportation/Air Quality MPO	1st Thur, 6:00 pm	Payton/Gates
Poudre River Trail	1st Thur, 7:00 am	Hall
Interstate 25 Coalition	As Needed	Gates
Highway 85 Coalition	As Needed	Gates
Highway 34 Coalition	As Needed	Payton
CML Policy Committee (Council or Staff)	As Needed	Payton/Otto Gates alternate
CML Executive Board opportunity	As Needed	Hall
CML - Other opportunities	As Available/Desired	

Work Session Agenda Summary

Title
Scheduling of Meetings, Other Events

Summary
During this portion of the meeting the City Manager or City Council may review the attached Council Calendar or Worksession Schedule regarding any upcoming meetings or events.

Attachments
Council Meetings and Other Events Calendar
Council Meeting and Work Session Schedule
Status Report of Council Initiatives and Related Information

City Council Meeting Scheduling

	Current as of 10/05/2021		
	This schedule is subject to change		
Date	**Description**	**Sponsor**	**Placement/Time**
October 19, 2021 Council Meeting	Resolution - GOCO Grant with CO DNR through State Trails Program for Shur View property	Andy McRoberts	Consent
	Resolution - CO DNR Grant through State Trails Program for updates to City trails master plan	Andy McRoberts	Consent
	Resolution - CO DNR Grant through State Trails Program for repairs to Poudre River Trail "narrows"	Andy McRoberts	Consent
	Resolution - School Inspection MOU	Becky Safarik	Consent
	Resolution – 2021 City of Greeley Tax Levy Certification	John Karner	Consent
	Ordinance - Second - 2022 Budget Adoption	John Karner	Regular
	Ordinance - Second - 300 E 8th Street Rezone	Becky Safarik	Regular
	Public Hearing - Westgate Preliminary/Final PUD	Becky Safarik	Regular
	Ordinance - Second - Amendments to the GMC regarding Industrial Pre-Treatment	Sean Chambers	Regular
	Ordinance - Second - Non-Potable Water Irrigation Master Plan	Sean Chambers	Regular
	Public Hearing to consider 2022 CDBG Program Applications	Ben Snow	Regular
	Boards & Commissions Appointments	Anissa Hollingshead	Regular
October 26, 2021 Worksession Meeting	COVID-19 Update	Raymond Lee	0.25
	ERP Update	Raymond Lee	0.50
	Opioid Lawsuit Update	Doug Marek	0.25
	Code Compliance Presentation	Becky Safarik	0.50
November 2, 2021 Council Meeting	Cancelled		
November 9, 2021 Worksession Meeting	COVID-19 Update	Raymond Lee	0.25
	Special Meeting - Tentative Swearing In of Mayor and Council Members		

October 18, 2021 - October 24, 2021

October 2021

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November 2021

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Monday, October 18

Tuesday, October 19

6:00pm - City Council Meeting - Council Master Calendar

Wednesday, October 20

2:00pm - 5:00pm Water & Sewer Board (Gates)

Thursday, October 21

7:30am - 8:30am DDA (Zasada/Butler)

3:30pm - 4:30pm Airport Authority (Clark/Payton)

Friday, October 22

Saturday, October 23

Sunday, October 24

October 25, 2021 - October 31, 2021

October 2021

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November 2021

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Monday, October 25

11:30am - 12:30pm Greeley Chamber of Commerce (Hall)

6:00pm - 7:00pm Youth Commission (Butler)

Tuesday, October 26

6:00pm - City Council Worksession Meeting - Council Master Calendar

Wednesday, October 27

7:00am - 8:00am Upstate Colorado Economic Development (Gates/Hall) (Upstate Colorado Conference Room) - Council Master Calendar

Thursday, October 28

7:30am - Poudre River Trail (Hall)

Friday, October 29

Saturday, October 30

Sunday, October 31

November 1, 2021 - November 7, 2021

November 2021

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December 2021

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Monday, November 1

Tuesday, November 2

Wednesday, November 3

Thursday, November 4

3:30pm - IG Adv. Board (Butler)

6:00pm - MPO (Gates/Payton)

Friday, November 5

Saturday, November 6

Sunday, November 7

November 8, 2021 - November 14, 2021

November 2021

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Monday, November 8

Tuesday, November 9

6:00pm - City Council Worksession Meeting - Council Master Calendar

Wednesday, November 10

Thursday, November 11

7:30am - Poudre River Trail (Hall)

Friday, November 12

Saturday, November 13

Sunday, November 14

November 15, 2021 - November 21, 2021

November 2021

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December 2021

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19	20	21	22	23	24	25
26	27	28	29	30	31	

Monday, November 15

Tuesday, November 16

6:00pm - City Council Meeting - Council Master Calendar

Wednesday, November 17

2:00pm - 5:00pm Water & Sewer Board (Gates)

Thursday, November 18

7:30am - 8:30am DDA (Zasada/Butler)

3:30pm - 4:30pm Airport Authority (Clark/Payton)

Friday, November 19

Saturday, November 20

Sunday, November 21

Greeley City Council

Status Report of Council Initiatives

Initiative No.	Council Member Initiating	Council Request	Council Meeting or Work Session Date Requested	Status or Disposition (After completion, item is shown one time as completed and then removed.)	Assigned to:
03-2021	Hall	Request for formation of a committee, to be chaired by Council Member Hall, regarding the section of the Poudre River Trail known as the Narrows. This section is facing increasing risks of erosion, with some portions in danger of falling into the river, and no available alternative areas for trail placement m that vicinity. The School of Mines will do a project to work on some engineering solutions for the area, in addition to other engineering studies that have already been done. The committee will review and determine options to move forward in addressing this with the assistance of City staff. City Manager Otto added information about potential Capital Improvement Projects through this area, and Council Member Hall provided information about existing potential rough cost estimates.	February 2, 2021 Council Meeting	Update: 04/20/2021 Council Member Hall reported the committee had its first meeting and he is pleased with engagement from City staff and the community. A committee, chaired by Council Member and Poudre River Trail Corridor Chairman Hall, has been formed with representatives from the Poudre Trail Corridor Board, Culture, Parks and Recreation/Natural Areas and Trails, Public Works, Water and Sewer, the Poudre River Run Master HOA, a member of the Parks and Recreation Advisory Board, and a representative from the Ditch #3 Board. Committee Chairman Hall has also referenced initial communications with Otak Engineering, a consulting firm who produced a study of this area in 2018 for the City of Greeley, as well as the Colorado School of Mines engineering students who will conduct a capstone project this semester towards a suggested course of action and suggested funding mechanism(s). An initial assessment with design parameters, recommended	Andy McRoberts

Initiative No.	Council Member Initiating	Council Request	Council Meeting or Work Session Date Requested	Status or Disposition (After completion, item is shown one time as completed and then removed.)	Assigned to:
				course(s) of action including recommended funding sources, is expected in June, 2021 post consultation with the Mines student project and engineering consultants. Although this project will carry on m practicality through committee work	
10-2021	Butler	Request to restart the conversation about recycling, and for staff to research the cost and feasibility of doing a drop off facility for recycling, including potentially in partnership with other communities	July 20, 2021 Council Meeting	Scheduled to return for a presentation at the October 12, 2021, Work Session	Paul Trombino
11-2021	Clark	Request for a report on the status of resolving issues with the City's ERP implementation.	September 7, 2021 Council Meeting	City Manager's Office will have a work session on the subject matter on Oct. 26, 2021.	Raymond Lee
12-2021	Butler	Request that staff prepare a resolution for the Council's consideration urging a no vote on ballot questions 2G and 2H to amend the City Charter prior to ballots being mailed out	September 21, 2021 Council Meeting	Staff is preparing a resolution to come before Council at the Oct. 19, 2021 Council Meeting	Doug Marek
13-2021	Payton	Request for information to return to a work session regarding impact and process for any changes to the criteria for providing bonus payments to front line workers	September 21, 2021 Council Meeting	City Manager's Office will have a work session on the subject matter on Oct. 12, 2021.	Raymond Lee

Work Session Agenda Summary

Key Staff Contact: Raymond Lee, Acting City Manager, 970-350-9750

Title:
COVID-19 Update

Summary:
There will be a brief update to Council regarding COVID-19. The latest updates are available via the City's Dashboard:
https://www.arcgis.com/apps/dashboards/78156f8c2f104973a00b40711296e8ae

Worksession Agenda Summary

October 12, 2021

Agenda Item Number

Raymond C. Lee III, Acting City Manager
Paul J. Fetherston, Deputy City Manager for Enterprise Resources
John Karner, Finance Director

Title:

Overview of Eligibility Criteria for COVID-19 Premium Pay for Non-Union Employees

Background:

During the September 21, 2021 Regular Meeting, the City Council considered the final reading of an ordinance appropriating additional sums to defray the expenses and liabilities of the City of Greeley (City) for the balance of the fiscal year of 2021 and for funds held in reserve for encumbrances at December 31, 2020. One component of that appropriation was funding for COVID premium pay for eligible non-union employees. At the time, a Council Member raised questions about the breadth of the eligibility of non-union employees indicating a desire to expand the eligibility to former employees and executive level employees. Since the City Council has authority over the appropriation but not the eligibility criteria, the City Council passed the appropriation and requested that a work session item be scheduled to share their feedback on the eligibility criteria with the Acting City Manager.

As a part of the American Rescue Plan Act (ARPA), the City received $10,495,797 in June of 2021 from the United States Treasury (Treasury) to assist municipalities in managing the negative fiscal impacts of the COVID-19 pandemic. Among the eligible uses of ARPA funding outlined in the Treasury guidance includes premium pay to recognize those employees who served in critical roles during the heights of the COVID-19 pandemic. As outlined in the guidance, the intention of the premium pay was to focus on those critical roles whose specific job duties encountered a heightened health risk due to contact with others and financial risk due to their pay. The Treasury guidance asks federal funding recipients to prioritize "lower income eligible workers [and those] who the cost of associated illness were hardest to bear financially".

In accordance with such Treasury guidance, the Acting City Manager – in collaboration with the Finance Director – developed eligibility criteria for non-union members. The 2% premium pay will be based on an eligible

employee's salary as of September 21, 2021. Under this criteria, eligible non-union employees are those employees who:

- Were employed by the City for at least six consecutive months between January 27,2020 and June 21, 2021;
- Were required to work full-time (30 hours + per week) and where the employee consistently spent the majority (50% +) of their working hours at their physical job site (no option to work from home or via telework) due to the specific requirements of their job duty;;
- Encountered higher risk of contracting COVID-19 due to the nature of their role and/ or their interaction with the public; and
- The employee is still employed with the City as of September 21, 2021.
- Executive staff are not eligible for premium pay.

The estimated costs for implementation of the COVID-19 premium pay for eligible non-union members is ~$525,000 and would apply to ~390 non-union employees.

Decision Options:

This memorandum and corresponding presentation is intended to provide background so City Council (Council) may provide feedback to the Acting City Manager on the COVID-19 premium pay eligibility criteria for non-union employees – specifically with regard to expanding it to former employees.

City Council Work session

October 12th,2021

Overview of Eligibility Criteria for COVID-19 Premium Pay for Non-Union Employees

City of Greeley Colorado

Bonus Payment for Higher Risk COVID Employees (Non-Union) Proposal

Context:

- On June 1st, 2021, the City received $10,495,797 from the United States Treasury to assist the City in managing the negative fiscal impact of the COVID pandemic.
- One of eligible uses includes premium pay to recognize those employees who served in critical roles during the height of the COVID pandemic and encountered heighted risk of contracting the virus during their work. Treasury guidance also emphasizes the need for recipients of the funds to prioritize premium pay for low incomes workers.

Proposal:

- In recognition of the higher risk of contracting COVID due to the nature of the employees job, select non-union employees will be offered *a 2% bonus payment based off their salary as of September 21st, 2021*.
- Employee must meet ALL of the following criteria to be eligible for the onetime bonus payment:
  - Employed by the City for at least six consecutive months between Jan 27th, 2020, the official start date of the COVID 19 pandemic as listed in the American Rescue Plan Act, and June 21st, 2021, the date the City returned to full in office operations.
  - Required to work full time (30 hrs+) & consistently at their job site and the employee did not have the option to work from home or via telework due to the specific requirements of their job duty
  - Encountered a higher risk of contracting COVID-19 due to the nature of their role and/or interaction with the public
  - The employee is still employed with the city on September 21st, 2021.
- Examples of eligible workers include:
  - Front desk/billing clerks
  - Field workers who interacted directly with the public
  - Transit bus drivers
- Employees will be eligible for both the 2% COVID Premium Pay and the 2020 salary increase

Key Principles in Program Design and Methodology Objectives

1. Design an Incentive Program for City's Current Workforce

- City employees faced a difficult year during COVID; several non-union employees were furloughed.
- We are still in a very difficult job market and saw clearly the toll the pandemic placed on our front line staff.
- As the City's financial situation became clearer, CMO office wanted to acknowledge employees who faced the greatest risk of COVID due to their high rates of interaction with the public / other persons due to specific job duties to help us retain top talent within the organization.

2. Ensure Adherence to U.S. Treasury Department's ARPA Guidance

- Guidance from the Treasury Department for the ARPA Funds includes very specific direction on how recipients should use federal dollars for COVID-19 premium pay.
  - "…have put their physical wellbeing at risk to meet the daily needs of their communities."
  - "…to workers performing essential work if it addresses the heightened risk to workers who must be physically present at a jobsite and, for many of whom, the costs associated with illness were hardest to bear financially"
  - "…should prioritize compensation of those lower income eligible workers that perform essential work and… faced or face heightened risks due to the character of their work"
- Treasury Department uses 150% of State average wage as threshold of where funding should be focused. When paying premium pay to employees who are above that threshold, additional justification and reporting is required by the recipient.

3. Implement Fair and Equitable Eligibility Criteria

- Setting dates for eligibility for any program is difficult as inherently there will be individuals not included in program due to timing
- City staff took great care in setting the eligibility criteria for work and employment that were tied to specific events:
  - Start of eligible work of Jan 27th, 2020; the day the Federal Government formally declared a National Emergency for the COVID-19 Pandemic.
  - End date of eligible work of June 21st, 2021; the day City of Greeley returned to full in office operations.
  - Requirement of employment as of Sept 21st, 2021; the day City Council appropriated funds for the program.
- Other municipalities within the region doing similar incentive packages require that eligible employees are currently employed with the City.

Concerns with Applying Program to Prior City Employees

- Program was designed as an incentive program to retain staff in a very difficult job market.
- Paying employees who left the organization and are now retired and/or working for another organization would set a difficult precedent for future staff incentive programs.
  - Locating and paying employees who are no longer employed would be difficult and costly to execute.
- We do not believe paying employees who are no longer work for the organization is efficient or effective use of taxpayer dollars and goes against industry best practice.
  - Each dollar we spend from ARPA is a dollar that could be used to offset other City needs. We manage those funds with same prudence as we do with any City revenues or funding received.
  - Other municipalities offering similar program all require eligible employees be currently employed.

Questions

City of Greeley Colorado

Non-Union Employee Retroactive 2020 Pay Increase Proposal

Context:

- In the summer of 2020, during the height of the pandemic, the City made the decision to eliminate merit increases for non union employees to be received in 2021.
- Merit increases are received in March each year, for work that was completed in the prior year.
  - For example, in absence of the pandemic, non union employees would have received an increase in March 2021 for the work that was completed Jan 1, 2020- Dec 31st, 2020.
- Historically these raises are merit based and in the past ten years are 4% on average*.

Proposal:

- In recognition of the difficulties faced by our workforce during this past year, the City's current financial standing, and our desire to remain competitive in the labor market, *proposing a 2% flat salary increase for all non-union employees who worked for the City in 2020 paid retroactivity from March 4th, 2021.*
- Employee must meet following criteria to be eligible for the salary increase:
  - Employee was employed on Dec 31st, 2020
  - Employee has completed six months of satisfactory work.
  - Employee is still employed by the City as of Sept 21st, 2021.
- Increase will be based of salary as of Sept 21st, 2021.

*Actual salary increase determined for each individual employee through employee review process

Work Session Agenda Summary

October 12, 2021

Paul Trombino III, Public Works Director, 970-350-9795

Title:

City of Greeley Recycling Update

Background:

This item is a request from Councilmember Butler at the July 20th City Council Meeting requesting staff research and review the cost and feasibility of providing additional recycling opportunities to the residents of Greeley. Including potentially in partnership with other communities.

Strategic Work Program Item or Applicable Council Priority and Goal:

We are Greeley Proud

Decision Options:

Feedback and direction requested on provided options.

Attachments:

N/A

Recycling History

- **2008 - 2014: Downtown Recycling Center Operational**
- **2015: Council Worksession**
  - **Provided Three Potential Options for Recycling: HOA Pilot Requested by Council**
- **2017: Council Worksession**
  - **Provided Update on Pilot Program, Reviewed Trash and Recycling Survey Data**

City of Greeley Colorado

Surrounding Communities

Community	Refuse and Recycling	Impact
City of Evans, Colorado	• Curbside service only • Contracted with Waste Management • Billed monthly as part of utility bill • Trash service required per code	Single Family Residence • $13.50 Trash • $10.42 Recycling
Town of Windsor Colorado	• Curbside service only • Closed recycling drop off center in 2020 • Trash & Recycling not required per code	Single Family Residence • $24.00 – $30.00 Trash • $4.75 - $17.00 – Recycling
City of Loveland	• City managed and operated program • Curbside & recycling center • Trash service required per code	Single Family Residence • $3.25 – $19.50 Trash • $11.50 – Recycling • $1.2 - $1.5 Million Recycling Center Annual Budget
City of Fort Collins	• Curbside recycling required of all trash / recycling haulers • Recycling center provided • Trash & Recycling required per code	Single Family Residence • $47 – $49 Trash and recycling • $293,000 Recycling Center 2021 Budget

Types of Recycling Today in Greeley

Drop-off Recycling

ANDERSEN'S
Sales & Salvage, Inc.

Greeley GROW
Organic Waste Center

SE Inc.

