

Introduced by _____ Council Bill No. R 220-13

A RESOLUTION

approving the FY 2014 Annual Action Plan for CDBG and HOME funds; authorizing the City Manager to submit the Plan to HUD; authorizing the City Manager to execute funding agreements and certifications; authorizing the City Manager to file a finding of no significant impact; authorizing the City Manager to request the release of funds; authorizing the City Manager to respond to public comments on the Plan.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. The FY 2014 Annual Action Plan for CDBG and HOME funds, in substantially the same form as set forth in "Attachment A" attached to this resolution, is approved.

SECTION 2. The City Manager is authorized to submit the FY 2014 Annual Action Plan to the Department of Housing and Urban Development (HUD).

SECTION 3. The City Manager is authorized to execute funding agreements with HUD for the FY 2014 CDBG and HOME funds and to execute all necessary certifications in connection with CDBG and HOME Programs.

SECTION 4. The City Manager is authorized to file, with HUD, a finding of no significant impact to the environment.

SECTION 5. The City Manager is authorized to request the release of FY 2014 HOME and CDBG funds.

SECTION 6. The City Manager is authorized to respond to public comments on the Annual Action Plan.

ADOPTED this _____ day of _____, 2013.

ATTEST:

City Clerk

Mayor and Presiding Officer

APPROVED AS TO FORM:

City Counselor

City of Columbia

Draft

FY2014 Annual Action Plan

HUD's New Consolidated Plan Template

In May of 2012, the Federal Department of Housing and Urban Development's Office of Community Planning and Development introduced the eCon Planning Suite, a collection of new online tools to assist grantees in creating market-driven, leveraged housing and community development plans. One of these tools, the Annual Action Plan Template, allows grantees to develop and submit their Annual Action Plans online. For FY 2014, the City of Columbia utilized the online Action Plan for the first time. The following document is an exported version of the Annual Action Plan entered into HUD's reporting database (Integrated Disbursement and Information System (IDIS)).

Executive Summary

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

1. Introduction

The Annual Action Plan details the proposed sources and uses of funds available from HUD, including Community Development Block Grant (CDBG) and HOME funds, and reviews the accomplishments resulting from the use of HUD funding in the City. The FY2014 Annual Action Plan is the 5th and final action plan addressing the City's 2010-2014 Consolidated Plan. The Plan was developed in accordance with the City's adopted Citizen Participation Plan. A more detailed summary of the 2014 CDBG and HOME Budget is presented in Tables 1 and 2 at the end of the introduction section.

The City of Columbia expects to receive the following sources of HUD funding as a community for FY2014.

1. \$842,390 of CDBG and \$400,000 of HOME funding as indicated in Tables 1 and 2.
2. \$30,000 in CDBG and \$90,000 in Program Income.
3. Funding through the HUD Continuum of Care administered by the Missouri Housing Development Commission (MHDC) will be awarded during 2014. Funding applications were recently submitted in early September. Funds awarded in 2013 with 2012 funding include: \$37,450 to continue the Salvation Army/Harbor House program for case management and supportive services, \$71,122 for a one year renewal for Poenix Programs "At Home" permanent housing program for persons with substance abuse problems, \$325,380 for Shelter Plus Care funding through the Columbia Housing Authority. Total Renewals are \$508,065.
4. \$250,000 in Emergency Shelter Grant (ESG) funding is estimated to be provided for Emergency Shelter projects through the State of Missouri ESG Program.
5. HUD funding for the Columbia Housing Authority annual plan for the year ending 2014 supports the management and maintenance of 719 public housing units and 1062 rental assistance vouchers, including: \$2,057,252 public housing operating fund, \$835,363 public housing capital fund, \$6,612,411 Housing Choice Vouchers, \$326,592 Shelter Plus Care Program, \$118,128 Ross Housing Service Coordinator, \$51,378 Housing Choice Voucher Family Self-Sufficiency Program, \$52,396 Public Housing Family Self-Sufficiency Program.