Optional Curbside Recycling

WASTE MANAGEMENT

REPUBLIC SERVICES

BUNTING DISPOSAL

Recycling: $10.50 - $17.00
Trash: $23.50 - $30.00

* Neither required

Recycling Options

Options	Partners	Impact
- Curbside Trash and/or Recycling Requirement	City of Greeley Colorado  WM WASTE MANAGEMENT Bunting Disposal	- Require New City Ordinance
- Centralized City Managed Recycling Program	City of Greeley Colorado	- $250–300k Annual Operating Costs* - Capital Costs Would Need Further Analysis *2016 analysis plus inflation
- Private Public Partnership for Glass Recycling - Marketing and Awareness Program	Crabtree Brewing Company; Andersen's Sales & Salvage, Inc.; City of Greeley Colorado; O-I	< $12,000 Annually For City* * Cost Decreases once Windsor O-I plant opens recycling drop off in next 1 -2 years

Staff Recommended Option

- **Collaborate with O-I, Crabtree and Anderson Salvage on creating glass recycling opportunities in Greeley**
- **O-I to provide roll-off containers built specifically for glass collection**
- **Increase awareness about recycling opportunities in Greeley through a marketing and awareness program.**
- **Staff to explore plastic recycling partnership opportunities**

City of Greeley Colorado

Work Session Agenda Summary

October 12, 2021

Benjamin Snow, Economic Health & Housing Director, 970-350-9384

Title:

Consideration of the Annual Action Plan for Program Year 2022 for Community Development Block Grant and HOME Investment Partnership Program Grant with Recommended Budgets

Background:

The City is entitled to receive federal grants from the U. S. Department of Housing and Urban Development, namely the Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) grant. HUD requires that recipients implement a new strategic plan every five years that details how they will prioritize federal grants during those five years. The strategic plan is part of the consolidated planning process, which serves as the framework for a community-wide dialogue that aligns housing and community development priorities with the noted federal formula grant programs.

The Council approved priorities for the 2020-2024 strategic plan in 2019 during the Consolidated Planning process. Those priorities were recommended to Council by the GURA Board of Commissioners and resulted from a Needs Assessment and Housing Market Analysis (part of the consolidated planning process). Two high priority needs were identified: greater support for the development and retention of affordable housing and support for low-moderate-income neighborhoods. It was expected that prioritizing those two needs would result in a commensurate reduction in funding for public facilities and services, which received low priority rankings. The 2020-2024 Consolidated Plan was developed based upon Council approved priorities and is available for review, if desired, on the City's website: https://greeleygov.com/services/ehh/greeley-urban-renewal-authority.

Implementation of the priorities and goals of the 2020-2024 Consolidated Plan started with the 2020 Action Plan, which identified the expected resources and activities to utilize the resources during that program year. The 2022 Action Plan (Attachment E in this packet) is the 3rd year of implementing the priorities and goals of the Consolidated Plan. It becomes the application to HUD for both CDBG and HOME funds.

Annual funding requests considered by the GURA Board and recommended to Council are specific to the CDBG program. Throughout the year, the Board measures and manages HOME fund applications on behalf of the City, prioritizing projects that are consistent with the Council's priorities. HOME funds can only be used for housing programs; historically, these funds have supported new housing development with

organizations such as Habitat for Humanity, Accessible Space, etc. Approval of the 2022 Action Plan does include approval of the HOME budget, as well.

Neighborhood meetings were not held in-person again this year, rather GURA continued CDBG exposure via the GURA web page, the Greeley Rising newsletter, and through greater distribution of Plans and notices to the public. Two members of the Citizens Committee for Community Development (CCCD) did meet with GURA staff and provided input and recommendations to the GURA Board as residents within the Redevelopment District. Input was also solicited from non-profit partners working with low-moderate-income persons and (particularly) residents from low-moderate-income neighborhoods, and all (CCCD, GURA Board, non-profit partners) were encouraged to share the Plans and notices with others.

Specific to the 2022 Action Plan applications, the GURA Board meeting on August 11, 2021 included a review of CDBG applications, formulation of the recommended budget that is a part of this packet, and a public hearing. Council's October 19, 2021 meeting also includes a public hearing. A 30-day public comment period on the 2022 Action Plan was originally posted as August 12, 2021-September 14, 2021, but due to the change in date for the budget presentation and public hearing, was extended past the 30 days to October 8, 2021.

While the City is required to develop its proposed annual action plan by November of each year, the exact amount of 2022 CDBG funding will not be known until congressional action in 2022 and the City's Finance Department closeout of fiscal year 2021 (for program income and revolving loan fund balances). Based upon experience, the funding will be confirmed and available by approximately June 2022, so as has been the practice, staff projected a level of funding that is an average of the funding received during the previous five years ($840,000 for CDBG; $300,000 for HOME). Program income and any prior years' unused grant funds are also a part of the proposed budget. If the 2022 allocation is more or less than expected, the GURA Board recommends that adjustments occur within the Redevelopment District (Phase I of 5th Street) Infrastructure budget line item, which has the greatest flexibility in project scope.

The GURA Board recommended funding at some level for all but two of the applications received. The two applications not recommended for CDBG funding were from non-profits that did not previously receive CDBG public service funding. The recommendation not to fund was based solely on the Boards direction to reduce the number/amount of funding and move back toward brick-and-mortar-type activities. Applicants were available on the Board's Zoom meeting to address Board questions and/or concerns. Other than the applicants, there was no one from the public in attendance at the GURA Board's budget public hearing. The enclosed funding recommendation from the GURA Board was consensus driven.

In addition to the information provided in the Consolidated Plan packet, supporting documents submitted with the applications are available upon request. That material includes such things as by-laws, audited financial statements, organizational charts, etc., in addition to full applications.

The 2022 Action Plan draft is posted on the City's website (web site address previously noted) and provided in this information packet. Any changes that Council recommends will be made to this document prior to submittal to HUD. Significant changes (changes in funding, changes in agencies receiving funding, etc.) will result in a second 30-public comment period held after Council's formal approval of the budget on October 19, 2021.

Staff will provide a brief overview of the applications received and recommendations for the 2022 CDBG budget.

Strategic Work Program Item or Applicable Council Priority and Goal:

Economic Health & Development: Foster and maintain public and private investment in business development.

Infrastructure & Growth: Establish the capital and human infrastructure to support and maintain a safe, competitive, appealing and successful community.

Decision Options:

The City Council public hearing for the 2022 Action Plan is scheduled for October 19, 2021. If Council wishes any additional information presented before then or as part of the hearing process it should direct staff with such requests at this meeting.

Attachments:

- CDBG Annual Funding Applications and Recommendations Packet with Supporting Documents
- 2022 Action Plan
- Presentation Slide Deck

Annual Funding Applications and Budget Recommendations

Department of Housing & Urban Development's

Community Development Block Grant (CDBG)

Program Year 2022

(3rd Year of 2020-2024 Consolidated Plan)

Prepared for

Greeley City Council

TABLE OF CONTENTS

COMMUNITY DEVELOPMENT BLOCK GRANT FUNDING

Tuesday October 12, 2021

Community Development Block Grant

Proposed 2022 Activities and Budget

City of Greeley Colorado

CDBG at Work in Greeley

2021 Activities

City of Greeley Colorado

City Activities

- Curb, gutter, sidewalks, ramps
  - 2021 is 5th year in Maplewood neighborhood
- Alley reconstruction
  - Also in Maplewood neighborhood
- Parkway tree planting
  - 330 trees planted since 2012
- Housing rehab loans &grants-LMI homeowners
- Clean-up Weekend
  - 536 tons of waste to landfill in April

City of Greeley Colorado

Assistance to Non-Profits

Catholic Charities – Guadalupe Community Center

- Support case management for people experiencing homelessness

Greeley Transitional House

- Support housing case management for families experiencing homelessness

North Colorado Health Alliance

- Support Community Action Collaborative (small-vehicle response to 911 non-emergency calls)

Senior Resource Services

- Support 60+ Ride program

United Way

- Support Cold Weather Shelter

North Colorado Veterans Resource Center

- Support Peer Navigation Program

City of Greeley Colorado

Determining Application Eligibility

1. National Objectives
2. Priorities
3. Other Considerations

City of Greeley Colorado

Does Application Meet a National Objective?

Assistance to low - moderate -income residents

- 70% of grant, minimum

Elimination of slum -blight conditions

- Cannot exceed 30% of grant, minimum

Assistance during an emergency

- CDBG-CV – City eligible for $1,020,067 to prepare for, prevent, and respond to the COVID-19 pandemic

City of Greeley Colorado

Does Application Meet a 2020-2024 Consolidated Plan Priority?

HIGH PRIORITIES

- Preserve, maintain, and provide access to affordable housing for homeless, low- moderate-income, underserved, and/or special needs residents (includes services specifically related to housing needs)
- Revitalize neighborhoods of the Redevelopment District

LOW PRIORITIES

- Support public facilities that serve the homeless, low- moderate-income, underserved, and/or special needs residents OR low-moderate-income neighborhoods
- Support non-housing public services that assist homeless, low- moderate-income, underserved, and special needs residents

City of Greeley Colorado

Other Considerations Recommended by GURA Board

- Prioritize brick-and-mortar-type activities – affordable housing or capital in nature
- Reduce number of and/or amount of grant awarded to public services and prioritize those of a housing nature
- Require applicants to provide the majority of funding needed with other than CDBG
- Prioritize non-profit activities that will result in an increase in service if CDBG is awarded

City of Greeley Colorado

CDBG 2022

3rd Year of 2020-2024 Consolidated Plan

Applications

City of Greeley Colorado

Affordable Housing

GURA Application-Placeholder for future applications or RFP process

- Multi-family housing rehab loans/grants
- Acquisition or infrastructure support for new developments (single- or multi-family)
- CDBG cannot be used for construction costs
- Possible three projects identified
- Supports City's Strategic Housing Plan
- Prior years' funding available, as well

Request - $235,000

City of Greeley Colorado

Affordable Housing Cont.

Single-Family Housing Rehab Program

- Loans provided to qualified LMI households
  - Energy efficiency improvements, to address code compliancy issues, etc.
  - No 2022 funding; there are funds available to continue activity
    - Recommend discontinuing at end of 2022
- Grants provided to qualified LMI households unable to support a loan payment
  - Ramps, water heaters, furnace repair, etc.
    - No 2022 funding; funds are available for 2022
    - Consider discontinuing at end of 2022

City of Greeley Colorado

Affordable Housing Cont.

Housing -specific Public Services

- Catholic Charities -Guadalupe Community Center – Housing Navigator
  - Shelter and services for households experiencing homelessness; guests can stay up to 120 days
  - Serves individuals and families
  - Housing Navigator's sole focus is housing location and relationship development with landlords and other housing-related support services for shelter guests
  - Approximate per person cost $139.26 (if 300 served)
  - Public service funding since 2017

Request $15,000 (36% of estimated cost)

CATHOLIC CHARITIES
ARCHDIOCESE OF DENVER

City of Greeley Colorado

Affordable Housing Cont.

Housing -specific Public Services

- Greeley Transitional House (Greeley Family House) – Landlord Support Program
  - Only shelter in Greeley specifically for homeless families
  - Coordinates the Landlord Support Program that encourages landlords to work with LMI families exiting shelter housing and provides tenant education
  - Cost - $30/night/family for shelter and services; Landlord Support Program in 2020 - $47,997 to administer; 35 families ($1,371.35 if cost split evenly among families); 245 case management sessions ($195.91, if cost split evenly among sessions)
  - 2020 CDBG funding $10,000
  - Public service funding since 2016

Request - $10,000 (23% of cost)

Affordable Housing Cont.

Housing -specific Public Services

- A Woman's Place – Housing Advocate
  - Greeley's safehouse for persons experiencing domestic violence
  - Funding requested to support the Advocate position, purchase of two laptops and laptop accessories
  - Advocate provides helps shelter guests secure and maintain housing, connect to appropriate community resources, and provides "strengths'-based advocacy support"
  - Approximate per person cost $129.00 (if 160 are served)
  - Has not received public service funding

A WOMAN'S PLACE

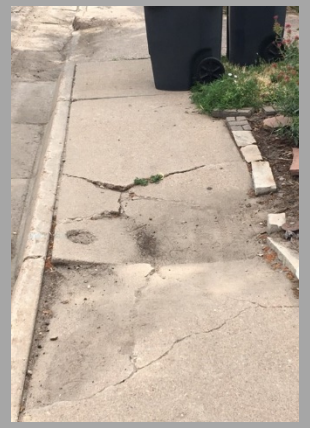
Request $10,134 (49% of estimated cost)

City of Greeley Colorado

Neighborhood Revitalization

Redevelopment District Infrastructure

- Phase I -5th Street; 21st Avenue – 15th Avenue
  - South side of 5th Street-sidewalks, ramps; move utility poles; other as noted in application
  - Location may return to Maplewood neighborhood



Request $400,000 (100% of estimated cost; project delivery costs for GURA in addition to request)

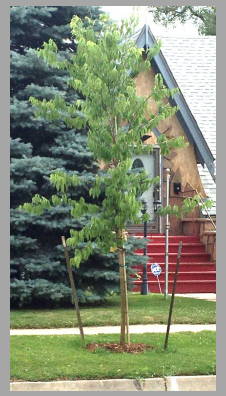
- Phase IV Alley Reconstruction
  - Recycled asphalt millings; $12,000-$15,000 per alley; 10-12 year life

Request $125,000 (71% of estimated cost; project delivery costs for GURA in addition to request)

City of Greeley Colorado

Neighborhood Revitalization Cont.

Redevelopment District Infrastructure Cont.



➢ Parkway Trees

- Offered to property owners who commit to providing appropriate tree care
- Funded since 2013; funding has ranged $15,000-$20,000 per year; 28 trees planted at 25 properties in 2021

Request $15,000 (83% of estimated cost; project delivery costs for GURA in addition to request)

➢ Clean-up Weekend (Non-housing Public Service)

- Annual clean-up weekend; 2022 would be 47th annual
- Available to all city residents, with special efforts to reach residents of low-moderate-income neighborhoods; must meet 51% low-income benefit to be funded

Request $15,000 (17% of estimated cost)

City of Greeley Colorado

Public Facility Support

➢ Connections for Independent Living

- Facility for persons with disabilities which promotes full inclusion and integration of people who live with all types of disabilities into all levels of society
- Request is for assistance with ADA improvements, including front entrance and door and handrails from parking lot
- Annually serves an estimated 1,400 people
- Has not received CDBG funding since 2012

CONNECTIONS

Request $10,000 (approximately 45% of total cost)

City of Greeley Colorado

Non-Housing Public Services

➢ United Way – Cold Weather Shelter

- Shelter moving from Evans to new location, will stay within the Housing Navigation Center
- Also available at Housing Navigation Center, assessment for housing, mail delivery, hygiene resources, connections to jobs, housing health services, other livelihood services
- Shelter management by Catholic Charities
- Open November – March (application is for winter 2021-2022)
- Provided 7,352 nights of shelter in 2020-2021 cold weather season
- Funding request is for staffing of the shelter for staff with direct client contact
- Cost per night of stay estimated at $46 (9000 nights of stay)
- Funded annually since 2016 with exception of 2018

Request $25,000 (6% of estimated cost)

Non-Housing Public Services Cont.

➢ Senior Resource Services dba 60+ Ride

- Free transportation for seniors to critical services, such as appointments for medical, personal care, mainstream benefits, nutrition and food resources, and for socialization
- Predominantly volunteer drivers, supplemented with agency-owned vehicles and part-time drivers
- Targeted population is individuals with very low-income, but for CDBG purposes, it is a presumed benefit (seniors)
- Primary goal is to help seniors maintain at-home living and independence
- Estimated cost per ride - $7.53
- Funded since 2020

Request $10,000 (32% of estimated cost)

Non-Housing Public Services Cont.

➢ Northern Colorado Veterans Resource Center

- Support a staff Peer Navigation Support Program; direct client service
- Increase in numbers since 2018's start has warranted additional navigator who helps veterans or families of veterans address issues of employment, mental health, enrollment in Veterans services, education, substance abuse, etc.
- Approximately 500 Veterans per year
- The position will provide the service to Greeley residents
- Approximate per Veteran cost - $300
- Received $10,000 in CDBG funding in 2021

Request $25,000 (45% of estimated cost)

City of Greeley Colorado

Non-Housing Public Services Cont.

➢ Boys and Girls Club of Weld County

- Support the licensed therapist who provides clinical services, group therapies, case consultations, and assessments of youth and family needs
- Monfort Clubhouse only
- Provides services to 337 Monfort Clubhouse members and their families
- Approximate per member cost - $135.00
- First time applicant to CDBG

BOYS & GIRLS CLUBS OF WELD COUNTY

City of Greeley Colorado

Request $10,000 (16% of estimated cost)

Notes – Approval Includes

1. *GURA's project management noted with activities will float where most needed; unused becomes available next grant year
2. Administration will be 20% of the grant award; cannot exceed 20% by regulation
3. **Public Service percentage, if funded as shown and grant is $840,000, 8.9% (maximum allowed under grant = 15%); awards will reduce if percentage exceeds 15% of the actual grant
4. If grant, program income, prior year grant funds, or changes to applications requests are greater/lesser than projected, adjustment to occur within infrastructure (sidewalks) activity
5. Pre-award expenditures up to $300,000 may be incurred for activities that need start dates before HUD grants are received
6. GURA staff can make changes to the activities shown by up to 10% of the grant without initiating a new citizen participation process, which includes Board recommendation and Council approval

City of Greeley Colorado

Item No. 9.

2022 Proposed CDBG Budget

Applicant/Request	Request	Recommend	Project Mgt. *	Total Funding
City-GURA-Grant Administration	$ 168,000	$ 168,000		$ 168,000
PRIORITY – AFFORDABLE HOUSING				
City-GURA-TBD Affordable Housing Activity(ies)	235,000	235,000		235,000
Agency-Public Service-Catholic Charities-Guadalupe Housing Navigator **	15,000	10,000		10,000
Agency-Public Service-Greeley Transitional Landlord Support Program **	10,000	10,000		10,000
Agency-Public Service-A Woman's Place-Housing Advocate **	10,134	0		0
PRIORITY – NEIGHBORHOOD REVITILIZATION				
City-Public Works-Public Improvements	400,000	460,000	8,500	468,500
City-Public Works-Alley Reconstruction	125,000	125,000	1,500	126,500
City-CPR/Forestry-Parkway Tree Planting	15,000	15,000	800	15,800
City-Public Works-Clean-up Weekend **	15,000	15,000		15,000
PRIORITY – PUBLIC FACILITIES ACTIVITIES				
Agency -Connections for Independent Living	10,000	10,000	1,200	11,200
PRIORITY – PUBLIC SERVICE ACTIVITES				
Agency-United Way-Cold Weather Shelter **	25,000	20,000		20,000
Agency-Senior Resource Services (60+ Ride) **	10,000	10,000		10,000
Agency-Northern Colorado Veterans Service Center	25,000	10,000		10,000
Agency-Boys and Girls Club	10,000	0		0
TOTAL REQUESTS, RECOMMENDED,	1,073,134	1,088,000	12,000	1,100,000
ANTICIPATED GRANT				$840,000
PROGRAM INCOME and REVOLVING LOAN FUNDS				$260,000

City of Greeley Colorado

Next Steps

1. Action Plan is ready for submittal to HUD by November 15, 2021, but generally cannot be submitted until actual grant amounts are released (spring 2022)
2. When grant amounts are available and City has final fund balances, the Action Plan will be updated, with budget over/under occurring within the infrastructure activity
3. Grant award from HUD – recently has been July/August before City actually receives the grants

City of Greeley Colorado

Attachment A

2020-2024 PRIORITIES and OTHER CONSIDERATIONS

HIGH PRIORITY

Support efforts to preserve, maintain, and provide access to affordable housing for homeless, low- moderate-income, underserved, and/or special needs residents. For example:

- Extend the useful life of existing affordable housing through rehabilitation loans, emergency repair grants, and weatherization programs (single-family, multi-family owned by non-profit agencies or the Greeley Housing Authority)
- Acquisition of property for new multi- or single-family development or for rehabilitation of existing structure to housing
- Infrastructure support of new multi- or single-family development
- Support for Habitat for Humanity
- Support organizations providing a public service that is directly related to housing (new or substantial increase to the number of persons benefiting from the service; service provides a collective impact)
- Support efforts to Affirmatively Further Fair Housing

Support efforts to revitalize neighborhoods of the Redevelopment District. For example:

- Install new or replace unsafe infrastructure, including curb and gutter, ramps, sidewalks, and street lights
- Reconstruct gravel alleys
- Plant trees in parkways
- Support the annual clean-up weekend and/or other activities that promote good property conditions

LOW PRIORITY

Support public facilities that serve the homeless, low- moderate-income, underserved, and/or special needs residents OR low- moderate-income neighborhoods.

Other Considerations

- No funding for maintenance/cosmetic improvements; facility improvements **will increase the number of LMI persons served**; **CDBG provides no more than 25% of project cost**; or the facility is located in LMI neighborhood and utilized by the residents of the neighborhood (generally City facilities)

Support public services that assist homeless, low- moderate-income, underserved, and special needs residents.

Other Considerations

- The service is new and addresses a clearly demonstrated need or gap in available service; **has 75% financial support other than CDBG**; **needs funding for a maximum of three years of CDBG support**; is not substantially similar to another service in the community or is provided by a collaborative effort
- Reduced amount available to public services; HUD allows 15% of grant annually, target a lesser percentage

Attachment B

2020-2024 Annual Projections

Improvements to neighborhoods in Redevelopment District		
Installation of curb, gutter, sidewalks, drainage, etc.	164,000	
Alley reconstruction ($100,000/year)	100,000	
Street lights ($75,000 per year)	75,000	
Parkway trees ($15,000/year)	15,000	
Clean-up events (public service-$15,000/year)	15,000	
Assist public facilities		
Public facilities ($30,000/year)	30,000	
Assist public service activities		
Public service other than housing ($20,000/year)	20,000	
(Example-CAC, cold weather shelter, Guadalupe)		
Administration		
20% annually	168,000	
Housing		
Housing rehab admin	20,000	
Rehab loans - SF ($23,000 per rehab) 3/year	69,000	
Rehab grants ($3,000 per grant - 3 per year)	9,000	
Property acquired for housing-single family Infrastructure support for single-family	40,000	235,000
Property acquired for housing-multi-family Infrastructure support for multi-family	145,000	
Rehab loans - multi-family	50,000	
Support public services related to housing	25,000	
(Example-GTH, Navigation Center, Continuum)		
Estimated expenditures	**945,000**	

Attachment C

2022 CDBG Application Overview

Applicant/Request	$ Request	Activity Cost	Request %	$ Recommend
AFFORDABLE HOUSING				
CDBG activity: Support for affordable housing **City of Greeley-Greeley Urban Renewal Authority** **Funding request:** Provide funds that will serve as a placeholder for future housing activities. Developers/owners of affordable housing are then eligible to access these funds through GURA. **Prior CDBG support:** CDBG has set aside housing funds since 2020.	$235,000	TBD	TBD	$235,000
PUBLIC IMPROVEMENTS				
CDBG activity: Public facilities & infrastructure **City of Greeley Public Works** **Funding Request:** 5th Street between 21st and 15th Avenue – new infrastructure; sidewalks, ramps; move utility poles; other as noted in application. **Prior CDBG support:** This activity will leave the Maplewood neighborhood (in which work has been done for the past five years) undone. The will be Phase I of the infrastructure project specific to 5th Street.	$400,000	$400,000	100%	$453,300 plus project $15,200 GURA project management; budget adjustments will be made in this activity
CDBG activity: Public facilities & infrastructure **City of Greeley Public Works** **Funding request:** Continue with the reconstruction of alleys in the Billie Martinez (5th to 10th Streets, 23rd Avenue to 11th Avenue) neighborhood. Cost is $12,000-$15,000 per alley. **Prior CDBG support:** CDBG has provided support to alley reconstruction since 2019.	$125,000	$175,000	71%	$125,000 plus $1,500 GURA project management
CDBG activity: Public facilities & infrastructure **City of Greeley CP&R-Forestry** **Funding request:** Plant trees in the parkways of the Redevelopment District. Forestry contracts with property owners to accept and care for the trees. Approximately 30 trees will be planted. **Prior CDBG support:** CDBG has provided supported the planting of parkway trees since 2013.	$15,000	$18,000	83%	$15,000 plus $800 GURA project management
PUBLIC FACILITY				
CDBG activity: Public facilities & Improvements **Connections for Independent Living** **Agency focus**: Persons with disabilities Funding request: Assist with ADA improvements, including front entrance and handrails from parking **Prior CDBG support:** This agency has not received CDBG since 2012	$10,000	$22,429	45%	$10,000 plus $1,200 GURA project management

Attachment C

Applicant/Request	$ Request	Activity Cost	Request %	$ Recommend
PUBLIC SERVICES-NEIGHBORHOOD IMPROVEMENT				
CDBG activity: Public Service **City of Greeley Public Works/Streets** **Funding request:** Support for the annual clean-up weekend landfill costs. This activity can only move forward annually if the percentage of area benefit stays above 51% LMI. It has been close to not meeting that threshold the past couple of years. 2022 will be the 47th clean-up. **Prior CDBG support:** CDBG has supported this weekend event for at least 25 years.	$15,000	$90,096	17%	$15,000
PUBLIC SERVICES-NON-PROFIT ASSISTANCE				
CDBG activity: Public Service **A Woman's Place** **Agency focus:** Shelter and support for persons experiencing domestic violence **Funding request**: Support salary costs for a housing advocate; assist with cost of printer/scanner. This is a new position A Woman's Place is trying to fund. **Prior CDBG support:** CDBG has not supported this service in the past.	$10,134	$20,680	49%	$0.00
CDBG activity: Public Service **Boys & Girls Club** **Agency focus**: Children and youth **Funding request**: Support the licensed therapist position who is providing youth services in the form of group therapy, clinical services, case consultation, youth and family needs assessment, parental skill-building, and staff training. This is a position funded by "restricted funds" now (i.e. there is a donation that is only to be used for this use). They are trying to extend the life of the restricted funds through CDBG support. **Prior CDBG support:** CDBG has not supported this service in the past.	$10,000	$60,000	16%	$0.00
CDBG activity: Public Service **United Way** **Agency focus:** Improve the lives of Weld County residents by tackling residents' most pressing concerns **Funding request**: Support salary(ies) of Cold Weather Shelter staff with direct contact to shelter guests. **Prior CDBG support:** CDBG supported United Way and the shelter in 2016, 2017, 2019, 2020, 2021.	$25,000	$413,362	6%	$20,000
CDBG activity: Public Service **Catholic Charities/Guadalupe Community Center** **Agency focus:** Shelter and case management for homeless persons **Funding request:** Support for salary costs of a housing navigator, who sole focus is on housing (locating housing and other housing-related issues) for homeless shelter guests. **Prior CDBG support:** CDBG has provided support to case management at Guadalupe since 2017.	$15,000	$41,778	36%	$10,000

Attachment C

Applicant/Request	$ Request	Activity Cost	Request %	$ Recommend
PUBLIC SERVICES-NON-PROFIT ASSISTANCE CONTINUED				
CDBG activity: Public Service **Senior Resource Services dba 60+ Ride** **Agency focus:** Persons age 60+ **Funding request:** Support for staff (1-3 part time drivers) dedicated exclusively to the transportation program which provides transportation for persons 60 and older and, during COVID, pick-up and delivery of groceries and medical-related items. **Prior CDBG support:** CDBG has provided support to the 60+ Ride program since 2019.	$10,000	$31,400	32%	$10,000
CDBG activity: Public Service **Greeley Transitional House** **Agency focus:** Shelter and case management for families experiencing homelessness **Funding request:** Support salary costs for staff providing housing case management. **Prior CDBG support:** CDBG has provided support to the housing case management program at the Transitional House since 2016.	$10,000	$47,997	23%	$10,000
CDBG activity: Public Service **Northern Colorado Veterans Services** **Agency focus:** Support/case management for Veterans **Funding request:** Support for Peer Navigation Support staff who work directly with low-moderate-income veterans to help them with housing, employment, physical and mental health, systems navigation, etc. **Prior CDBG support:** CDBG will provide support to the Peer Navigator Program with 2021 funds.	$25,000	$55,000	45%	$10,000 (See Staff Note)
Totals	**$1,075,634**			**$1,100,000**

Potential Revenue				
2022 CDBG Grant				**$840,000**
Available program income				**109,033**
Rehab program income (discontinue rehab after 2022)				**136,765**
Program income not yet received				**14,202**
Total				**$1,100,000**

Public service total/% of anticipated grant: $75,000/$840,000 = 8.9%. HUD maximum is 15%. Board's earlier suggestion was 6%.

Attachment D

GREELEY URBAN RENEWAL AUTHORITY

RESOLUTION No. 1
SERIES 2021

RESOLUTION RECOMMENDING APPROVAL OF PROPOSED COMMUNITY DEVELOPMENT BLOCK GRANT and HOME INVESTMENT PARTNERSHIP PROGRAM BUDGETS FOR 2022, AS AN ANNUAL COMPONENT OF THE CONSOLIDATED PLAN

WHEREAS, the City of Greeley is eligible to participate in the Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) programs, initiatives of the Federal Department of Housing and Urban Development; and

WHEREAS, an application for assistance from the program requires the preparation and adoption of a 5-year Consolidated Plan for the use of funds and then annual "Action Plans" that identify the needs of low- and moderate-income families and the funds needed to address them; and

WHEREAS, the City of Greeley is entitled to apply for approximately $840,000 in CDBG and $300,000 in HOME for the 2022 Annual Year; and

WHEREAS, after receiving appropriate citizen input and public participation for the CDBG program and review of the HOME budget within the 2022 Action Plan, budgets have been devised that identifies specific activities to be undertaken in 2022, and the funds recommended for each;

NOW, THEREFORE, BE IT RESOLVED by the Greeley Urban Renewal Authority that the attached CDBG and HOME 2022 program budgets are recommended for adoption in order to address the community development needs identified in the City's Consolidated Plan.

Signed and approved this 11th day of August ~~2022~~. 2021

GREELEY URBAN RENEWAL AUTHORITY

DocuSigned by:

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Jediah Cummins – Board Chair

ATTEST:

DocuSigned by:

Benjamin Snow

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Benjamin L. Snow – Secretary

Attachment E

2022

ANNUAL ACTION PLAN

Community Development Block Grant
HOME Investment Partnership Grant

Third Year of the 2020-2024 Consolidated Plan

City of Greeley

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

Table of Contents

Executive Summary

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

1. Introduction

The City of Greeley (the City) is an annual recipient of the Community Development Block Grant (CDBG) and HOME Partnership Investment Program (HOME) grant from the U. S. Department of Housing and Urban Development (HUD). These grants assist the City in matters of community development and affordable housing, primarily to the benefit of low- moderate-income (LMI) residents and neighborhoods of the City.

The Annual Action Plan is the City's application to HUD for those grants, with the 2022 Action Plan representing the third year's work program under the 2020-2024 Consolidated Plan. It reemphasizes the goals established in the Consolidated Plan and states how the City will progress in those goals in 2022. The Consolidated Plan estimated annual awards of $840,000 (CDBG) and $300,000 (HOME), which will be utilized in budget planning until notification of actual grant awards, probably spring 2022.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The highest priorities identified in the 2020-2024 Consolidated Plan were support for affordable housing and neighborhood revitalization. The majority of the 2022 CDBG grant will support those two priorities. Objectives are briefly described below; more detail on outcomes is available in Section AP20.

Affordable housing support will include continuation of two housing rehab programs – the loan program and grant program; however, the programs will be funded through existing open activities only. The housing rehab loan program will most likely be discontinued at the end of 2022 (or when allocated funds are gone) due to inactivity within the program and issues with finding contractors willing to do work with federal funds. If the loan program closes as expected, revolving loan funds generated through the program will be a part of the 2022 budget (program income).

Staff is also working with several developers of affordable housing and expects to see funds allocated to either new affordable housing (infrastructure, acquisition) and/or multi-family rehab of existing units. Additionally, it is expected that Greeley-Weld Habitat for Humanity will continue to receive assistance for their ownership opportunities for low-moderate-income households wanting to own their own home.

Continuing to support low-moderate-income areas through improvements to infrastructure is the second high priority objective. Outcomes will include the addition of infrastructure where there is none and removal and replacement of substandard infrastructure.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City's second year Action Plan (2021) was reviewed and accepted by HUD-Denver in July 2021; the 2020 Consolidated Annual Performance and Evaluation Review was also reviewed and accepted in 2021. It was determined by HUD reviewers, based solely on information contained in the CAPER, that the City was administering its programs in a manner consistent with the applicable regulatory requirements. Additionally, in the most recent review from HUD's Region VIII Fair Housing and Equal Opportunity Division, the City received a Low Risk rating with regard to issues of fair housing.

The City continued to work through findings and concerns identified during a monitoring of a number of CDBG and HOME activities in February 2020 by the City's Community Planning and Development Representative from HUD-Denver. The City's second responses to the findings and concerns were submitted to HUD in April 2021 and included ways to avoid issues identified in the monitoring so that its programs, projects, and overall administration would better meet the requirements of the CDBG and HOME grant programs. HUD-Denver accepted the second responses and closed all findings by letter in July 2021.

The City met is timeliness requirement (no more than 1.5x the annual grant at October 31st) in 2018, 2019, and 2020.

Input from City staff, local non-profit agencies serving the City's low- moderate-income residents and neighborhoods, and citizens on a standing committee have driven goals and priorities more so than past performance. However, the GURA Board and members of the Committee for Community Development have recommended a reduction in the number of public services supported and a move back to a CDBG program that is more oriented to affordable housing and construction and activities of a capital nature. Additionally, when considering public facility activities, applicants proposing that a majority of funding come from other than CDBG sources will be given priority.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

With continued concerns for the spread of COVID-19, there again were no in-person neighborhood meetings held during the CDBG process. The City provided information on its website, through emails, and through articles in newsletters. Information was provided to entities in the City's institutional structure, including GURA Board and Citizen Committee members, as well, with encouragement to share at will. Ads in the Greeley Tribune (English and Spanish) invited the public to call or email GURA staff with questions, more detailed information, or comments.

Two required public hearings were held: During the planning process, the GURA Board met August 11, 2021 to hear applications, discuss budget, and make a recommendation to City Council. City Council held the second public hearing on October 19, 2021 to approve the 2022 CDBG and HOME budgets. A public comment period was held between August 12, 2021 and October 8, 2021. The public comment period was extended past 30 days due to a change in the public hearing date for City Council.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Two members of a standing committee, the Citizens Committee for Community Development, met to discuss applications as interested Redevelopment District neighborhoods residents. In general, the staff-proposed budget was supported. Discussion and other notes follow.

- The number of applications that either directly or indirectly involved services to homeless persons was noted. Discussion centered on the number of homeless there seem to be and the continued need for housing.
- The recent downtown flooding due to hard rain in a short amount of time was discussed while talking about infrastructure projects. One Committee member plans to attend a City-sponsored open house where public input on a first phase of a large project to create an underground storm drain outfall system is requested.
- The Committee members present particularly support the Parkway Tree Planting program and the support to Senior Resource Services (60+ Ride). The 60+ Ride program is viewed as a means to address affordable housing issues by helping seniors maintain the at-home living status. The members were also very supportive of the alley reconstruction project.
- Staff noted (with regard to Public Services recommendations) that it was following Board's direction to reduce the number/amount of public services and return to "bricks-and-mortar"-type activities. The best way to do that for the 2022 program year, staff felt, was to not fund new public service activities. Discussion on how to move forward with future reductions ensued, with the possibility of discontinuing funding to those agencies which have received CDBG funds the longest. This would possibly open doors for new agencies to be funded. Limiting funding of an agency to three years was also discussed.
- The Committee members were supportive of infrastructure activities. The number of similar activities among applicants (specifically for housing case management/navigation) was noted. The Committee would prefer better collaboration among agencies, thus better collective impact.

Three applicants (A Woman's Place, Senior Resource Services, and Boys and Girls Club of Weld County) spoke during the GURA Board public hearing, noting the need for CDBG funding to support their proposed activities. There were no other comments received at the public hearings or during the public comment period.

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

While the need for non-recommended application activities during 2022 (A Woman's Place and Boys and Girls Club of Weld County) was recognized by the GURA Board, the move away from public services and back to affordable housing and capital project priorities was reiterated.

7. Summary

The City's competitive application process for CDBG funds started June 1, 2021. Departments and Divisions of the City and non-profit agencies serving the low- moderate-income population were encouraged to apply. Each activity chosen for 2022 implementation met a priority of the Consolidated Plan and will help meet the goals identified in the Consolidated Plan. The Action Plan will be ready to submit to HUD by the regulatory deadline of November 15, 2021; however, it expected that HUD will require it to be held for submittal until grant awards are posted in (generally) spring 2022.

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
Lead Agency, CDBG and HOME Administrator	GREELEY	Greeley Urban Renewal Authority

Table 1 – Responsible Agencies

Narrative (optional)

The Greeley Urban Renewal Authority (GURA), a division of the Economic Health and Housing Department, administers both the CDBG and HOME programs for the City under an intergovernmental agreement. During the Coronavirus pandemic, it also administered the Community Development Block Grant-Coronavirus (CDBG-CV) 1 and 3 grants for the City. In addition to general administrative oversight of the grants, responsibilities include project and activity implementation and compliance with crosscutting requirements. The City's Finance Department works with GURA to ensure proper expenditure of and draws on the CDBG and HOME funds, and the Purchasing Division provides assistance with bidding, contracts, and procurement.