Table 1, 2014 Community Development Block Grant Funding		
Organization	Activity	FY2014 Funding, \$842,390 Estimated Available
<u>Housing 30-40%</u>		
Community Development	Housing Rehabilitation	\$78,407
Boone County Council on Aging	Home Repairs	\$16,000
Community Development	NRT Demolition	\$31,565
Services for Independent Living	RAMP Program	\$20,000
Community Development	NRT Code Enforcement	\$30,000
Subtotal		\$175,972
<u>Public Improvements 30-50%</u>		
CHA	Housing Infrastructure	\$190,000
City - Public Works Department	Sidewalk Project Design	\$50,000
Parks and Recreation Department	Playground Improvements	\$0
Subtotal		\$240,000
<u>Community Fac./Ser./Econ.Dev. 0-30%</u>		
Rainbow House	Facility Purchase	\$170,000
Reality House	Homeless Facility Renovations	\$40,000
Legal Department	Fair Housing Counseling	\$10,000
Job Point	HVAC and Pharmacy Training Programs	\$71,636
Subtotal		\$291,636
<u>Administration and Planning 0-16%</u>		
City - Administration	Administration	\$101,086
City - Planning	Planning	\$33,696
Subtotal		\$134,782
Total		\$842,390

Table 2, 2014 HOME Funding		
Organization	Activity	FY2014 Funding, \$400,000 Estimated Available
		FY2014 Funds
Community Development Department	Homeownership Assistance	\$25,000
Community Development Department	Owner Occupied Rehab Program	\$50,000
Columbia Housing Authority	Lincoln Unity	\$150,000
Columbia Housing Authority	TBRA	\$75,000
Community Development Department	CHDO	\$60,000
Community Development	Administration	\$40,000
Grand Total Funds Requested		\$400,000

2. Summarize the objectives and outcomes identified in the Plan

The FY2014 Annual Action Plan provides for the ability of the City to address the City's 42 objectives identified under its 2010-2014 Consolidated Plan. Funding priorities for the City of Columbia address three national objectives established by HUD: providing decent affordable housing, providing a suitable living environment, and providing economic opportunities. The City's proposed objectives and outcomes for the entire 5 year period are as outlined in Table 3 at the end of this Section.

The 43 objectives established in the plan represent the City of Columbia's funding priorities for 2010-2014. The City of Columbia will only fund medium and high priority needs and will not fund low priority needs. Funding priorities were determined through public input, housing market analysis, analysis of impediments to fair housing, and analysis of special populations. All proposed objectives incorporate serving needs of very-low, low and moderate income households in the City of Columbia. Special needs populations include elderly, disabled, persons with developmental disabilities, persons with alcohol or drug addiction, and persons with HIV/AIDS and their families.

The City of Columbia Council policy resolution PR 248-10 sets forth requirements and provisions for the administration of funds received by the City under the Housing and Community Development Act of 1974, as amended, and identifies specific funding allocation ranges for public improvements, housing, community facilities, services and economic development, planning and administration. The council policy resolution also states that funding priorities are based upon evaluation criteria developed by the Community Development Commission that further the City's goals and objectives stated in the City's Consolidated Plan document.

2010-2014 Consolidated Plan Objectives (1-14)			
Objective	Description	Goal	National Objective/Outcome
1	The City Council should adopt an overall policy statement to further institutional changes in affordable housing. The policy should be part of a new comprehensive plan currently being developed by the City.		Decent & affordable housing
2	Establish a locally administered Housing Trust Fund to help provide decent affordable housing.		Decent & affordable housing
3	Create a new position for an affordable housing planner to act as the City's advocate for comprehensively developing affordable housing recommendations contained in this report.		Decent & affordable housing
4	Establish one or more committees to address the following topics: Removing impediments to fair housing, establishing a policy to address manufactured homes, the development of a local housing trust fund.		Decent & affordable housing
5	Complete minor home repairs to make 130 owner occupied housing units accessible.	130	Decent & affordable housing (Available or Accessible)
6	Complete accessibility improvement to make decent housing accessible for 30 households.	30	Decent & affordable housing (Available or Accessible)
7	Provide home maintenance education to 150 persons to help access decent housing.	150	Decent & affordable housing (Available or Accessible)
8	Provide homeownership education to 750 persons to allow access to the purchase of decent housing.	750	Decent & affordable housing (Available or Accessible)
9	Expand consumer education programs on energy management, budgeting, managing credit, and the home buying process to make decent affordable housing available.		Decent & affordable housing (Available or Accessible)
10	Adopt "Universal Design" provisions to make affordable housing accessible.		Decent & affordable housing (Available or Accessible)
11	A total of 173 housing units will be constructed or repaired to provide access to decent affordable housing for senior citizens.	173	Decent & affordable housing (Available or Accessible)
12	Make an additional 60 units of decent housing available for non-homeless mentally ill persons.	60	Decent & affordable housing (Available or Accessible)
13	An additional 101 units of decent housing will be made accessible to person with physical disabilities through construction, renovation, or alternations.	101	Decent & affordable housing (Available or Accessible)
14	Expand transitional housing units by 40 by 2014 to make decent housing accessible to homeless populations. A total of 15 of these units will be allocated to persons living in families with children.	40	Decent & affordable housing (Available or Accessible)