GURA consists of a seven-member Board of Commissioners appointed by the City Council. The Board sets policy, makes budget recommendations to the Council through the annual competitive process (CDBG), and reviews and approves applications for HOME funds. GURA staff leadership is provided by the Economic Health and Housing Director and GURA Manager, with support staff including a Grant Specialist and Senior Administrative Specialist.

Consolidated Plan Public Contact Information

- Benjamin L. Snow, Economic Health and Housing Director
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AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

Greeley is a city with a population estimated at 108,795 residents (April 1, 2020 U. S. Census). City staff working with the HUD grants are frequently in contact with its community partners working with low-moderate-income residents. An open, competitive process is held annually to identify CDBG applicants. The City consults with the applicants and others on its "partner list" during the annual process, as well as at other times throughout the year.

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(l))

The Economic Health and Housing Department is one of the implementing City departments with regard to its Strategic Housing Plan. The Plan looks at housing from low-income and assisted housing to luxury homes. Action items are provided in the Plan to provide a framework to meet the need for housing at all income levels. The public was invited to participate in meetings to formulate the plan. The Economic Health and Housing Department advises Greeley City Council on matters related to housing.

The Greeley/Weld Housing Authority is the Public Housing Agency in Greeley and manages the Housing Choice Vouchers, in addition to owning and managing a number of public housing units. The Greeley Housing Authority is operated separate from the City; four of its nine members are recommended for appointment by the Greeley mayor.

City staff coordinate with housing providers, health and mental health providers, and other service agencies when formulating its Consolidated and Annual Action Plans to identify needs within the low-moderate-income residents of the City and potentially provide a source of funding (CDBG and/or HOME).

The City is represented at meetings and in groups involving housing and services, including the Emergency Food and Shelter Program committee, Northern Colorado Continuum of Care (which serves Weld and Larimer Counties), and Connections (a local group of service providers that meets regularly to share resources and information). The City was also active in implementing Weld's Way Home, the County's strategic plan to address homelessness.

City Boards include the Housing Authority, the Commission on Disabilities, and the Youth Commission, which convene to discuss the areas of focus for each Commission.

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.

Weld and Larimer Counties separated from the Balance of State Continuum of Care in early 2020, forming a new Colorado Continuum of Care that serves those two counties only. This area of Northern Colorado has

seen significant growth since the formation of the original Continuums, and it was felt that the homelessness in the two counties could best be addressed by a Continuum representative of only this region.

Greeley, Loveland, and Fort Collins have worked regionally on homelessness for a number of years, including collaboration on the annual Point-in-Time Count and the Coordinated Assessment and Housing Placement System (CAHPS) program. The CAHPS system includes a "by name list" for housing, which then gives priority to those most vulnerable. The Northern Colorado Continuum of care has members from non-profit agencies, housing providers, citizens, the school districts, and government.

A City staff representative is on the governing board of the Continuum of Care and attends general membership meetings, as well.

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

Performance standards, standards for the evaluation of projects, funding policies, and procedures for the operation and administration of HMIS were all part of the documents needed to become and operate as a new continuum of care. The Northern Colorado Continuum of Care Governing Board will sub-grant ESG Homeless Prevention and Rapid Rehousing dollars, on behalf of the Colorado Department of Local Affairs, Division of Housing. The City of Greeley itself does not receive an allocation of ESG funds.

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

Agency/Group/ Organization	Type	Funded 2020-2024
A Woman's Place	Domestic violence shelter	
Boys & Girls Club	Services for children and youth	
City of Greeley – Forestry Program	Self-explanatory	Yes
City of Greeley – Streets	Self-explanatory	Yes
City of Greeley – Public Works	Self-explanatory	Yes
Connections for Independent Living	Services and advocacy – disabilities	Yes
Greeley Center for Independence (Adeo)	Housing and services - disabilities	
Greeley Housing Authority	Housing Authority	
Greeley Transitional House (dba Greeley Family House)	Shelter, transitional housing, services-families	Yes
Guadalupe Community Center (Catholic Charities)	Shelter and services-homeless	Yes
Habitat for Humanity	Affordable for-sale housing developer	Yes
Life Stories	Services-children; Child Welfare Agency	
North Colorado Health Alliance – Community Action Collaborative	Services-health; Health Agency	Yes
Northern CO Veterans Resource Center	Veterans services	Yes
North Range Behavioral Health	Housing and services - mental disabilities	
Senior Resource Services dba 60+ Ride	Services-elderly	Yes
The Salvation Army	Services for homeless and other in need	
United Way – Cold Weather Shelter, Welds Way Home, & Northern Colorado Continuum of Care	Shelter & services for homeless	Yes
Weld County Department of Health & Environment	County-wide health/ environment	

Table 2a – Agencies, groups, organizations who participated

Identify any Agency Types not consulted and provide rationale for not consulting

The agencies in the table below were provided with an opportunity for one-on-one consultation during the formation of the 2020-2024 Consolidated Plan and did not respond to meeting requests. The agencies are considered good community partners and resources for the City and, if/when needed, will be consulted.

Agency	Focus
Catholic Charities	Farm labor and migrant housing
Sunrise Health	Low-income health care
Weld County Human Services	Social services
Weld County School District Six	Education

Table 2b – Agencies, groups, organizations who did not participate

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	Northern Colorado Continuum of Care	The goal for the housing of all people is the overlapping goal of the Continuum and is a goal of the City's Strategic Plan.
Strategic Housing Plan	City of Greeley-Community Development Department; Economic Health and Housing Department	The Strategic Housing Plan was adopted to address housing concerns for all people in Greeley. Council also adopted the need to expand the number of affordable units and maintain those units already affordable in the City.
Analysis of Impediments to Fair Housing	City of Greeley-GURA	The impediments identified in the Analysis were reviewed to see if any application(s) would help meet the work program of the Analysis.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

City staff has long-standing relationships with most of the City's non-profit agencies serving its low-moderate-income population and is continually available for consultation and recommendations surrounding the City's federal fund allocations. The above agencies were consulted in detail during the formation of the 2020-2024 Consolidated Plan. In years following that, consultation is by outreach during the Action Plan planning process to determine interest in applying for the Plan's funding and for information, as applicable, to assist with the completion of the Action Plan.

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

The City used both in-person and an electronic platform during the formation of the 2022 Action Plan, due to ongoing COVID-19 concerns. GURA's website included information on the CDBG grant and the annual process. The City used its CDBG Partners group (agencies that have received CDBG or work with a low-moderate-income population) to distribute information and to encourage the clientele worked with to participate in hearings or comment periods. Word was also spread through City and Economic Health and Housing newsletters. The GURA Board public hearing was via Zoom; the City Council meeting could be attended either via Zoom or in person.

Citizen Participation Outreach

Mode of Outreach	Outreach Target	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons
Internet outreach/ website availability	Non-targeted/ broad community	None	No comments received.	Not applicable.
Outreach through institutional structure, including partner agencies and Board and Committee members	Particularly residents of Redevelopment District neighborhoods and underserved populations	No response received.	No comments.	Not applicable.
Meeting of Citizens Committee for Community Development	Residents of Redevelopment District neighborhoods	Two members in attendance	See Executive Summary for citizen comments.	See Executive Summary.
1st public hearing	Non-targeted/ broad community	here were seven members of the GURA Board and non-profit agency applicants in attendance. There were no other members of the public.	See Executive Summary for citizen comments.	See Executive Summary.
30-day comment period	Non-targeted/ broad community	Add, as applicable.	Add any comments received.	Add, as applicable.
2nd public hearing	Non-targeted/ broad community	Add, as applicable.	Add any comments received.	Add, as applicable.

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

In its 2020-2024 Strategic Plan, the City of Greeley projected receiving approximately $4.2 million in CDBG funds ($840,000 annually) and $1.2 million in HOME funds ($300,000 annually). The table below is the initial, estimated budget for 2022. Prior to submittal to HUD in spring 2022 and after the City finalizes 2021 receipts, the program and grant figures will be updated with the correct figures. The budget includes the grants, program income, and revolving loan funds from the repayment of loans; a modest amount of program income attributed to the HOME program will also be available.

The City leverages its CDBG and HOME funds with outside (non-federal) funding to the extent possible. Outside funding sources may include the City's general fund, Low-Income Housing Tax Credits, non-profits' funding sources, etc.

Anticipated Resources

Program Source of Funds	Uses of Funds	Expected Amount Available Year 2				Expected Amount Available Remainder of ConPlan $	Narrative Description
		Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
CDBG - Federal	Administration Affordable housing Public improvements Public facilities Public services	$840,000	$260,000	$0.00	$1,100,000	$1,050,000	For the remainder of the ConPlan years includes: annual CDBG of $840,000 and program income of $105,000 per/yr.
HOME - Federal	Administration Affordable housing	$300,000	$5,000	$1,155,307	$1,460,307	$610,000	Expected amount for the remainder of the ConPlan years includes: annual HOME grant of $300,000 and program income of $5,000.

Table 5 – Expected Resources

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

CDBG non-profit applicants are expected to provide funding for the activities for which assistance is requested, and to the extent possible, provide the majority of funds for the proposed activities. City funds (non-federal) will support infrastructure activities if general/departmental funds are available. Affordable housing projects will be supported (it is anticipated) with funding from the Division of Housing and/or Low-Income Housing Tax Credits and Private Activity Bonds from the City (and in some cases, Weld County). HOME projects will provide match in the percentage required or utilize the City's accumulated match funds. Matching funds most often come from the Greeley-Weld Habitat for Humanity home-ownership program.

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

It is not expected at this time that any publicly owned land or property in Greeley will be used to address a 2022 Action Plan need.

Discussion

The City's 2022 Action Plan was initially developed in coordination with the City of Greeley's budget process, with the GURA Board's recommendation to Council defined at the Board's August 11, 2021 meeting and Council's approval of the budget occurring October 5, 2021. Because formation of the 2022 budget occurs prior to the end of fiscal year 2021 and thus utilizes estimates, the final budget will not be completed until spring 2022. The Board recommended and Council accepted that changes to the budget will occur within the proposed infrastructure activity (for sidewalks, curb/gutter, etc.).

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Goal Name	Funding	Goal Outcome Indicator	Goal Description
Priority (Category): Affordable housing			
Administration of Grants	CDBG: $168,000 HOME: $30,000	NA	Administration of the CDBG and HOME programs.
Property Acquisition or infrastructure support for new SF Housing	CDBG: $40,000 HOME: $264,000	8 units of Habitat for Humanity SF units	Provide funding to developers needing acquisition or infrastructure support for the development of affordable SF ownership units. Infrastructure support includes payment of fees and water/sewer tap fees, which will be a subsidy to the homeowner and require affordability periods.
Property Acquisition or infrastructure support for new MF Housing	CDBG: $145,000 HOME: $1,166,307	40 new units or acquisition of existing units of MF housing	Provide funding to developers needing acquisition or infrastructure support for developing new multi-family housing.
MF Housing Rehab Loans/Grants	CDBG: $50,000	5 units of multi-family housing rehabbed	Loans will be available to owners of affordable multi-family units in need of rehab; grants available to non-profit owners or on a case-by-case basis.
Housing related Public Services	CDBG: $20,000	150 people served	Provide funding to agencies who provide a housing-specific service to clients.

Priority (Category): Neighborhood improvements			
Public improvements-infrastructure (curb, gutter, sidewalks, drainage, etc.)	CDBG: $468,500	1 infrastructure activities; 2000 households	Support the City's continued efforts to install missing infrastructure or replace existing that is substandard or unsafe in Redevelopment District neighborhoods. This might include sidewalks, curbs and gutters, accessibility ramps, and drainage.
Public improvements-Alley reconstruction	CDBG: $126,500	1 infrastructure activities; 50 households	Support the City's continued efforts to improve neighborhoods by reconstructing of gravel alleys to asphalt in the Redevelopment District.
Public Improvements-Parkway Tree Planting	CDBG: $15,800	1 infrastructure activities; 300 households	Support the City's continued improvements in LMI neighborhoods by reforestation in the parkway areas of the Redevelopment District.
Property Conditions-Clean-up Weekend	CDBG: $15,000	1 public service activities; 1,250 households	Support the annual clean-up weekend to improve conditions in the City, predominantly in the LMI neighborhoods.
Priority (Category): Public Facilities Assistance			
Assistance to public facilities	CDBG: $11,200	1 facility; 100 people	Support ADA improvements, including new front entrance and handrails from parking lot for public facility that supports the needs of the community of people with disabilities.
Priority (Category): Public Services Assistance			
Assistance to agencies/ organizations providing a public service not related to housing	CDBG: $40,000	3 public services; 200 people	Provide assistance to agencies/organizations that provide a public service that is not specifically a housing service to clients, with at least 51% of those receiving the service qualifying as an LMI household.

Table 6 – Goals Summary

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 92.215(b)

Affordable housing goals are estimated at 62 households receiving assistance, with income distributions anticipated as follows:

- Extremely low-income total 35 – 5 (rehab grants); 20 new MF unit; 5 special needs provided a new MF unit; 5 homeless provided a new MF unit
- Low-income total 19 – 1 (rehab loans); 10 new multi-family units; 3 Habitat buyers; 5 MF rehabbed units
- Moderate-income total 8 – 3 (rehab loans); 5 Habitat buyers

Projects

AP-35 Projects – 91.220(d)

Introduction

There is a project associated with each of the goals identified in the previous section with the exception of the affordable housing goals. Housing projects will be identified by separate process in 2022. The GURA Board recommended the projects in Table 58 for approval along with the 2022 budget based on applications received, resources available, and how well they met a priority of the Consolidated Plan. City Council will formally set the budget on October 5, 2021.

#	Project Name
1	CDBG Administration-2022
2	Acquisition or infrastructure support for single-family housing
5	Acquisition or infrastructure support for multi-family housing
6	Multi-family rehab loans/grants
7	Non-profit housing public service-Greeley Transitional House-Housing Case Manager
8	Non-profit housing public service-Guadalupe Community Center-Case Manager
9	Public Improvements-Infrastructure Improvements-Redevelopment District-Phase I-5th Street
10	Public Improvements-Infrastructure Improvements-Alley reconstruction in RD-Phase IV
11	Public Improvements-Parkway Tree Planting
12	Public Service Property Conditions-Clean-up Weekend
13	Public Facility Rehab – Connections for Independent Living – ADA improvements
14	Non-profit Public Service-United Way of Weld County-Cold Weather Shelter
15	Non-profit Public Service-Northern Colorado Veterans Service Center-veteran's services
16	Non-profit Public Service-Senior Resource Services-Transportation Assistance
17	HOME Grant Administration-2022
18	HOME Program Homeownership-Habitat for Humanity
19	HOME Program Rental-TBD Project

Table 7 - Project Information

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

Budget allocations for 2022 were determined by the applications received, how well they met the priorities of the 2020-2024 Consolidated Plan, and current conditions within the community. The Board moved forward with its intent to move away from public service activities and chose not to recommend funding of new service applications. By doing so, it reduced its public service exposure from 11.9% to

8.9%. Highest priorities (affordable housing and neighborhood revitalization) received the majority of expected funding.

Funding availability is always an obstacle. Prioritizing brick-and-mortar-type projects during 2020-2024 to support affordable housing and neighborhood revitalization may result in less funding availability for non-profit agencies needing improvement to a public facility and for public services that provide services to underserved populations.

AP-38 Project Summary

Project Summary Information

The recommended CDBG and HOME budgets are below; a summary table follows.

CDBG Project	Expected Resources 2021
CDBG Administration-2022	$ 168,000
Acquisition or infrastructure-single-family housing	40,000*
Acquisition or infrastructure-multi-family housing	145,000*
Multi-family rehab loans/grants	50,000*
Housing public service-Greeley Transitional House	10,000
Housing public Service-Guadalupe Community Center	10,000
Redevelopment District infrastructure improvements	468,500
Infrastructure Improvements-Alley reconstruction in RD	126,500
Public Improvements-Parkway Tree Planting	15,800
Public service property conditions-Clean-up Weekend	15,000
Public Facilities-Connections For Independent Living	11,200
Public Service-United Way-Cold Weather Shelter	20,000
Public Service-Northern Colorado Veterans Resource Center	10,000
Public Service-Senior Resource Services	10,000
CDBG Total	**$1,100,000**
*Placeholder amounts are identified for each type of potential housing project; however, these amounts may change as actual projects and funding needs are identified. They will also be combined with prior years, as needed.	
HOME Project	**Expected Resources 2021**
Administration	$ 30,000
Habitat for Humanity Homeownership	264,000
TBD Rental project	1,166,307
HOME Total	**$1,460,307**

Table 8 – Project Summary

1.	**Project Name**	**CDBG Administration**
	Target Area	NA
	Goals Supported	All
	Needs Addressed	NA
	Funding	CDBG: $168,000
	Description	General administrative costs associated with CDBG program.
	Target Date	NA
	Number of Families to benefit from activity	NA
	Location Description	1100 10th Street, Suite 201, Greeley, CO
	Planned Activities	NA
2.	**Project Name**	**TBD Acquisition or Infrastructure for single-family housing project**
	Target Area	TBD
	Goals Supported	Acquisition or infrastructure support for new SF housing
	Needs Addressed	Affordable housing
	Funding	CDBG: $40,000
	Description	Funds will be made available to developers of single-family housing to support the construction of units, through either acquisition or infrastructure assistance.
	Target Date	12/31/22
	Number of families to benefit from activity	One low-income (Habitat for Humanity or other owner-occupied supported with CDBG)
	Location Description	TBD City of Greeley
	Planned Activities	Assist Habitat for Humanity or other developer of owner-occupied low-income housing with acquisition or infrastructure new development.
3.	**Project Name**	**Acquisition and/or Infrastructure for multi-family housing**
	Target Area	TBD
	Goals Supported	Affordable multi-family housing
	Needs Addressed	Affordable housing
	Funding	CDBG: $145,000
	Description	Funds will be made available to developers of multi-family housing to support the construction of affordable units, through either acquisition or infrastructure assistance.
	Target Date	12/31/22
	Number of families to benefit from activity	40 households, estimated at five homeless (extremely-low-income), five special needs (extremely-low-income) and 30 low-income
	Location Description	TBD City of Greeley
	Planned Activities	See description.

4.	**Project Name**	**Multi-family housing rehab loans/grants program**
	Target Area	TBD
	Goals Supported	Multi-family housing rehab loans/grants
	Needs Addressed	Affordable housing
	Funding	CDBG: $50,000
	Description	Loans will be available to owners of affordable multi-family units in need of rehab; grants available to non-profit owners or on a case-by-case basis.
	Target Date	12/31/22
	Number of families to benefit from activity	Five low-income households estimated
	Location Description	TBD City of Greeley
	Planned Activities	Rehab multi-family housing units to maintain the supply of decent, affordable units.
5.	**Project Name**	**Non-profit Public Service-Greeley Transitional House-Housing Case Manager**
	Target Area	Redevelopment District-Comprehensive, but available City-wide
	Goals Supported	Support public services that are specific to housing
	Needs Addressed	Affordable housing
	Funding	CDBG: $10,000
	Description	Funds will support the cost of a continuing a housing-related staff position.
	Target Date	8/1/2023
	Number of families to benefit from activity	50 homeless (extremely-low-income) families
	Location Description	1206 10th Street, Greeley
	Planned Activities	A housing caseworker that implements the Landlord Recruitment Program will continue to be supported with CDBG. The case manager works with families to help repair housing/credit histories and make them more marketable to landlords. The case manager also explores potential grant funding for landlord risk mitigation funding (second security deposit, clean-up fund, etc.).

6.	**Project Name**	**Non-profit Public Service-Guadalupe Community Center- Housing Navigator**
	Target Area	Redevelopment District-Comprehensive, but available City-wide
	Goals Supported	Assist agencies providing housing specific public service
	Needs Addressed	Assist homeless
	Funding	CDBG: $10,000
	Description	Funds will support the case management services (housing specific) provided at the homeless shelter.
	Target Date	8/1/2023
	Number of families to benefit from activity	100 homeless individuals
	Location Description	1442 N. 11th Avenue, Greeley
	Planned Activities	Provide shelter residents in extended-stay with housing navigation support. Focus is on shelter residents' barriers to housing, providing recommendations to overcoming barriers, conducting affordable housing search and support of the residents from the application process, apartment visitation and landlord appointments, to advocating for residents with past evictions, felony or other occurrences that complicate acquiring a lease. The Navigator's role includes developing relationships with individual property owners, as well as large property management companies.
7.	**Project Name**	**Public Improvements-Infrastructure Improvements-Redevelopment District (RD) Phase 1 (5th Street)**
	Target Area	Redevelopment District-Comprehensive
	Goals Supported	Public improvements-infrastructure
	Needs Addressed	Neighborhood revitalization
	Funding	CDBG: $468,500
	Description	Funding will help complete missing or replace deficient infrastructure in the Redevelopment District neighborhoods, particularly sidewalks ramps for accessibility, curbs, and gutters, for improved public safety, and other costs that may be incurred as part of this activity. This is the 1st Phase of a multi-year undertaking along 5th Street between 14th and 21st Avenues.
	Target Date	12/31/22
	Number of families to benefit from activity	LMA Benefit to 2,000 households estimated
	Location Description	5th Street between 14th and 21st Avenues in Redevelopment District
	Planned Activities	Install missing/replace deficient infrastructure per description above.

8.	**Project Name**	**Public Improvements-Infrastructure Improvements-Alley reconstruction in RD-Phase IV**
	Target Area	Redevelopment District-Comprehensive
	Goals Supported	Public improvements-infrastructure
	Needs Addressed	Neighborhood revitalization
	Funding	CDBG: $126,500
	Description	To help deal with dust and drainage issues, provide a smoother driving surface, and encourage residents to keep their property cleaner, alleys will be reconstructed. Due to limited funding from the general funds, the Street Division is only able to reconstruct 4-5 alleys annually; this funding will increase the number reconstructed by 10-12.
	Target Date	12/31/22
	Number of families to benefit from activity	LMA Benefit to 50 households estimated
	Location Description	TBD alleys in the Redevelopment District
	Planned Activities	Reconstruct 10-12 alleys.
9.	**Project Name**	**Public Improvements-Parkway Tree Planting**
	Target Area	Redevelopment District-Comprehensive
	Goals Supported	Public improvements-infrastructure
	Needs Addressed	Neighborhood revitalization
	Funding	CDBG: $15,800
	Description	Funds provided to this program will continue infrastructure improvements by planting trees in the parkway area of neighborhoods in the Redevelopment District. These neighborhoods are some of the oldest in the City and most also have a high minority population. All have more than 51% low-moderate-income residents. Homeowners contract with the City Forestry Program and care for the trees post-planting.
	Target Date	8/31/22
	Number of families to benefit from activity	This is an LMA benefit with an estimated 300 households benefiting. All addresses receiving a tree(s) are within the boundaries of the Redevelopment District (map attached) in a Census Tract with an LMI percentage of more than 51%. Actual Census Tracts to be included in the LMA calculations in IDIS will be determined once the homeowners are identified. [For informational purposes only, it is expected that approximately 15 households will receive a tree(s).]
	Location Description	TBD as households willing to work within the program parameters are identified; all will be within the boundaries of the Redevelopment District.
	Planned Activities	Identify parkway areas where trees are needed. Contact owner and contract with those who agree to commit to appropriate care of the tree(s) planted. Purchase and plant trees.

10.	**Project Name**	**Public Service Property Conditions-Clean-up Weekend**
	Target Area	Redevelopment District-Comprehensive
	Goals Supported	Property conditions
	Needs Addressed	Neighborhood revitalization
	Funding	CDBG: $15,000
	Description	This annual event provides residents of Greeley with a place to bring trash for a cost that is less than using the landfill. (This project is available to the entire community; the percentage of LMI residents compared to the percent of CDBG funds in the activity is calculated.)
	Target Date	5/31/22
	Number of families to benefit from activity	Area benefit-1,250 households (by number of 80631 cars through gate).
	Location Description	Citywide, with efforts in north and east Greeley (low- moderate-income areas) in order to reduce code violations and cleanup in this area. The event drop-off spot is in Census Tract 1, which has an LMI percentage of 79% and is surrounded by LMI tracts. However, because the activity is available city-wide, when calculating the LMI percentage for IDIS, the following census tracts are included: 1, 2, 3, 4.01, 4.02, 5.01, 5.02, 6, 7.01, 7.03, 8, 9, 10.03, 11, 12.01, 12.02, 13 (block groups 2, 3, and 4) 14.08, 14.09, 14.10, 14.11, 14.13, 14.14, 14.15, and 14.17. The only Census Tracts in the city that are not included are those on the far west side of Greeley. The housing and landscaping are newer there and it is a greater distance to access the event. These census tracts are not appropriate due to that reasoning. With the Census Tracts noted, the LMI percentage for the 2019 Clean-up activity was 53.78%.
	Planned Activities	Hold the annual clean-up weekend. The event is staged in northeast Greeley, an area most convenient to the LMI neighborhoods in the City. Flyers will be distributed in low-income neighborhoods and help provided to the residents, if needed and requested. (City trucks will be available to haul debris to the site if needed).

11.	**Project Name**	**Public Facility Rehab for ADA Improvements-Connections for Independent Living**
	Target Area	Redevelopment District-Comprehensive
	Goals Supported	Support for public facilities
	Needs Addressed	Support needs of persons with disabilities
	Funding	$11,200
	Description	Reconfigurations of the entryway, removing the inner door altogether, and to rebuild the outer door to allow for greater ease in passing and full accessibility for all peoples of any mobility level. Install a hand railing along the walkway from the parking lot to provide stability assistance to all, and to repair the exterior cement walkway to allow provide ease in travel to the entry from the organizations multiple accessible parking spaces.
	Target Date	12/31/22
	Number of families to benefit from activity	100 persons with disabilities
	Location Description	1331 8th Avenue, Greeley
	Planned Activities	See description
12.	**Project Name**	**Non-profit Public Service-United Way of Weld County-Cold Weather Shelter**
	Target Area	Redevelopment District-Comprehensive, but available City-wide
	Goals Supported	Assist agencies providing non-housing-specific public service
	Needs Addressed	Assist homeless
	Funding	CDBG: $20,000
	Description	Funds will help staff who provide services to homeless persons during the cold weather months, most likely from November 1, 2022, through April 15, 2023.
	Target Date	7/31/2023
	Number of families to benefit from activity	100 homeless individuals
	Location Description	Address expected to be 870 28th Street, Greeley
	Planned Activities	Help with the costs of the shelter personnel who provide the service to homeless individuals.

13.	**Project Name**	**Non-profit Public Service-Senior Resource Services-Transportation Assistance**
	Target Area	Redevelopment District-Comprehensive, but available City-wide
	Goals Supported	Assist agencies providing non-housing specific public service
	Needs Addressed	Assist underserved persons-seniors
	Funding	CDBG: $10,000
	Description	Funds will support the provision of transportation services for persons over the age 60+. Senior Resource Services (SRS, dba 60+ Ride) transports seniors to medical appointments, grocery stores, financial and government institutions, social events, houses of worship, and personal grooming appointments. The services directly increase seniors' ability to maintain their health and independence through consistent availability of medical care, and reduce re-hospitalization, offer a way to increase nutrition quality through fresh food, and decrease social isolation and the resulting depression.
	Target Date	8/1/2023
	Number of families to benefit from activity	50 Seniors 60 or older
	Location Description	800 8th Avenue, Greeley
	Planned Activities	This funding will provide transportation services to seniors (60 and older).
14.	**Project Name**	**Non-profit Public Service-Northern Colorado Veterans Resource Center**
	Target Area	City-wide
	Goals Supported	Assist agencies providing non-housing-specific public services
	Needs Addressed	Assist underserved
	Funding	CDBG: $10,000
	Description	Support the cost of Peer Navigation which assists veterans as they deal with issues surrounding employment, mental health, enrollment in veterans' services, education, substance abuse, etc.
	Target Date	8/1/23
	Number of families to benefit from activity	50 Veterans
	Location Description	Northern Colorado Veterans Service Center is located at 1919 65th Avenue, #5b, Greeley
	Planned Activities	Provide funds to support the Peer Navigation personnel.

15.	**Project Name**	**HOME Grant Administration**
	Target Area	NA
	Goals Supported	All
	Needs Addressed	NA
	Funding	HOME: $30,000
	Description	General administrative costs associated with HOME program.
	Target Date	NA
	Number of families to benefit from activity	NA
	Location Description	1100 10th Street, Suite 402, Greeley, CO
	Planned Activities	NA
16.	**Project Name**	**HOME Program Homeownership-Habitat for Humanity**
	Target Area	Redevelopment District-Comprehensive; other TBD
	Goals Supported	Acquisition or infrastructure support for new SF housing
	Needs Addressed	Affordable housing.
	Funding	HOME: $264,000. The City will utilize its 15% CHDO requirement for this activity, approximately $61,372 and prior years' CHDO funds (included in the $264,000).
	Description	As available, HOME funds may be allocated to seven (or more) units of housing for Habitat for Humanity families. Assistance will reduce the sales price of the house and establish the period of affordability. (See AP90-Program Specific Requirements-HOME for description of the assistance provided under this project.) CHDO funds will be utilized on one house and provide partial funding for a second with total up to 15% of HOME grant reserved for CHDOs.
	Target Date	12/31/2022
	Number of families to benefit from activity	Seven (an 8th is under CDBG)
	Location Description	TBD
	Planned Activities	See description.

17.	Project Name	HOME Program Rental-TBD Project
	Target Area	City; Redevelopment District
	Goals Supported	Create and maintain desirable and affordable housing.
	Needs Addressed	Affordable housing.
	Funding	HOME: $1,166,307
	Description	A project has not yet been identified. It is expected that an early-year 2020 application will be released to identify a project. New construction of a multi-family development will be prioritized, but two-four units for rental will also be considered.
	Target Date	12/31/2023
	Number of families to benefit from activity	40 – Five homeless (extremely-low-income), five special needs (extremely-low-income), 30 low-income, estimated.
	Location Description	TBD
	Planned Activities	See description

Table 9 – Project Information

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 continues to focus its revitalization efforts on the neighborhoods within the Redevelopment District and will direct assistance to that District to the extent possible. Generally, funds directed to the District are for infrastructure improvements (curb, gutters, sidewalks, drainage improvements, parkway tree plantings, and alley reconstructions.). The Redevelopment District map is attached for reference. The Redevelopment District includes the low-moderate-income Census Tracts of the City, as well as neighborhoods with high Hispanic ethnicity populations.

The assistance provided to non-profits for public service activities are low-moderate-income clientele based, rather than being geography-based.

Three potential developments of affordable housing have been identified for HUD grant assistance (CDBG, HOME, CDBG-Coronavirus, and HOME-American Recovery Act). One development is on an in-fill lot in the north downtown Greeley neighborhood of the Redevelopment District and a second is an acquisition/rehab of existing buildings in the southeast section of the District. The third potential development is west of 23rd Avenue, south of 29th Street. The neighborhood is in a low-moderate-income Census Tract, but not in the Redevelopment District. The City supports the development of affordable housing in neighborhoods outside the Redevelopment District, where such housing is not as concentrated.

Geographic Distribution

Target Area	Percentage of Funds
Redevelopment District-Comprehensive	50%

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City allocates federal HUD funds to neighborhoods of the Redevelopment District to help improve the quality of infrastructure and enhance the lives of residents. The Redevelopment District neighborhoods are important to the City's overall housing and economic health. The neighborhoods, and thus the infrastructure, are the oldest ones in the City, and some infrastructure is incomplete, substandard, or in some cases, missing entirely. The condition and/or lack of infrastructure poses safety concerns for residents and can be a detriment to neighborhood aesthetics. Federal funds provide a means to improve infrastructure from sub-standard to being more comparable to new neighborhoods.

Discussion

Within the neighborhoods of the Redevelopment District are the University of Northern Colorado, Banner Health, numerous elementary/middle/high schools, Downtown and other commercial districts, public facilities and non-profits that serve low-moderate-income residents, and City offices. As new development in Greeley occurs in the western part of the community and the amount of infrastructure the City has to maintain expands, funds are not always available to better the infrastructure in the Redevelopment District neighborhoods. It is important that these neighborhoods maintain their viability and attract residents interested in homeownership and business opportunities in the area. CDBG can provide support that is needed and not available through the City's General Fund.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The City continued to work with developers of affordable housing during 2021 and has identified several projects with the expectation of involving federal funds. This is in support of the City-Council-approved high priority in the Consolidated Plan to address the need for additional needs of affordable housing. It also helps support the City's Strategic Housing Plan to address housing at all income levels. Applications for available federal funds (CDBG, CDBG-CV, HOME, HOME-ARP) are expected during the fall of 2021 with funding in 2022. The goals below reflect that.

One Year Goals for the Number of Households to be Supported	
Homeless	5
Non-Homeless – 4 rehab loans, 5 rehab grants, 8 HFH, 5 MF rehabbed units, 30 new MF other than those for homeless and special needs that could be served; 5 MF rehabs	52
Special-Needs	5
Total	**62**

Table 11 – 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 (8 HFH; 40 rental)	48
Rehab of Existing Units (4 SF loans; 5 SF grants; 5 MF loans/grants)	14
Acquisition of Existing Units	0
Total	**62**

Table 12 – One Year Goals for Affordable Housing by Support Type

Discussion

The City is retaining its housing goals from 2021, as none of the housing goals for that year were met. Several potential developers were identified; however, the time needed to put together financing packages did not allow for development to get underway. The Economic Health and Housing Department continues to look for affordable housing projects that could be supported with CDBG and/or HOME, including single- or multi-family rehab, new construction of single-or-multi-family units, and owner-occupied housing rehab. This Action Plan year is the third year of specifically identifying funds for affordable housing. Because specific activities to add units of affordable housing or to provide multi-family loans/grants are not identified (other than work with Habitat for Humanity), goals are again based on reasonable expectation.

- Single-family owner-occupied housing rehab will continue in 2022. Within GURA staffing and outside contractor constraints, four homes could be rehabbed. The program offers loans to low-

moderate-income homeowners with income to support a payment (one-half becomes a grant if conditions are met). Grants are available to households with a housing rehab emergency and insufficient funds to support a loan payment. The goal to assist five households with a rehab grant.

- The City expects to continue HOME assistance to housing developed by Habitat for Humanity. It is anticipated that funds will assist with eight single-family houses (ownership).
- The City intends to make funds available to owners of existing or developers of new affordable housing. The goal is to rehab five affordable multi-family units and construct 40 new units (or help acquire 40 existing units) of multi-family housing, with five possibly housing someone formerly homeless and five available to persons with special needs.

AP-60 Public Housing – 91.220(h)

Introduction

The Greeley Housing Authority owns and manages 86 units of Federal Public Housing, including 80 apartments (at three locations) and six single-family, stand-alone houses. The Housing Authority also manages the Section 8 Housing Voucher Program, with authorization for 611 vouchers.

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

The Executive Director of the Greeley Housing Authority reported that damaged siding will be replaced and painted at two multi-family locations. (It was originally thought the siding replacement would occur in 2021.) The possibility of providing air conditioning at one of the multi-family properties is being considered.

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

A public housing resident is a member of the Board of Housing Commissioners. Staff of the Greeley Housing Authority continues to work with public housing residents about the possibility of home ownership; however, COVID-19 concerns with employers and low incomes are barriers to ownership. Homeownership for public housing residents will continue to be encouraged.

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

The Greeley Housing Authority is not troubled.

Discussion

The Greeley Housing Authority and the Weld Housing Authority operate with one staff. As opportunities arise, the City will consider support of partnerships for acquiring or rehabbing additional public housing units. The City is fortunate to have a well-managed housing authority.

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

Introduction

In January of 2020, Larimer and Weld Counties successfully became a HUD-designated Continuum of Care (CO-505), after realizing that the needs of its population experiencing homelessness could be better met outside of the larger Balance of State Continuum of Care (CO-500). The Northern Colorado Continuum of Care (NoCO CoC) will regionally work towards ending homelessness.

Weld's Way Home, under the leadership of United Way of Weld County, continues to be the initiative to address and prevent homelessness in Weld County. Beginning in the fall of 2016, this initiative set forth priorities identified by a Blue-Ribbon Committee that represented gaps in Weld County's current continuum of services for individuals experiencing housing instability, including homelessness. The initiative also works to change the systematic response of homelessness, from managing challenges of homelessness to a Housing First and prevention system. The entire report can be found at www.weldswayhome.org.

The City stays engaged with its community partners and service providers and assists when possible in meeting increasing needs of the homeless in the community. In recent years, this has included paying rent for the Cold Weather Shelter/Housing Navigation Center, providing CDBG-CV for rent for a non-congregate shelter during the COVID-19 pandemic, and providing CDBG for staff costs for those working with the homeless at the Cold Weather Shelter, Guadalupe Community Center and Shelter, and the Greeley Transitional House (dba Greeley Family House). Additionally, the Economic Health and Housing Director has been heavily involved in longer-term solutions for a cold weather shelter, as the lease on the current space expires in fall 2021 and is not available for extension.