2010-2014 Consolidated Plan Objectives (14a-24)			
Objective	Description	Goal	National Objective/Outcome
14a	Provide homeless prevention funding in the form of rental or utility assistance to at least 24 households to ensure access to decent affordable housing.	24	Decent & affordable housing (Available or Accessible)
15	Expand permanent housing assistance units by 79 by 2014 to make decent housing accessible to homeless households with permanent disabilities. A minimum of 25 of these units will be provided to persons in families with children.	79	Decent & affordable housing (Available or Accessible)
16	Provide funding for at least one fair housing organization beginning in 2011; to provide fair housing counseling, education, and information and referral for the general public for the purpose of allowing access to decent affordable housing.	1	Decent & affordable housing (Available or Accessible)
17	Provide homeownership assistance to make existing decent housing affordable for 150 homeowners.	150	Decent & affordable housing (Making decent housing affordable)
18	Provide construction or homeownership financing to make 60 new homes affordable to owner occupants.	60	Decent & affordable housing (Making decent housing affordable)
19	Provide construction financing or public infrastructure to allow the construction of 25 new housing units; making decent housing affordable.	25	Decent & affordable housing (Making decent housing affordable)
20	16 new households will participate in the Section 8 Homeownership Assistance Program or Individual Development Account Program during the plan period to make decent housing affordable.	20	Decent & affordable housing (Making decent housing affordable)
21	The City will help the Columbia Housing Authority provide rental assistance to 100 households using HOME funding to make decent housing affordable to near-homeless households.	100	Decent & affordable housing (Making decent housing affordable)
22	Develop affordable housing criteria included in a "Development Agreement" to make decent housing affordable: <ul style="list-style-type: none"> • Modify the zoning code to allow higher density housing options for both single family and multi-family residential categories • Encourage infill development by modifying regulations to allow non-conforming lots within the central city without Board of Adjustment oversight • Establish a fast track development process 		Decent & affordable housing (Making decent housing affordable)
23	Rehabilitate 75 owner occupied homes to make decent affordable housing sustainable.	75	Decent & affordable housing (Making decent housing sustainable)
24	Continue to provide funding for a code enforcement officer designated exclusively for Neighborhood Response Team (NRT) areas of the community with the goal of eliminating substandard conditions for 700 housing units and commercial properties in the NRT Team Area; and for commercial property in neighborhoods adjacent to the NRT Area; in order to make decent housing sustainable.	700	Decent & affordable housing (Making decent housing sustainable)

2010-2014 Consolidated Plan Objectives (25-38)			
Objective	Description	Goal	National Objective/Outcome
25	The Code Deficiency Abatement Program is expected to address 30 owner occupied homes to make decent housing sustainable.	30	Decent & affordable housing (Making decent housing sustainable)
26	The Dilapidated Building Demolition Program will include the demolition and redevelopment of 20 houses to make decent housing sustainable.	20	Decent & affordable housing (Making decent housing sustainable)
27	Not less than 33% of the housing units rehabilitated should be in the NRT Area for the purpose of making decent housing sustainable.	40	Decent & affordable housing (Making decent housing sustainable)
28	A minimum of 6 properties will be subject to acquisition, rehabilitation, redevelopment, or land banking activities as a result of the Neighborhood Stabilization Act Program (NSP) in order to make decent housing sustainable.	12	Decent & affordable housing (Making decent housing sustainable)
29	Complete up to ten sidewalk and pedway projects over the next five years benefiting persons in the Neighborhood Enhancement Area (NEA); including ADA based improvements and improvements targeted to lower income neighborhoods; for the purpose of making a suitable living environment accessible.	10	Providing a suitable living environment. (Accessible or Available)
30	Provide funding for at least 5 new shelters or 5 new buses to ensure accessibility for a suitable living environment.	5	Providing a suitable living environment. (Accessible or Available)
31	Bring at least 5 community facilities into ADA compliance to provide access to a suitable living environment.	5	Providing a suitable living environment. (Accessible or Available)
32	Expand and provide a suitable space to address the supportive service needs of homeless persons to provide them access to a suitable living environment.	1	Providing a suitable living environment. (Accessible or Available)
33	Provide funding for three youth facility projects that have the primary purpose of youth services and programming; making available a suitable living environment.	3	Providing a suitable living environment. (Accessible or Available)
34	Provide funding for the repair or rehabilitation of one facility addressing domestic violence for the purpose of accessing a suitable living environment.	1	Providing a suitable living environment. (Accessible or Available)
35	Three street projects, including reconstruction and other enhancements, are expected to be completed in the Neighborhood Enhancement Area to sustain a suitable living environment.	3	Providing a suitable living environment. (Sustainability)
36	Complete at least 5 drainage improvements for a lower income neighborhood to increase the sustainability of a suitable living environment.	5	Providing a suitable living environment. (Sustainability)
37	Complete at least one park and recreational improvement each year over the next five years for the purpose of sustaining a suitable living environment.	5	Providing a suitable living environment. (Sustainability)
38	Provide treatment services for an additional 250 persons per year for the purpose of accessing economic opportunities.	1250	Providing Economic Opportunities (Accessible or Available)

2010-2014 Consolidated Plan Objectives (39-42)			
Objective	Description	Goal	National Objective/Outcome
39	Expand emergency shelter capacity by at least 40 beds by 2014 for the purpose making economic opportunities available for the homeless. 10 beds should be provided to persons living in families with children.	40	Providing Economic Opportunities (Accessible or Available)
40	Continue to provide matching funding for micro-enterprise programs to assist 10 businesses with five or fewer employees create or retain jobs for the purpose of accessing economic opportunities.	10	Providing Economic Opportunities (Accessible or Available)
41	Provide funding to expand or add three additional licensed child care centers to make economic opportunities affordable.	3	Providing Economic Opportunities (Affordable)
42	Conduct a formal survey of the low to moderate income segment concerning the highest priority barriers to affordable housing.	1	Planning Objective

3. Evaluation of past performance

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

2010-2014 Accomplishments (1-14A)			
Objective	Description	Goal	Accomplishments to date
1	The City Council should adopt an overall policy statement to further institutional changes in affordable housing. The policy should be part of a new comprehensive plan currently being developed by the City.	1	1
2	Establish a locally administered Housing Trust Fund to help provide decent affordable housing.	1	
3	Create a new position for an affordable housing planner to act as the City's advocate for comprehensively developing affordable housing recommendations contained in this report.	1	1
4	Establish one or more committees to address the following topics: Removing impediments to fair housing, establishing a policy to address manufactured homes, the development of a local housing trust fund.	1	1
5	Complete minor home repairs to make 130 owner occupied housing units accessible.	130	66
6	Complete accessibility improvement to make decent housing accessible for 30 households.	30	16
7	Provide home maintenance education to 150 persons to help access decent housing.	150	77
8	Provide homeownership education to 750 persons to allow access to the purchase of decent housing.	750	317
9	Expand consumer education programs on energy management, budgeting, managing credit, and the home buying process to make decent affordable housing available.	427	613
10	Adopt "Universal Design" provisions to make affordable housing accessible.		1 (413 W Ash in progress)
11	A total of 173 housing units will be constructed or repaired to provide access to decent affordable housing for senior citizens.	173	99
12	Make an additional 60 units of decent housing available for non-homeless mentally ill persons.	60	70
13	An additional 101 units of decent housing will be made accessible to person with physical disabilities through construction, renovation, or alternations.	101	59
14	Expand transitional housing units by 40 by 2014 to make decent housing accessible to homeless populations. A total of 15 of these units will be allocated to persons living in families with children.	40	350
14a	Provide homeless prevention funding in the form of rental or utility assistance to at least 24 households to ensure access to decent affordable housing.	24	243

2010-2014 Accomplishments (15-26)			
Objective	Description	Goal	National Objective/Outcome
15	Expand permanent housing assistance units by 79 by 2014 to make decent housing accessible to homeless households with permanent disabilities. A minimum of 25 of these units will be provided to persons in families with children.	79	30
16	Provide funding for at least one fair housing organization beginning in 2011; to provide fair housing counseling, education, and information and referral for the general public for the purpose of allowing access to decent affordable housing.	1	2
17	Provide homeownership assistance to make existing decent housing affordable for 150 homeowners.	150	31
18	Provide construction or homeownership financing to make 60 new homes affordable to owner occupants.	60	29
19	Provide construction financing or public infrastructure to allow the construction of 25 new housing units; making decent housing affordable.	25	15
20	16 new households will participate in the Section 8 Homeownership Assistance Program or Individual Development Account Program during the plan period to make decent housing affordable.	20	10
21	The City will help the Columbia Housing Authority provide rental assistance to 100 households using HOME funding to make decent housing affordable to near-homeless households.	100	83
22	Develop affordable housing criteria included in a "Development Agreement" to make decent housing affordable: <ul style="list-style-type: none"> • Modify the zoning code to allow higher density housing options for both single family and multi-family residential categories • Encourage infill development by modifying regulations to allow non-conforming lots within the central city without Board of Adjustment oversight • Establish a fast track development process 		
23	Rehabilitate 75 owner occupied homes to make decent affordable housing sustainable.	75	22
24	Continue to provide funding for a code enforcement officer designated exclusively for Neighborhood Response Team (NRT) areas of the community with the goal of eliminating substandard conditions for 700 housing units and commercial properties in the NRT Team Area; and for commercial property in neighborhoods adjacent to the NRT Area; in order to make decent housing sustainable.	730	323
25	The Code Deficiency Abatement Program is expected to address 30 owner occupied homes to make decent housing sustainable.	30	12
26	The Dilapidated Building Demolition Program will include the demolition and redevelopment of 20 Houses to make decent housing sustainable.	20	6