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

Outreach to homeless persons is done through a network that includes Department of Human Services, multiple community non-profit organizations, shelter facilities (The Guadalupe Community Center and Shelter, The Greeley Transitional House (dba Greeley Family House), A Women's Place, the Cold Weather Shelter, United Way Housing Navigation Center, faith based outreach, and first responders. Outreach is also done annually in January during the Point-in-Time (PIT) Count to determine the number of homeless that are unsheltered (and in some years, sheltered, also). Northern Colorado counties of Weld and Larimer use the Coordinated Assessment and Housing Placement System (CAHPS, also known as Coordinated Entry) to connect homeless persons to appropriate housing and services. Through the CAHPS process, the most vulnerable of the homeless population can be identified and prioritized with a coordinated effort to support housing for these individuals.

In 2022, CDBG will provide grant support to several agencies that do outreach or specific work with the homeless community, including:

- United Way of Weld County – Cold Weather Shelter
- Guadalupe Community Center and Shelter
- Greeley Transitional House (Greeley Family House)
- Northern Colorado Veterans Service Center

Outreach and assessment are best done by those agencies with expertise helping homeless individuals and families, and in 2022 will include the annual Point-In-Time Count and outreach through the Community Action Collaborative, Housing Navigation Center, Cold Weather Shelter, and all partners participating in the local Coordinated Entry (aka CAHPS) system.

Addressing the emergency shelter and transitional housing needs of homeless persons

The agencies noted above work in different capacities to address emergency shelter and transitional housing needs. The lease on the Cold Weather Shelter/Housing Navigation Center expired in 2021, and the City is invested in continuing rental support of the new building identified to house these two programs. City leadership is supportive of continuing to support this facility with General Funds and possibly CDBG, as well.

The City owns Camfield Corner and provides it to the Greeley Transitional House (Greeley Family House), which manages the property and makes it available for up to two years for families exiting that shelter. Emergency shelter for victims of domestic violence is provided at A Woman's Place.

Agencies and city leadership continue to look for ways to prevent, respond to, and prepare for continued COVID-19 outbreaks. The City was notified of HOME American Recovery Act funds that will be made available in 2022 to assist with housing for homeless as a way to address COVID-19 among that population.

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 Housing Navigation Center, part of the Weld County-wide housing first strategy, will move locations late in 2021 and again have space for the Cold Weather Shelter. Housing Navigation Center staff is there to help those experiencing homelessness as they work to regain housing and to prevent those at-risk of homelessness from losing their housing. The new location is still close to North Colorado Health Alliance

and Sunrise Community Health, which provide services critical to meeting the needs of persons experiencing homelessness. Goals of the Center include:

- Divert people from homelessness by helping them return to support networks and avoid the homeless services system;
- Assist people in getting back into permanent housing as quickly as possible;
- Help people maintain their housing with supportive services;
- Connect those experiencing homelessness with mental/physical health care, non-emergency shelter, and other long-term resources;
- Provide essential services to help people survive homelessness (cold weather shelter, shower, laundry, mail collection, help with acquiring personal forms of identification needed for employment and applications for benefits and housing, etc.);
- Offer space to numerous homeless serving providers to connect with those they serve.

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 supports, to the extent possible, agencies which offer shelter for persons being discharged and participates in conversations with regard to discharge policies through the Northern Colorado Continuum of Care.

There is a broad networking group, Connections, which works together to assist individuals and families noted in the question. Connections includes staff from local non-profit agencies (including the shelters, Habitat for Humanity, United Way, and mental health providers), corrections and public defenders' offices, the educational system, local libraries, the City, etc. This network is quick to request assistance and quick with responses when there is someone within their system that is in need.

Catholic Charities at Guadalupe Community Center received a grant for a new intensive service, the Hospital to Housing Program, from The Weld Trust a local foundation. The two hospital systems in Greeley refer homeless patients upon discharge to the Hospital-to-Housing Program where they are connected to home health care providers, therapists and other specialists at the Guadalupe Shelter who support the transition into either independent housing or a supportive living facility. The grant also provides "rapid rehousing funding". The grant funding during 2020-2021 was $280,946. During the first almost two years, forty individuals completed the program and 39 individuals remain housed. To date, the patients have been receiving continued support primarily by the Hospital-to-Housing staff. Understanding this is not sustainable with the two current staff member and a growing number of housed patients, the Trust has recommended developing a collaboration team with North Colorado Health Alliance and North Range Behavioral Health to provide "after housed" support. This plan is being developed. The patients served by this program are part of the Greeley homeless population who

struggled with significant physical and mental health challenges. In stable housing they now have the opportunity to stabilize their health and well-being-- and break the cycle of continued in and out trips to the hospital—no longer a bandage—but a more permanent end of homeless for each one of these patients.

Jobs of Hope, a Greeley non-profit whose mission is to assist gang-affiliated individuals and those involved in the justice system, opened a 14-bed, low-barrier sober living home in 2021 as part of its program.

Discussion

No further discussion.

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

Introduction:

The for-sale, single-family housing market in Greeley is an ongoing challenge for buyers looking for affordable prices.

- Sales prices continue to be high – The median sales price in July 2021 was $385,000, up from $330,000 one year ago. (Sears Real Estate Northern Colorado Market Statistics). Greeley has the most affordable housing of any of the northern Colorado cities; however, wages have not kept pace with housing appreciation.
- Stagnant inventory – The Sears Real Estate Northern Colorado Market Statistics showed a decreasing inventory of for sale houses. In July 2020, the for-sale inventory in Greeley was 154; the July 2021 inventory was 95. The average number of days on the market for Greeley in July 2021 was 31 days.

According to the Building Inspection Division of the City in its July 2021 Construction Report, the City is seeing an increase in building permits for single-family homes with 79 issued to date in 2021 compared to 55 through July in 2020. However, the homes are not "affordable" to persons earning 80% or less of the Greeley Median Income (HUD's definition of low-income).

The cost to construct an average single-family home rose by $35,872 over the last 12 months, according to the National Association of Homebuilders, and by $12,966 to the market value of an average new multi-family home. The multi-family increase translates to households payment $119 a month more to rent a new apartment.

Several new multi-family developments have been recently completed or are under construction in Greeley, but none are considered in the affordable realm. However, there are several developments in the "pipeline" which would add to the number of affordable units available in Greeley.

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 continues to implement its Strategic Housing Plan. Some of the strategies that could impact affordable housing include the following:

- Amendment of the development code to promote housing choice.
- Development of financial strategies that minimize development costs.
- Engaging alternative housing providers (land trusts, affordable housing developers, land banks, etc.)
- Addressing the impact of raw water on affordability
- Facilitate development of manufactured communities

Discussion:

The City will continue to use its HOME funds to assist developers of affordable housing. Additionally, the City expects to continue allocating a portion of its CDBG funds to assist with affordable housing development. Implementation of the Housing Plan strategies and action steps will take time. The City's Strategic Housing Plan is available for review.

AP-85 Other Actions – 91.220(k)

Introduction:

Other actions the City will take during 2022 to address the community's needs follow.

Actions planned to address obstacles to meeting underserved needs

The Annual Goals section of this Plan (AP-20) lists the City's 2022 planned activities, most of which address the needs of the underserved. Descriptions of the activities can be found in previous sections of the Action Plan, but briefly:

- Support for infrastructure activities will provide low-moderate-income neighborhoods with quality improvements to sidewalks, curbs, and gutters and bring them to an infrastructure level that is more comparable to newer neighborhoods.
- CDBG funds will continue to support the housing case manager/housing navigator at the Greeley Transitional House and the Guadalupe Community Center. Both help people experiencing homelessness become more self-sufficient with the ultimate goal to get into permanent housing.
- CDBG will provide assistance to Senior Resource Services for transportation for the elderly.
- CDBG support will also be provided to the Northern Colorado Veterans Service Center to assist with peer navigation for veterans who need to be connected to services and housing.

- CDBG assistance will be provided to Connections for Independent Living to address insufficient ADA accessibility at the facility.

Actions planned to foster and maintain affordable housing

The Economic Health and Housing Department continued to work with the developer of affordable housing on a small development (25-30 units) during 2021. The developer also intends to apply for Low-Income Housing Tax Credits, which has made movement on getting the project going slower. The City also is working with a developer to potentially acquire and rehab about 75 units of existing housing and with a third developer on a large project that would include about 240 units of affordable for-sale housing. It is expected that federal funds (HOME CDBG, and/or CDBG-CV and HOME-ARP) will provide assistance to the projects to help maintain affordability.

The City also intends to support a development near the Greeley Mall through its Private Activity Bonds that would provide approximately 240 units of one-four bedroom apartments income-restricted to 60% of AMI.

Other ways the City will continue with the following to foster and maintain affordable housing:

- Implementation of affordable housing components of the Strategic Housing Plan.
- Continue to provide the single-family owner-occupied housing rehab revolving loan and emergency grant programs through 2022.
- Monitor the 10 existing HOME projects for affordability and property standards.
- Continue to partner with Greeley-Weld Habitat for Humanity in the construction of affordable housing for ownership.

Actions planned to reduce lead-based paint hazards

There are no specific actions designed to reduce lead-based paint hazards; however, lead-paint regulations will be adhered to during reconstructions and/or single- or multi-family housing rehab activities.

CDBG revolving loan funds have supported a single-family housing rehabilitation program for many years. Policies for the program follow federal Lead-Based-Paint mitigation standards. The rehab program can address hazards and thus increase access to housing without lead-based paint hazards. If the rehab program is closed, as is anticipated, the City will not have a specific program through which it could address lead-based paint hazards.

During the 2020-2024 Consolidated Plan, the rehabilitation activity may expand to include multi-family rehabilitations, which would again be subject to the federal standards for lead-based paint migration.

Actions planned to reduce the number of poverty-level families

The City will continue its ongoing efforts to strengthen economic development and provide the City's lowest-income households with needed housing-related assistance and services directly address needs

identified in this plan. In its work with agencies within its CDBG institutional structure, the City will continue to evaluate CDBG applications to determine whether or not CDBG funding is appropriate. Additionally, by intentionally addressing affordable housing needs, the City can improve lives by lowering housing cost burdens as new units of affordable housing become available.

Equally important are educational opportunities, and while the City does not support education through funding, does provide free bus passes to School District 6 students (elementary through high school). And, as noted throughout the Action Plan, the City supports non-profits that help poverty-level families through CDBG funds.

There are many social service assistance opportunities that can be accessed through Weld County Human Services and a good support system of non-profit agencies that provide help in the form of food, shelter, mental and physical health services, transportation, etc.

It is important to remember that while government and assistance agencies can help provide residents with the framework needed to reduce poverty, personal responsibility is even more important. The first step to poverty reduction is making a choice… to access the services and housing needed, but also to resolve to make life-changes.

Actions planned to develop institutional structure

The City has a good institutional structure comprising many entities that work with the low-moderate-income community (residents and neighborhoods). New entities are added to the "partner list" as they express interest or are identified as an important piece to the structure by City staff. The City will continue to have representation on local and regional committees, to the extent possible, and maintain its membership on the Northern Colorado Continuum of Care and as a governing board member of the Continuum.

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

The City will continue to look for innovative ways to coordinate while maintaining its participation in the general and Governing Board of the Continuum of Care and collaboration with its CDBG partner group. Additionally, City staff will continue to work with developers interested in affordable housing.

There is good coordination among the local agencies, frequently by email through the Connections group. City staff receives the emails that go out looking for support for clients in the Connections system and is able to share and respond when possible.

Discussion:

The City recognizes the need for partnerships and collaboration, and to the extent possible with develop new partnerships and maintain good relationships with community partners and interested parties. It will also monitor emails among the Connections group to keep abreast of needs and concerns among those providing housing and services to people in need.

Program Specific Requirements

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

Introduction:

The City has no Section 108 loan guarantees, surplus funds from urban renewal settlements, or float funded activities. Program income and revolving loan funds will be utilized to further the goals identified.

The 2022 grant year will be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income.

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. Program income expected to be received has been allocated to an activity and is noted in AP-15 Expected Resources.

Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(1)

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	$0.00
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.	$0.00
3. The amount of surplus funds from urban renewal settlements	$0.00
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	$0.00
5. The amount of income from float-funded activities	$0.00
Total Program Income:	**$0.00**

Table 13 – CDBG Program

Other CDBG Requirements 1. The amount of urgent need activities.

1.	The amount of urgent need activities.	0.00
2.	The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income.	100%
Overall benefit – A consecutive period of one, two, or three years may be used to determine that a minimum of 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.		2022

Table 14 – Other CDBG Requirements

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. **A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:**

   Section 92.205(b)(1) defines forms of investment in the following manner:

   "A participating jurisdiction may invest HOME funds as equity investments, interest-bearing loans or advances, non-interest-bearing loans or advances, interest subsidies consistent with the purposes of this part, deferred payment loans, grants, or other forms of assistance that HUD determines to be consistent with the purposes of this part and specifically approves in writing. Each participating jurisdiction has the right to establish the terms of assistance, subject to the requirements of this part."

   The City does not utilize a form of investment that is not identified under the noted section.

2. **A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:**

   See Appendix B for the City's Policies and Procedures for affordability and recapture of HOME funds for homebuyer activities.

3. **A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:**

   The 24 CFR 92.254(a)(4) section discusses qualification as affordable housing for homeownership. The City does not intend to acquire units of housing for homeownership with HOME funds, but will instead support the Greeley-Weld Habitat for Humanity's homeownership program.

4. **Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:**

   There are no plans to use HOME funds to refinance existing debt secured by multi-family housing that is rehabilitated with HOME funds.

Discussion

No further discussion.

Attachment F

Community Development Block Grant

Program Year 2022

1. Administration	**$168,000**	
A. General Administration		$168,000
2. Support Efforts to Preserve, Maintain, and Provide Affordable Housing	**$255,000**	
A. TBD Affordable Housing Project		235,000
B. Housing Rehabilitation Loan Program		allocated
C. Housing Rehabilitation Grant Program		allocated
D. Catholic Charities-Guadalupe Housing Navigator		10,000 #
E. Greeley Transitional House-Housing Case Manager		10,000 #
2. Support Efforts to Revitalize Neighborhoods of the Redevelopment District	**$625,800**	
A. Redevelopment District infrastructure improvements		468,500 *
B. Redevelopment District alley reconstruction		126,500 *
C. Redevelopment District parkways tree plantings		15,800 *
D. Clean-up Weekend		15,000 #
3. Support Public Facilities	**$11,200**	
A. Connections for Independent Living-Reha for ADA		11,200
3. Support Public Services that Assist Homeless, LMI, Underserved, & Special Needs Residents	**$40,000**	
A. Cold Weather Shelter (United Way)		20,000 #
B. Senior Resource Services		10,000 #
C. Northern Colorado Veterans Service Center		10,000 #
TOTAL PROJECTED EXPENDITURES		**$1,100,000**
REVENUE EXPECTED		
2020 grant projected		$840,000
Rehab Revolving Loan Funds (existing and to year-end projection)		$136,765
Program income old HAPP funds existing		$109,033
Program income July-December 2021 (old HAPP funds)		$14,202
TOTAL PROJECTED REVENUE		**$1,100,000**

NOTES:

* Activities include project management costs

\# Public services = approximately 8.9% if grant is 840,000

Budget will finalize in 2022 when actual grants and available program income are known

Attachment G

GREELEY URBAN RENEWAL AUTHORITY
Proceedings

August 11, 2021
4:30

This meeting was conducted remotely

I. Call to Order

Chair Cummins called the meeting to order at 4:30 p.m. Commissioners Haas, Leffler, Lucero, Silva, Utrata, and Welsh were present.

II. Approval of minutes for the meeting held on July 14, 2021

Commissioner Welsh made a motion to approve the minutes for the meeting held on July 14, 2021 as written. Commissioner Silva seconded the motion; the motion carried 7-0.

III. Items of Business

Public Hearing to consider the 2022 CDBG Program Applications

Carol Larsen, Grant Specialist, oriented the Commissioners on the Community Development Block Grant (CDBG) process and the 2022 grant year requests. Ms. Larsen presented the applications and staff recommendations to the Board.

The following applicants were present at the hearing to answer questions regarding their applications that were presented to the Board. A brief description of each application is included.

- Enita Kearns-Hout, Regional Director
  - Representing Catholic Charities and the application for $15,000 for a housing navigator to focus on housing location and relationship development with landlords and other housing-related support services for shelter guests.

- Nancy Wiehagan, Executive Director
  - Representing Greeley Transitional House (GTH) and the application for $10,000 for a case manager to coordinate the Landlord Support Program to assist with relocation housing services. The case manager would work to engage landlords to work with low- and moderate-income families exiting the emergency shelter housing.

- Diane Heldt, Executive Director and Daniela Benner, Grants Coordinator
  - Representing A Woman's Place and the application for $10,134 to support a housing advocate; assist with cost of a printer/scanner.

- Richard Rhinehart, Director of Communications
  - Representing Connections for Independent Living and the application for $10,000 to assist with ADA improvements, including front entrance and handrails from parking area.

- Shawn Wolcott, Housing Navigation Coordinator
  - Representing United Way of Weld County and the application for $25,000 for support of the cold weather shelter for homeless persons.

- Janet Bedingfield, Executive Director
  - Representing Senior Resource Services and the application for $10,000 for costs of providing transportation to seniors over age 60 to medical appointments, grocery stores, financial and government institutions, etc.

- Harrison Swift, Director
  - Representing Northern Colorado Veterans Resource Center and the application for $25,000 to support the Peer Navigation Program for low-income veterans and their families.

- Beryl Durazo, Vice President for Advancement
  - Representing Boys and Girls Club of Weld County and the application for $10,000 to support the licensed therapist position providing youth services in the form of group therapy, clinical services, case consultation youth and family needs assessments, parental skill-building, and staff training.

Other applicants whose projects were summarized in the Commissioners' packets:

Public Works – Phase V I of a multi-year activity for installation of new or complete replacement of substandard existing sidewalks, curbs, gutters, utility poles, and other infrastructure along 5th Street between 15th and 21st Avenues in north Greeley.

Public Works Infrastructure-Alley reconstruction Phase IV – Reconstruction of approximately 12 alleys in the Redevelopment District.

Public Works – Support annual City-wide clean-up weekend.

Forestry Program – Parkway Tree Planting

Administration – Includes staffing for management of CDBG funds and projects.

GURA Affordable Housing - Funds to be used for land acquisition, infrastructure associated with an affordable housing development, reconstruction, rehabilitation of multi-family units, and/or other housing activity.

GURA Housing Rehab Loan Program – Revolving funds will provide grants to very low-income residents primarily in GURA's target area who have an emergency housing repair. This program will continue in 2022, but does not carry a budget with it; there are sufficient existing funds to continue.

GURA Housing Rehab Grant Program – Provides assistance in the form of a grant to low-income households for housing rehab who are unable to financially undertake a loan. This program will continue in 2022, but does not carry a budget with it; there are sufficient existing funds to continue.