2010-2014 Accomplishments (27-41)			
Objective	Description	Goal	Accomplishments to date
27	Not less than 33% of the housing units rehabilitated should be in the NRT Area for the purpose of making decent housing sustainable.	33	40
28	A minimum of 6 properties will be subject to acquisition, rehabilitation, redevelopment, or land banking activities as a result of the Neighborhood Stabilization Act Program (NSP) in order to make decent housing sustainable.	12	12
29	Complete up to ten sidewalk and pedway projects over the next five years benefiting persons in the Neighborhood Enhancement Area (NEA); including ADA based improvements and improvements targeted to lower income neighborhoods; for the purpose of making a suitable living environment accessible.	10	4
30	Provide funding for at least 5 new shelters or 5 new buses to ensure accessibility for a suitable living environment.	5	5
31	Bring at least 5 community facilities into ADA compliance to provide access to a suitable living environment.	5	2
32	Expand and provide a suitable space to address the supportive service needs of homeless persons to provide them access to a suitable living environment.	1	0
33	Provide funding for three youth facility projects that have the primary purpose of youth services and programming; making available a suitable living environment.	3	0
34	Provide funding for the repair or rehabilitation of one facility addressing domestic violence for the purpose of accessing a suitable living environment.	1	1
35	Three street projects, including reconstruction and other enhancements, are expected to be completed in the Neighborhood Enhancement Area to sustain a suitable living environment.	3	1
36	Complete at least 5 drainage improvements for a lower income neighborhood to increase the sustainability of a suitable living environment.	5	0
37	Complete at least one park and recreational improvement each year over the next five years for the purpose of sustaining a suitable living environment.	5	5
38	Provide treatment services for an additional 250 persons per year for the purpose of accessing economic opportunities.	1250	760
39	Expand emergency shelter capacity by at least 40 beds by 2014 for the purpose making economic opportunities available for the homeless. 10 beds should be provided to persons living in families with children.	40	43
40	Continue to provide matching funding for micro-enterprise programs to assist 10 businesses with five or fewer employees create or retain jobs for the purpose of accessing economic opportunities.	35	6
41	Provide funding to expand or add three additional licensed child care centers to make economic opportunities affordable.	3	3

2010-2014 Accomplishments (42)			
Objective	Description	Goal	Accomplishments to date
42	Conduct a formal survey of the low to moderate income segment concerning the highest priority barriers to affordable housing.	1	1

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City of Columbia completed a twelve-month process of soliciting public input on the Annual Action Plan in accordance with the Annual Action Plan. This process included a community needs public survey, five public hearings, and input from local agencies, organizations and individuals. Other organizations directly involved with this process include the City of Columbia Division of Human Services, the Columbia Housing Authority, and the Boone County Basic Needs Coalition.

The Community Needs Public Survey for FY2014 included responses from approximately 130 community members. The City made special efforts to survey residents of public housing, minorities, and from persons without English as a primary language. Volunteers directly solicited survey responses at public housing facilities, the Centro Latino community facility and at housing facilities for persons with disabilities. The survey itself asked for responses pertaining to needs of the community and support for the City's various CDBG and HOME funded activities.

Staff and the Community Development Commission solicited proposals from agencies, non-profit and for-profit housing development organizations, and from private sector housing providers for CDBG and HOME funding. Proposals were funded based upon strength of application; community need survey responses, organizational capacity, and alignment with the Consolidated Plan. Based upon public comments and funding proposals received, the Annual Action Plan was developed, including a proposed CDBG and HOME budget for FY 2014. The HOME CHDO budget is included as a part of the Action Plan. There were five total public hearings in the development of the Fy2014 Annual Action Plan.

5. Summary of public comments

This summary will be completed at the end of the public comment period.

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

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	COLUMBIA	Community Development

Table 1 – Responsible Agencies

Narrative (optional)

The lead agency responsible for administering and reporting on actions for this Annual Action Plan is the City of Columbia Community Development Department (CDD). Unless otherwise indicated below, the CDD is the primary administrator of the projects indicated in this plan. CDD provides technical assistance to other agencies and reports to HUD on the use of funds by other agencies.

The City’s Division of Human Services is responsible for assisting in the coordination of homeless funding and social service activities outlined in this plan. The Columbia Housing Authority is responsible for administering the Tenant-Based Rental Assistance Program and renovations to the Park Avenue Head Start Center. The Department of Public Works will implement that portion of the plan related to sidewalk improvements. Job Point is the lead agency responsible for the Columbia Builds Youth Program and job training activities. The City’s Finance Department is responsible for processing pay requests received from Departments other than the Community Development Department; and provides accounting services for the City’s CDBG and HOME program. The Finance Department develops drawdown requests to be provided to CDD for processing through the IDIS system. The Division of Purchasing procures CDBG funded contracts for the various City Agencies in accordance with the City’s and HUD’s procurement policies. Agencies outside of the City that implement programs are identified in the specific activities listed in this Plan under the relevant housing and community development activity and are sub-recipients.

Consolidated Plan Public Contact Information

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AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of Columbia Community Development Department maintains close working relationships with local service providers to ensure that priority needs are carried out in the most efficient manner. CDBG and HOME are operated out of the Division of Neighborhood Services, which also provides property maintenance inspections and rental compliance inspections. Neighborhood efforts are often combined to identify neighborhood needs and align with available resources. CDD also coordinates efforts with several other City departments and divisions including the Division of Human Services, Public Works, Legal Department, Parks and Recreation, and Water & Light. CDD consults with boards and commissions and external agencies with missions related to affordable housing and community development, including the Community Development Commission (CDC), the Columbia Disabilities Commission, Basic Needs Coalition, Columbia Human Rights Commission, Community Housing Development Organizations (CHDOs), the Columbia Housing Authority, and other local service providers.

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(I))

Coordination between public and assisted housing providers and private and governmental health, mental health and service agencies will be through the Boone County Basic Needs Coalition and the City Division of Human Services. The Coalition includes representatives from City Departments, including Community Development; Public Health and Human Services; as well as a large number of other social services organizations. The Basic Needs Coalition actively addresses the needs of offenders and ex-offenders, needs of homeless youth, outreach to homeless persons, and provides assistance to organizations in the preparation of information needed to apply for Continuum of Care funding. The Division of Human Services currently provides some staff support to the Basic Needs Coalition.

The Basic Needs Coalition is the primary point of contact with the Balance of State Continuum of Care and will coordinate the State’s efforts at identifying and reporting homeless needs for possible funding. One outgrowth of this coordination is the formation of a task force to develop a new day center for the homeless that would provide a wider array of social services to homeless persons; such as telephone, computer, employment, and referrals to other agencies. The City has set aside \$125,000 of general revenue to purchase a site to house the homeless day center. The City expects to donate or lease the property to serve this purpose and plans to utilize additional CDBG funds for development of the site.

The CDD is working closely with the Division of Human Services to coordinate funding opportunities for public service activities and also coordinates fair housing efforts with the City

legal department For public service activities, a specific CDBG funding policy covering what should and should not apply for CDBG public service activities is included as part of the administrative guidelines. The types of activities that will be funded with CDBG or City Community Service funding will closely follow priority needs that are specified in the City's five year plan document.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate Emergency Solutions (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 the Homeless Management Information System (HMIS).

The City of Columbia does not operate a Continuum of care for its jurisdiction. The Division of Human Services historically administered ESG funds in partnership with local non-profits, however this relationship has changed within the past year. Non-profits now apply directly to the State for ESGP funding and must also have a letter of support from the City. This allows the City to have input on ESGP activities to be funded and desired outcomes, however is not burdened by the additional administrative requirements. The City relies on State data through HMIS. The Basic Needs Coalition currently conducts annual point in time counts in coordination with staff support from the Division of Human Services.

Describe consultation with the Continuum(s) of Care that serves the State 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

Non-profit organizations currently apply directly to the State for ESGP funds, while obtaining a letter of support from the City. ESGP funding efforts are coordinated between local agencies and the Division of Human Services. The Basic Needs Coalition assists in gathering point in time count data and allows organizations to strategize efforts to serve the homeless population, and funding efforts.