Chair Cummins opened the public hearing at 5:11 p.m. and called for public comment.

Diane Heldt, Executive Director, A Woman's Place thanked the Board for the opportunity to submit an application. She noted that a Housing Advocate is an extremely important part of A Woman's Place service programs.

Janet Bedingfield, Executive Director, Senior Resource Services clarified that the driver staff cost is $135,000.

Beryl Durazo, Vice President for Advancement, Boys & Girls Club of Weld County thanked the board for their feedback on the application submitted and noted that, particularly during COVID, the licensed therapist to work with children and their families was an essential service of the Boys and Girls Club and they need to find funding to keep that position available to the club members.

Commissioner Welsh thanked the applicants and noted the importance of the agencies to the community. She added, by supporting affordable housing it broadens the positive impact that the funds have on the community.

Commissioner Utrata assured the applicants that the allocation of funds are not taken lightly by the GURA board.

Chair Cummins noted that the GURA board has had discussions to move towards affordable housing versus public service funding and support.

Commissioner Silva expressed his appreciation for the benefit that the programs and services that the Boys and Girls Clubs offer the community.

Ms. Larsen noted that discussion had been had about only offering support to applicants for three years so that the agencies would not become reliant on the CDBG funding.

Chair Cummins also noted that funding applicants for under $10,000 becomes an administrative issue because of the time and cost involved to administer the funding.

Benjamin Snow, Economic Health & Housing Director noted for historical purposes that in 2019 there was a meeting with recipients and GURA board members that the 15% for Public Services was going to be eventually reduced to 6.5% as a Board priority to shiftf more resources toward bricks and mortar affordable housing projects. Three annual cycles have passed and the agencies have had time to strategize and to work together to calculate the risk of duplicating services.

There was a short discussion on how the budget is arrived at and what the term "anticipated grant" means to the budget.

Chair Cummins closed the public hearing at 5:19 p.m.

Commissioner Lucero recused herself and exited the meeting because of a potential conflict of interest.

Following discussion the Board discussed a recommendation for allocation of the 2021 CDBG funds as follows:

General Administration	$ 168,000.00
City Affordable Housing Project	$ 235,000.00
Connections for Independent Living	$ 10,000.00
Greeley Transitional House – housing case management services	$ 10,000.00
City-Public Works-Infrastructure-Redevelopment District	$ 468,500.00
City-Public Works-Alley reconstruction	$ 126,500.00
Redevelopment District parkway tree plantings	$ 15,800.00
City-Clean-up Weekend	$ 15,000.00
Connections for Independent Living	$ 11,200.00
A Woman's Place	$ -0-
Boys & Girls Club	$ -0-
United Way Cold Weather Shelter	$ 20,000.00
Catholic Charities – housing navigator	$ 10,000.00
Northern Colorado Veterans Service Center	$ 10,000.00
Senior Resource Service – transportation services	$ 10,000.00
Total Projected Budget	$1,100,000.00

Commissioner Utrata made a motion to approve Resolution 1 Series 2022 recommending approval of the proposed Community Block Grant for 2022 with the follower caveats:

- GURA's project management noted with activities will float where most needed; unused becomes available next grant year

- Administration will be 20% of the grant award; cannot exceed 20% by regulation
- Public Service percentage, if funded as shown and grant is $840,000, 8.9% (maximum allowed under grant = 15%); awards will reduce if percentage exceeds 15% of the actual grant
- If grant, program income, prior year grant funds, or changes to applications requests are greater/lesser than projected, adjustment to occur within infrastructure (sidewalks) activity
- Pre-award expenditures up to $300,000 may be incurred for activities that need start dates before HUD grants are received
- GURA staff can make changes to the activities shown by up to 10% of the grant without initiating a new citizen participation process, which includes Board recommendation and Council approval

Commissioner Welsh seconded the motion; the motion carried 6-0. (Commissioner Lucero was recused.)

Election of Officers
Commissioner Welsh nominated Commissioner Cummins as Chair and Commissioner Haas as Vice-Chair. There being no other nominations, Commissioner Utrata seconded the nomination; the nomination was approved 6-0. (Commissioner Lucero was not present.)

IV. Board Member Comments/Reports

Commissioner Utrata asked to meet with City departments to discuss road murals.

V. Staff Report

None

VI. Adjournment

There being no more business, the meeting was adjourned at 6:02 p.m.

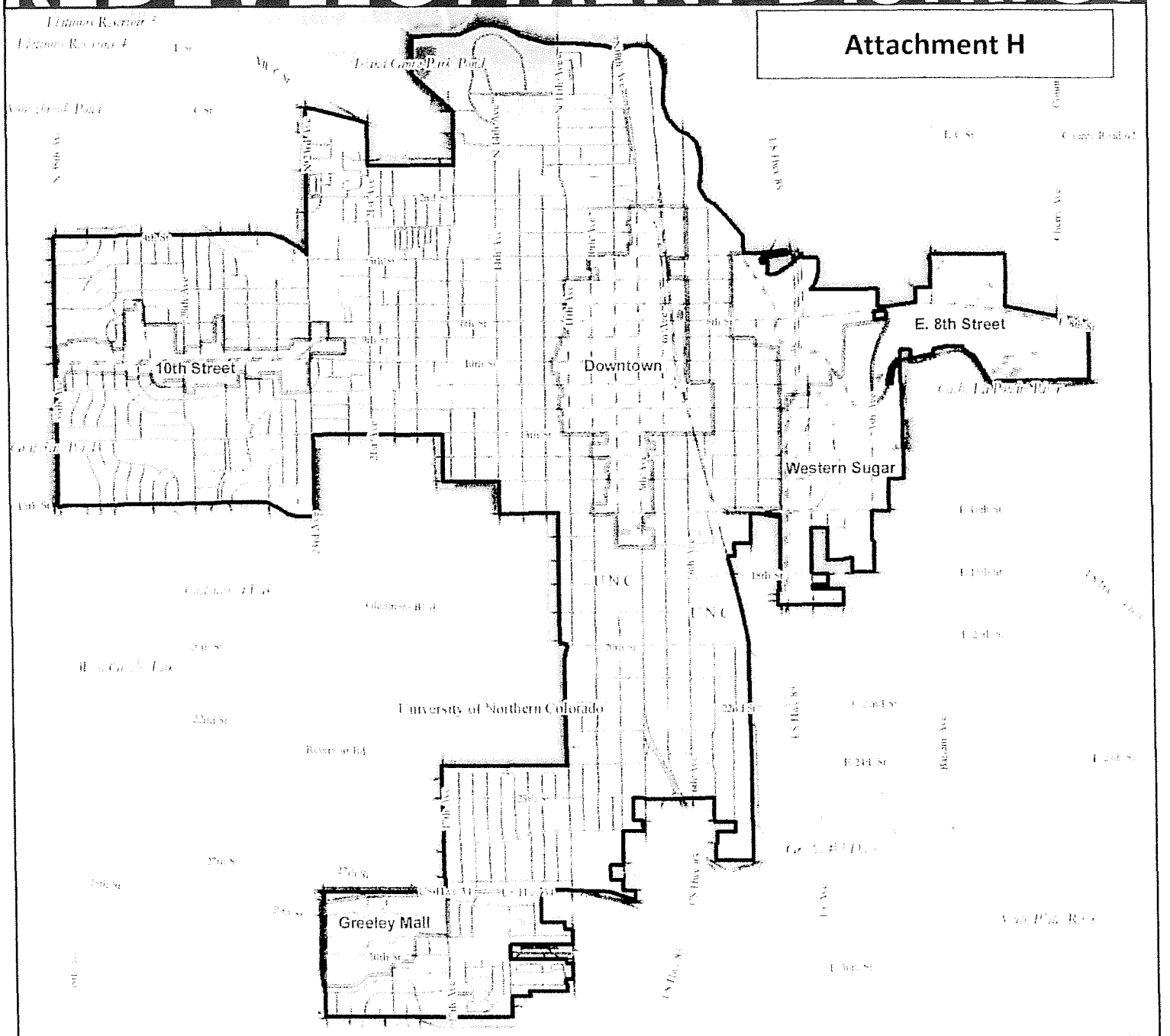
_____ _____

Benjamin Snow, Secretary Jediah Cummins, Chair

Item No. 9.

REDEVELOPMENT DISTRICT

Attachment H



City of Greeley

Created: December 29, 2010
By: Planning, GIS

Legend

- 2010 Urban Renewal Boundary
- Railroad
- Waterbodies
- TIF Districts
- Public Schools
- Universities
- Parklands

GURA

Other

Notes:
All planimetric data was digitized from aerial photographs dated 1987, 1992, 1995, 2000, and 2003 Updates are constant and data representation will change over time. This product is the most accurate to engineering or construction standards but does meet National Mapping Accuracy Standards (NMAS). The information contained within this document is not intended to be used for the preparation of construction documents.

[illegible]

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **acquisition or construction-related activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Greeley Urban Renewal Authority* Address: *1100 10th Street Suite 402*

Contact person: *J.R. Salas* Title: *GURA Manager*

Phone number: *350-9383* Email: *j.r.salas@greeleygov.com*

If different from above, person authorized to request funds:

Phone # Email: Agency website: www.greeleygov.com

Applicant Type: [X] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[ ] Non-profit 501(c)(3) What year was non-profit status obtained?

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: Agency tax ID number: *84-0748779*

DUNS number: *112066225* Authorized signatory: *J.R. Salas/Benjamin Snow/Jed Cummins*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Acquisition for housing

Description: Provide assistance to an affordable housing project. Funding awarded under this application may be used for land acquisition, infrastructure associated with an affordable housing development, reconstruction, rehabilitation of multi-family units, or other TBD housing activity.

What is the **primary objective** to be assisted through this request (choose one only):

[ ] Infrastructure (sidewalks, curb/gutter, street lights, alleys, etc.) [ ] Infrastructure (trees in parkways)

[ ] Public facility expansion [X] Acquisition for housing [X] Infrastructure for housing

[ ] Public facility other rehab [ ] Public facility ADA improvements [ ] Other neighborhood improvements

[ ] Housing rehabilitation (SF) [ ] Housing rehabiitation (MF) [X] Housing reconstruction

If you consider the objective to be housing-related, describe your reasoning:

A project has not been identified; however, funding through this application is to be used specifically for affordable housing.

Funding request:		
	CDBG request	*$235,000*
	Other funding - SECURED	*Unknown*
	Other funding - UNSECURED	*Unknown*
	Total estimated cost to complete the activity	*$235,000*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Greeley Transitional House* Address: *1206 10th Street Greeley CO 80631*

Contact person: *Nancy Wiehagen* Title: *Executive Director*

Phone number: *0970-352-3215* Email: nancy@greeleyfamilyhouse.org

If different from above, person authorized to request funds:

Phone # Email: Agency website: www.greeleyfamilyhouse.org

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[X] Non-profit 501(c)(3) What year was non-profit status obtained? 1986

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *Oct-86* Agency tax ID number: *84-1045958*

DUNS number: *16-865-4606* Authorized signatory: *Nancy J Wiehagen*

SAM.gov registered? [ ] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Landlord Support Program

These funds would provide support for a Greeley Family House Case Manager to coordinate the Landlord Support Program. With support from the City of Greeley, the GFH Landlord Support Program develops relationships with local landlords to expedite the process of renting to families leaving emergency shelter. Participating families are requried to complete mandatory tenant education training, on-going case management support, and GFH staff conduct regular aprartment inspections during this time. The goal of the program is increased landlord confidence in providing affordable housing by providing assurance that tenants will comply with their rental agreements with the aid of a strong support system.

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [X] Case management [ ] Neighborhood support [X] Housing specific

[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other

If you consider the objective to be housing-related, describe your reasoning:

The program porvides a strategic effort to engage landlords to work with low and moderate income families exiting the emergency shelter housing. The program recruits and encourages landlords to work with Greeley Family House families in an exceptionally tight housing market creating affordable housing options that were not previously available in the community.

Funding request:		
	CDBG request	*$10,000*
	Other funding - SECURED	*$8,000*
	Other funding - UNSECURED	*$29,997*
	Total estimated cost to complete the activity	*$47,997*

Provide the following: [x] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [x] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT
2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Catholic Charities* Address: *1442 N. 11th Avenue, Greeley CO 80631*

Contact person: *Enita Kearns-Hout* Title: *Weld County Regional Director*

Phone number: *970-616-8604* Email: ekearns-hout@ccdenver.org

If different from above, person authorized to request funds: *Darren Walsh, President and CEO*

Phone # *303-742-0828* Email: grants@ccdenver.org Agency website: www.ccdenver.org

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization

[X] Faith-based organization [ ] Other (specify)

[X] Non-profit 501(c)(3) What year was non-profit status obtained? 1946

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *4/27/1928* Agency tax ID number: *84-0686679*

DUNS number: *07-834-2276* Authorized signatory: *Darren Walsh, President and CEO*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Housing Navigator

This request supports the salary of the Guadalupe Shelter Housing Navigator, whose sole focus is housing location and support services. Services begin from day one at the shelter, assessing residents' barriers to housing, providing recommendations to overcoming barriers, conducting affortable housing search and support of the residents from the application process, apartment visitation and landlord appointments, to advocating for residents with past evictions, felony or other occurances that complicate acquiring a lease. The Housing Navigator reviews the lease with the resident to assure an understanding of the terms and to ensure unreasonable charges are not written into the agreement. An important facet of the Navigator's role is to develop relationships with individual property owners as well as large property management companies. Our Navigator worked for TRI Property Management for 8 years and has outstanding knowledge and established relationships.

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [ ] Case management [ ] Neighborhood support [X] Housing specific

[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other

If you consider the objective to be housing-related, describe your reasoning:

Our agency focus is to support and guide our residents to move from homelessness to stable housing. Having a home gives somone the ability to keep themselves and their belongings safe. A home is a secure platform that allows for improved stability in emotional and physical health, employment and financial status. For children, a home offers school continuity, preventing education disruptions that can cause an estimate of 3-6 month education loss with every move.

Funding request:		
	CDBG request	*$15,000*
	Other funding - SECURED	*$26,778*
	Other funding - UNSECURED	*$0*
	Total estimated cost to complete the activity	*$41,778*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.

remainder of this application is to focus on the activity for which funding is requested.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT
2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *A Woman's Place, Inc.* Address: *P.O. Box 71, Greeley, CO 80632*

Contact person: *Diane Heldt* Title: *Executive Director*

Phone number: *970-351-0476* Email: Diane@awpdv.org

If different from above, person authorized to request funds: *N/A*

Phone # *N/A* Email: *N/A* Agency website: www.AWPDV.org

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify) ____

[X] Non-profit 501(c)(3) What year was non-profit status obtained? 1980

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *1978* Agency tax ID number: *84-0811596*

DUNS number: *16-500-2965* Authorized signatory: *Diane Heldt, Executive Director*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Housing Advocate

Description: A Woman's Place (AWP) respectfully requests $10,134, or 49% of the costs for the "Housing Advocacy for Survivors of Domestic Violence Project". If awarded, the funding will be used to pay a portion of the position cost of the newly added Housing Advocate, as well as two laptops and acessories (e.g., cordless mouse, laptop bag and cords) and a portable printer/scanner for use in housing-related case management and advocacy. The Housing Advocate position was added 7/1/21 to allow us to meet the growing demand for housing assistance for survivors of domestic violence. The activities of the Housing Advocate center on assisting in the administration of AWP's housing program, including: housing paperwork, working with landlords and helping with housing program enrollment. The position is based at our safehouse in Greeley (address confidential).

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [ ] Case management [ ] Neighborhood support [X] Housing specific

[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other ____

If you consider the objective to be housing-related, describe your reasoning:

The proposed funding is to support Housing Advocacy activities: a Housing Advocate at our agency and laptops and a portable printer/scanner for use during housing advocacy (e.g., when meeting with landlords or visiting prospective rental properties). The Housing Advocate assists the the administration of AWP's housing services, including comprehensive case management services (e.g., assistance securing and maintaining stable housing, connecting to appropriate community resources and providing strengths-based advocacy support).

Funding request:		
	CDBG request	*$10,134*
	Other funding - SECURED	*$7,349*
	Other funding - UNSECURED	*$3,197*
	Total estimated cost to complete the activity	*$20,680*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **acquisition or construction-related activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *City of Greeley, Public Works Department* Address: *1001 9th Avenue, Greeley, CO 80631*

Contact person: *Tom Hellen* Title: *City Engineer*

Phone number: *970 350-9793* Email: tom.hellen@greeleygov.com

If different from above, person authorized to request funds:

Phone # Email: Agency website: www.greeleygov.com

Applicant Type: [x] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[ ] Non-profit 501(c)(3) What year was non-profit status obtained?

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *Not applicable* Agency tax ID number: *84-6000593*

DUNS number: *11-206-6225* Authorized signatory: *Tom Hellen or Joel Hemesath*

SAM.gov registered? [x] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Infrastructure Improvements - Phase I 5th Street 21st to 15th Avenues

5th Street concrete sidewalk and driveway removal and replacement. Existing sidewalks that have deteriorated and are tripping hazards as well as old driveway entrances off of 5th Street that don't meet ADA standards will be replaced with those that do meet standards. Side streets off 5th Street may also be done in work areas, if it makes sense to do those at the same time. Driveway replacement is primarily in the city right-of-way, but may extend onto private property in order to meet ADA standards. Restoration of any damaged or disturbed landscaping or sprinkler systems due to the work being performed so that the property owner is left in a similar condition to prior the start of the work. Utility poles may also be relocated outside of sidewalks to remove obstructions. GURA staff note: Dependent on conversations occuring after packets go out, this application location may move back to the Maplewood neighborhood.

[x] Infrastructure (sidewalks, curb/gutter, street lights, alleys, etc.) [ ] Infrastructure (trees in parkways)

[ ] Public facility expansion [ ] Acquisition for housing [ ] Infrastructure for housing

[ ] Public facility other rehab [ ] Public facility ADA improvements [ ] Other neighborhood improvements

[ ] Housing rehabilitation (SF) [ ] Housing rehabiitation (MF) [ ] Housing reconstruction

If you consider the objective to be housing-related, describe your reasoning:

Funding request:		
	CDBG request	*$400,000*
	Other funding - SECURED	*$0*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$400,000*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **acquisition or construction-related activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *City of Greeley - Public Works* Address: *1203 3rd Street*

Contact person: *Jerry Pickett* Title: *StreetSuperintendent*

Phone number: *970-350-9335* Email: jerry.pickett@greeleygov.com

If different from above, person authorized to request funds:

Phone # Email: Agency website:

Applicant Type: [X] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[ ] Non-profit 501(c)(3) What year was non-profit status obtained?