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

1	Agency/Group/Organization	CITY OF COLUMBIA
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Division of Human Services provided data on poverty and homelessness. Anticipated outcomes are coordination of efforts to provide public services funding addressing community needs and homelessness.
2	Agency/Group/Organization	Boone County Council on Aging
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Number of households served through senior home repair program. Types of repairs needed and make-up of households. Anticipated outcomes include identification of needs and progress towards meeting housing needs of elderly households.
3	Agency/Group/Organization	Centro Latino De Salud, Educacion y Cultura
	Agency/Group/Organization Type	Services-Health Serves persons with English as not their primary language
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The agency was utilized in our annual Community Development Needs Survey. This organization directly solicited survey input from approximately 30 low-moderate income persons that may not have English as their primary language. The anticipated outcome from this consultation is to obtain direct community needs input from persons that do not utilize English as their primary language.
4	Agency/Group/Organization	HOUSING AUTHORITY OF THE CITY OF COLUMBIA, MISSOURI
	Agency/Group/Organization Type	PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy Market Analysis Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Agency provided data through their annual report and provided report specific to data needed for the Annual Action Plan. The City has been working closely with the Columbia Housing Authority to address affordable housing needs in the City of Columbia. Anticipated outcomes as a result of this consultation are to identify public housing needs in Columbia as well as further affordable housing needs for low-moderate income households.
5	Agency/Group/Organization	JOB POINT
	Agency/Group/Organization Type	Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Economic Development

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The agency was consulted regarding job training needs of at risk youth in Columbia. Desired outcomes of the consultation were to identify actions and programs the City can implement to provide job training to Columbia's at risk youth.
6	Agency/Group/Organization	SERVICES FOR INDEPENDENT LIVING
	Agency/Group/Organization Type	Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Agency was consulted to obtain data on the number of households served through the agency's RAMP program. This data helps the City identify progress towards meeting goals identified in the Consolidated Plan for serving accessibility needs in Columbia.
7	Agency/Group/Organization	SHOW-ME CENTRAL HABITAT FOR HUMANITY
	Agency/Group/Organization Type	Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The agency was consulted to obtain data on the number of households served with new units of affordable homeownership opportunities and the number of vacant lots available. This agency was also consulted regarding the implementation of new energy efficiency standards, as well as Universal Design requirements. The anticipated outcomes of this consultation include identifying progress towards meeting new construction goals, and coordination and planning for successful implementation of new energy efficiency and Universal Design standards.

Table 2 – Agencies, groups, organizations who participated

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

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?
Columbia Housing Authority PHA Plan	Columbia Public Housing Authority	The goals of the City's strategic plan overlap with the goals of the PHA plan through the construction of additional rental units through CHA's LIHTC applications. High quality affordable rental housing is a need identified in the City's Consolidated Plan. City staff has been assisting CHA staff on a local team developing the project.

Table 3 – Other local / regional / federal planning efforts

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 of Columbia utilized citizen participation in the development of the 2014 Annual Action Plan in a variety of methods. City staff conducted additional efforts in obtaining input through its annual Community Development Needs survey. MU Service learning students were utilized go out into the community and directly solicit survey responses from specific target groups. Students were placed at 2 public housing facility common areas and the Centro Latino neighborhood facility on Garth. These efforts were meant to obtain input directly from public housing residents, minorities and non-English speaking persons. Students were also placed at the library, City/County Health Department, and the Columbia mall. All of these efforts paid off with 128 total survey responses received. This is an increase from 65 received in 2012 and 38 received in 2011.

The City also held its annual Community Development Needs hearing on January 9, 2013, which was well attended. 18 people signed in at the Community Development Needs hearing, however there were approximately 30 people in attendance. A 30 day comment period is being held leading up to and extending beyond the public hearing for Council approval of the FY2014 Annual Action Plan. Each of the City's public hearing notices, RFP for annual applications and survey notices were sent out via the City's listserve, which has over 200 agencies and individuals primaily representing or serving low-moderate income persons in the City of Columbia.

The City's various public input strategies and activiteis allowed the City to obtain a variety of input from the general public with a focus on low to moderate income households, persons with disabilities, minorities and persons without English as a primary language. The public input received is reflected in the formation of the City's Fy2014 Annual Action Plan.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Persons with disabilities Non-targeted/broad community	The City conducted a broad outreach to the community for its annual Community Development Needs hearing held January 9, 2013. City staff also did additional outreach to the Disabilities Commission, which resulted in additional attendance from persons with disabilities. The meeting had 30 persons in attendance, which is a significant	No written comments were received. Several people provided comments to the Community Development Commission. Those comments can be view in the attached URL, which displays the verbatim minutes of the public meeting.	No comments not accepted.	http://www.gocolumbiamo.com/Council/Commissions/downloadfile.php?id=8132&bcid=17 24