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: Agency tax ID number: *84-60000593*

DUNS number: *11-206-6225* Authorized signatory: *Jerry Pickett*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Alley Reconstruction

Description: Reconstruct graveled alleys with Recycled Asphalt Millings in GURA's re-development areas. Complete 14 alleys in the Billy Martinez area between 5th and 10th street between 11th and 23rd avenue.

What is the **primary objective** to be assisted through this request (choose one only):

[x] Infrastructure (sidewalks, curb/gutter, street lights, alleys, etc.) [ ] Infrastructure (trees in parkways)

[ ] Public facility expansion [ ] Acquisition for housing [ ] Infrastructure for housing

[ ] Public facility other rehab [ ] Public facility ADA improvements [ ] Other neighborhood improvements

[ ] Housing rehabilitation (SF) [ ] Housing rehabiitation (MF) [ ] Housing reconstruction

If you consider the objective to be housing-related, describe your reasoning:

Funding request:		
	CDBG request	*$125,000*
	Other funding - SECURED	*$50,000*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$175,000*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Item No. 9.

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **acquisition or construction-related activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *City of Greeley, Forestry* Address: *2631 52nd Ave. Court Greeley, CO 80634*

Contact person: *Shiloh Hatcher* Title: *Forestry Manager*

Phone number: *970-351-5151* Email: shiloh.hatcher@greeleygov.com

If different from above, person authorized to request funds:

Phone # Email: Agency website: *greeleygov.com*

Applicant Type: [X] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[ ] Non-profit 501(c)(3) What year was non-profit status obtained?

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: Agency tax ID number: *84-600593*

DUNS number: *11-206-6225* Authorized signatory: *Shiloh Hatcher*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Parkway Reforestation Program

Description: Within the Redevelopment District (in the older areas of Greeley), many mature trees that line the streets are rapidly declining and dying. In an effort to once again have appealing tree-lined streets in this area, we offer parkway trees to those property owners who commit to providing appropriate tree care in order to enhance their neighborhood. The activity proposed will purchase and install approximately 30 trees, if sufficient properties are identified.

What is the **primary objective** to be assisted through this request (choose one only):

[ ] Infrastructure (sidewalks, curb/gutter, street lights, alleys, etc.) [X] Infrastructure (trees in parkways)

[ ] Public facility expansion [ ] Acquisition for housing [ ] Infrastructure for housing

[ ] Public facility other rehab [ ] Public facility ADA improvements [ ] Other neighborhood improvements

[ ] Housing rehabilitation (SF) [ ] Housing rehabiitation (MF) [ ] Housing reconstruction

If you consider the objective to be housing-related, describe your reasoning:

Funding request:		
	CDBG request	*$15,000*
	Other funding - SECURED	*$3,000*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$18,000*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *City of Greeley Public Works* Address: *1203 3rd Street*

Contact person: *Jerry Pickett* Title: *Street Superintendent*

Phone number: *970-350-9335* Email: jerry.pickett@greeleygov.com

If different from above, person authorized to request funds:

Phone # Email: Agency website:

Applicant Type: [X] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [X] Other (specify)

[ ] Non-profit 501(c)(3) What year was non-profit status obtained?

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: Agency tax ID number: *84-60000593*

DUNS number: *11-206-6225* Authorized signatory: *Jerry Pickett*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Spring Clean-Up Event

47th Annual Spring Clean Up Event

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [ ] Case management [X] Neighborhood support [ ] Housing specific

[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other

If you consider the objective to be housing-related, describe your reasoning:

Funding request:		
	CDBG request	*$15,000*
	Other funding - SECURED	*$38,096*
	Other funding - UNSECURED	*$37,000*
	Total estimated cost to complete the activity	*$90,096*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [ ] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **acquisition or construction-related activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Connections for Independent Living* Address: *1331 8th Avenue, Greeley CO 80631-4601*

Contact person: *Richard Rhinehart* Title: *Director of Communications*

Phone number: *970-352-8982 x1014* Email: rick@connections4il.org

If different from above, person authorized to request funds: *Rochelle Mitchell-Miller*

Phone # *970-352-8982 x1015* Email: director@connections4il.org Agency website: https://connectionscolora

Applicant Type:
- [ ] Government/Public agency
- [ ] For-profit business/organization
- [ ] Faith-based organization
- [ ] Other (specify)
- [x] Non-profit 501(c)(3) What year was non-profit status obtained? 1986

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *7/5/1985* Agency tax ID number: *74-2418249*

DUNS number: *939506473* Authorized signatory: *Rochelle Mitchell-Miller*

SAM.gov registered? [x] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: ADA Accessible Main Entry Improvements

Connections proposes the reconfigurations of the entryway, removing the inner door altogether, and to rebuild the outer door to allow for greater ease in passing and full accessibility for all peoples of any mobility level. In addition, Connections proposes to install a hand railing along the walkway from the parking lot to provide stability assistance to all, and to repair the exterior cement walkway to allow provide ease in travel to the entry from the organizations multiple accessible parking spaces.

What is the **primary objective** to be assisted through this request (choose one only):

- [ ] Infrastructure (sidewalks, curb/gutter, street lights, alleys, etc.)
- [ ] Infrastructure (trees in parkways)
- [ ] Public facility expansion
- [ ] Acquisition for housing
- [ ] Infrastructure for housing
- [ ] Public facility other rehab
- [x] Public facility ADA improvements
- [ ] Other neighborhood improvements
- [ ] Housing rehabilitation (SF)
- [ ] Housing rehabiitation (MF)
- [ ] Housing reconstruction

If you consider the objective to be housing-related, describe your reasoning:

N/A

Funding request:		
	CDBG request	*$10,000*
	Other funding - SECURED	*$5,000*
	Other funding - UNSECURED	*$7,429*
	Total estimated cost to complete the activity	*$22,429*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT

2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Northern Colorado Veterans Resource Center* Address: *1919 65th Avenue, Unit 5B, Greeley, CO 80634*

Contact person: *Harrison Swift* Title: *Director*

Phone number: *970-888-4249* Email: *harrisonswift@nocovrc.com*

If different from above, person authorized to request funds: ____

Phone # ____ Email: ____ Agency website: *www.nocovrc.com*

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify) ____

[X] Non-profit 501(c)(3) What year was non-profit status obtained? 2018

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *3/10/2017* Agency tax ID number: *82-0842029*

DUNS number: *81202349* Authorized signatory: *Harrison Swift*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Peer Support Program

The Peer Navigator will work directly with veterans and their family members to ensure that basic human needs are attended to. Every client that approaches NCVRC is evaluated by a trauma-informed navigator to be seen beyond their presenting need. Often clients will contact NCVRC for what seems like a simple need but has 2-4 other needs behind it. Examples of client-identified issues include job loss; financial struggles that are forcing an eviction or utility disconnection; accessing mental health services; enrolling in VA services; addressing substance abuse; discharge upgrade; and family issues such as child care, parenting support, and marital counseling. NCVRC has utilized one full-time and one part-time navigator to serve an average of 400 clients per year, but requires an additional navigator to support the needs of an estimated 200 additional clients, as demand increases. NCVRC was grateful to be approved for CDBG funding in 2021 and is requesting funding this year to continue to support the estimated 200 additional clients.

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [ ] Case management [ ] Neighborhood support [ ] Housing specific

[ ] Health related [X] Navigation (through other programs/systems, etc.) [ ] Other ____

If you consider the objective to be housing-related, describe your reasoning:

While the NCVRC request is not primarily housing related, case managers do address housing stability as a primary need for housing-vulnerable veterans, through NCVRC's soon-to-be-launched Homeless Veterans Reintegration Program and in collaboration with SSVF.

Funding request:		
	CDBG request	*$20,000*
	Other funding - SECURED	*$30,000*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$50,000*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT
2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Senior Resource Services dba 60+ Ride* Address: *800 8th Ave., Suite 229, Greeley, CO 80631*

Contact person: *Janet Bedingfield* Title: *Executive Director*

Phone number: *(970) 405-6072* Email: janet@60plusrride.org

If different from above, person authorized to request funds:

Phone # Email: Agency website: www.60plusride.org

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization
[ ] Faith-based organization [ ] Other (specify)
[X] Non-profit 501(c)(3) What year was non-profit status obtained? 2006

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *2006* Agency tax ID number: *20-4429783*

DUNS number: *86-094-4953* Authorized signatory: *Janet Bedingfield*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Older Adult Transportation Program

60+ Ride is requesting funding for the staff dedicated exclusively to our transportation program: three (3) part-time van drivers and a part-time intake coordinator. The Intake Coordinator meets with potential new clients in their home, processes their intake forms, and enters the client into our scheduling system. The part-time drivers use our agency-owned van to transport clients in the Greeley area. The target population for these services are older adults, aged 60+, who do not have the resources or physical stamina to utilize public transportation.

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [X] Transportation [ ] Case managements [ ] Neighborhood support [ ] Housing specific
[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other

If you consider the objective to be housing-related, describe your reasoning:

The transportation program is very much housing-related in that it is a preventative program designed to enable older adults to live independently by insuring access to critical services that will improve wellness and foster socialization. By supporting vulnerable older adults in by being able to age in place in their homes, we reduce the burden on our limited affordable housing stock as well as prevent or postpone moving to costly, long-term care facilities.

Funding request:		
	CDBG request	*$10,000*
	Other funding - SECURED	*$21,400*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$31,400*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

Item No. 9.

City of Greeley

COMMUNITY DEVELOPMENT BLOCK GRANT
2022 APPLICATION - **public service activities**

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *United Way of Weld County (UWWC)* Address: *814 9th Street, Greeley, CO 80631*

Contact person: *Shawn Walcott* Title: *Assistant Director of Household Stability*

Phone number: *970-304-6187* Email: *swalcott@unitedway-weld.org*

If different from above, person authorized to request funds: *n/a*

Phone # *n/a* Email: *n/a* Agency website: *www.unitedway-weld.org*

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization
[ ] Faith-based organization [ ] Other (specify) ____
[X] Non-profit 501(c)(3) What year was non-profit status obtained? 1970

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *May-70* Agency tax ID number: *84-6011918*

DUNS number: *14-929-7996* Authorized signatory: *Jeannine Truswell*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a brief description of the proposed activity, including location (site address) if different from agency address:

Activity name: Housing Navigation Center Cold Weather Shelter (CWS)

On behalf of service providers and the larger community, United Way of Weld County (UWWC) is seeking funding to provide a cold weather shelter for individuals and families who are experiencing homelessness so that they have a warm and safe place to spend the night from November 1 through April 15. The shelter is currently located at the United Way of Weld County Housing Navigation Center (HNC) at 2930 11th Avenue, Evans, Colorado; soon the HNC and shelter will be moving to an as yet unknown location, a move process that City of Greeley staff are participating in. The move is being made so as to provide more space for shelter guests, which decreases guest anxiety and altercations, as found to be the case during the COVID-19 period. The $25,000 in requested funding will be used to staff the shelter. Cold weather shelter plans include a dedicated space at the HNC for single men and women and the use of space at Catholic Charities Guadalupe Community Center and hotel vouchers for families. It is anticipated that Catholic Charities will again manage and staff the shelter. GURA Staff Note: Discussion with United Way was that CDBG will fund the fewest shelter personnel as possible and ensure those funded provide direct support to the shelter guests.

What is the primary service to be assisted through this request (choose one only):

[X] Shelter [ ] Transportation [ ] Case management [ ] Neighborhood support [ ] Housing specific
[ ] Health related [ ] Navigation (through other programs/systems, etc.) [ ] Other ____

If you consider the objective to be housing-related, describe your reasoning:

As part of Housing Navigation Center operations, the cold weather shelter is a point of connection for people living out of doors or in a car or who are experiencing extreme household instability. Staying at the cold weather shelter leads to engagement with HNC programming which can lead to a housing placement. Since the HNC began year-round operations (beginning April 2019), 15% of active households have been successfully housed while others are connected to year-round shelter programs and other housing-directed services.

Funding request:		
	CDBG request	*$25,000*
	Other funding - SECURED	*$196,000*
	Other funding - UNSECURED	*$192,362*
	Total estimated cost to complete the activity	*$413,362*

Provide the following: [X] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

COMMUNITY DEVELOPMENT BLOCK GRANT
2022 APPLICATION - **public service activities**

PART 1 - APPLICANT INFORMATION and BRIEF OVERVIEW OF REQUEST

Applicant: *Boys & Girls Clubs of Weld County* Address: *PO Box 812 Greeley, CO 80534*

Contact person: *Beryl Durazo* Title: *Vice President for Advancement*

Phone number: *970-573-7797* Email: bdurazo@bgcweld.org

If different from above, person authorized to request funds: *Terry Adams*

Phone # *970-353-1278* Email: tadams@bgcweld.org Agency website: www.bgcweld.org

Applicant Type: [ ] Government/Public agency [ ] For-profit business/organization

[ ] Faith-based organization [ ] Other (specify)

[X] Non-profit 501(c)(3) What year was non-profit status obtained? 1964

Applicant description: (Applicant must have a DUNS number and an "active" registration at www.sam.gov to apply.)

Date of incorporation: *7/1/1968* Agency tax ID number: *84-0529902*

DUNS number: *08-038-8697* Authorized signatory: *Terry Adams*

SAM.gov registered? [X] Yes [ ] No (Application will not be reviewed without sam.gov registration.)

Provide a **brief** description of the proposed activity, including location (site address) if different from agency address:

Activity name: Family Support Services

Description: In partnership with North Range Behavioral Health we hope with the support of CDBG to continue to provide a licensed therapist in our Clubs during regular program hours. This collaboration brings a variety of additional services to BGCWC youth, including, but not limited to, clinical services to all members who are in need, group therapies, case consultation, assessments of youth and family needs, skill-building for parents, and staff training. Our goal is to provide the following services each year for our Monfort Clubhouse with CDBG funding: 200+ hours of therapy for youth and their families with 337 of our Greeley club members and their families. Club members will continutue to have access to telehealth behavioral services ad needed. On-going referrals to community resources such as housing and food assistance programs are an essential part of this therapists position at our Monfort Clubhouse as 76% of our club members on this site are on Free or Reduced Lunch programs.

What is the **primary service** to be assisted through this request (choose one only):

[ ] Shelter [ ] Transportation [ ] Case management [ ] Neighborhood support [ ] Housing specific

[ ] Health related [ ] Navigation (through other programs/systems, etc.) [X] Other Youth services

If you consider the objective to be housing-related, describe your reasoning:

GURA Staff Note: The activity is not housing related. Applicant provided a statement here that has been moved to Attachment A.

Funding request:		
	CDBG request	*$10,000*
	Other funding - SECURED	*$50,000*
	Other funding - UNSECURED	
	Total estimated cost to complete the activity	*$60,000*

Provide the following: [ ] Documentation indicating signatory authority to apply for/receive grants and sign for agency.

Provide the following: [X] Agency description. Example: Written page; web page "about"; agency brochure.
remainder of this application is to focus on the activity for which funding is requested.

Community Development Block Grant (CDBG)

Proposed 2022 Activities and Budget

City of Greeley Colorado

Our Annual Process

1. New strategic plan every five years
2. 2020-2024 Plan Completed in 2019
3. Differences between CDBG and HOME

City of Greeley Colorado

CDBG at Work in Greeley

2021 Activities

City of Greeley Colorado

City Activities

- **Curb, gutter, sidewalks, ramps**
  - **2021 is 5th year in Maplewood neighborhood**
- **Alley reconstruction**
  - **Also in Maplewood neighborhood**
- **Parkway tree planting**
  - **330 trees planted since 2012**
- **Housing rehab loans & grants-LMI homeowners**
- **Clean-up Weekend**
  - **536 tons of waste to landfill in April**

City of Greeley Colorado

Assistance to Non-Profits

Catholic Charities – Guadalupe Community Center

- Support case management for people experiencing homelessness

Greeley Transitional House

- Support housing case management for families experiencing homelessness

North Colorado Health Alliance

- Support Community Action Collaborative (small-vehicle response to 911 non-emergency calls)

Senior Resource Services

- Support 60+ Ride program

United Way

- Support Cold Weather Shelter

North Colorado Veterans Resource Center

- Support Peer Navigation Program

City of Greeley Colorado

Determining Application Eligibility

1. National Objectives
2. Priorities
3. Other Considerations

City of Greeley Colorado

2022 Proposed CDBG Budget

Applicant/Request	Request	Recommend	Project Mgt. *	Total Funding
City-GURA-Grant Administration	$ 168,000	$ 168,000		$ 168,000
PRIORITY – AFFORDABLE HOUSING				
City-GURA-TBD Affordable Housing Activity(ies)	235,000	235,000		235,000
Agency-Public Service-Catholic Charities-Guadalupe Housing Navigator **	15,000	10,000		10,000
Agency-Public Service-Greeley Transitional Landlord Support Program **	10,000	10,000		10,000
Agency-Public Service-A Woman's Place-Housing Advocate **	10,134	0		0
PRIORITY – NEIGHBORHOOD REVITILIZATION				
City-Public Works-Public Improvements	400,000	460,000	8,500	468,500
City-Public Works-Alley Reconstruction	125,000	125,000	1,500	126,500
City-CPR/Forestry-Parkway Tree Planting	15,000	15,000	800	15,800
City-Public Works-Clean-up Weekend **	15,000	15,000		15,000
PRIORITY – PUBLIC FACILITIES ACTIVITIES				
Agency-Connections for Independent Living	10,000	10,000	1,200	11,200
PRIORITY – PUBLIC SERVICE ACTIVITES				
Agency-United Way-Cold Weather Shelter **	25,000	20,000		20,000
Agency-Senior Resource Services (60+ Ride) **	10,000	10,000		10,000
Agency-Northern Colorado Veterans Service Center	25,000	10,000		10,000
Agency-Boys and Girls Club	10,000	0		0
TOTAL REQUESTS, RECOMMENDED,	1,073,134	1,088,000	12,000	1,100,000
ANTICIPATED GRANT				$840,000
PROGRAM INCOME and REVOLVING LOAN FUNDS				$260,000

City of Greeley Colorado

Next Steps

1. I will be bring this item to council for a public hearing next week, Oct 19, 2021 for your approval. Our first public hearing was held at the GURA board meeting in August.
2. Action Plan is ready for submittal to HUD by November 15, 2021, but generally cannot be submitted until actual grant amounts are released (spring 2022)
3. When grant amounts are available and City has final fund balances, the Action Plan will be updated, with budget over/under occurring within the infrastructure activity
4. Grant award from HUD – recently has been July/August before City actually receives the grants

City of Greeley Colorado