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Survey	Minorities Non-English Speaking - Specify other language: Spanish Persons with disabilities Residents of Public and Assisted Housing	The City received 128 survey responses to help identify needs to be addressed in the 2014 Annual Action Plan. Surveys were directly solicited through the use of MU Service Learning students at public housing location lobbies, Centro Latino neighborhood facility, library, and the health department.	There were 128 responses received. The attached web URL will take you to the staff report detailing survey results beginning on page 3 of 10. Annual Action Plan 2014	Incomplete surveys were not accepted.	http://www.gocolumbiamo.com/Council/Commissions/downloadfile.php?id=9151 25

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Internet Outreach	Non-targeted/broad community	<p>The City posts each of its meeting notices as well as a draft of the Annual Action Plan on its website. Notices of meetings, funding availability, and the survey were also sent out via the City's list-serve. The list-serve is an email list of over 200 local agencies and individuals that represent or serve low to moderate income individuals and</p>	<p>Comments received can be viewed through the URL listed the Community Needs public hearing meeting minutes.</p> <p>Annual Action Plan 2014</p>	None.	26

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

The City of Columbia expects to receive the following resources for FY2014.

Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	842,390	25,000	0	867,390	0	The Community Development Block Grant(CDBG) Program is authorized under Title I of the Housing and Community Development Act of 1974 as amended. The primary objective of CDBG is the development of viable communities by: o Providing decent housing. o Providing a suitable living environment. o Expanding economic opportunities.To achieve these goals, any activity funded with CDBG must meet one of three national objectives: o Benefit low- and moderate-income persons. o Aid in the prevention of slums or blight. o Meet a particular urgent need.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	400,000	90,000	0	490,000	0	The HOME Program was created by the National Affordable Housing Act of 1990(NAHA), and has been amended several times by subsequent legislation. The three objectives of the HOME Program are: o Expand the supply of decent, safe, sanitary, and affordable housing to very low and low-income individuals. o Mobilize and strengthen the ability of state and local governments to provide decent, safe, sanitary, and affordable housing to very low- and low income individuals. o Leverage private sector participation and expand the capacity of non-profit housing providers.

Table 5 - Expected Resources – Priority Table

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

The U.S. Department of Housing and Urban Development (HUD) requires that the Participating Jurisdictions (PJs) that receive HOME funds match \$0.25 of every dollar. The matching requirement mobilizes community resources in support of affordable housing. The City of Columbia expects to receive \$400,000 in HOME funding for FY2014, requiring a match requirement of \$100,000. HUD allows Cities to rollover excess match from year to year and accumulate excess match. The City of Columbia currently has \$1,788,065.20 in excess match from previous years and anticipates meeting all match requirements for 2014 and accumulating additional match.

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

The City of Columbia has one remaining residential lot (603 N fourth) in its Neighborhood Stabilization Program (NSP) land bank portfolio and one additional lot under contract (208 Ridgeway). City staff anticipates maintaining 603 N Fourth for 8 more years until title issues are resolved and will donate 208 Ridgeway to a local non profit developer for the purpose of developing additional affordable housing that meets HUD purchase price and occupant income limits. City staff also anticipates purchasing a vacant lot with City general revenue funds for the purpose of developing a homeless day center.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Housing Policy	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing Rental Production		Other: 1 Other
2	Housing Trust Fund	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing Direct Homeownership Assistance Rental Production		Other: 1 Other
3	Establishment of Committees	2010	2014	Affordable Housing		Fair Housing Construction of New Owner Occupied Housing Direct Homeownership Assistance Rental Production		Other: 2 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Minor Home Repair	2010	2014	Affordable Housing		Minor Home Repair Accessibility Improvements	CDBG: \$16,000	Homeowner Housing Rehabilitated: 26 Household Housing Unit
5	Accessibility Improvements	2010	2014	Affordable Housing		Accessibility Improvements	CDBG: \$20,000	Homeowner Housing Rehabilitated: 6 Household Housing Unit
6	Home Maintenance Education	2010	2014	Affordable Housing		Owner Occupied Rehabilitation	CDBG: \$2,000	Other: 30 Other
7	Consumer Education	2010	2014	Non-Housing Community Development		Direct Homeownership Assistance	CDBG: \$16,000	Other: 250 Other
8	Homebuyer Education	2010	2014	Affordable Housing		Direct Homeownership Assistance	CDBG: \$15,000	Public service activities other than Low/Moderate Income Housing Benefit: 150 Persons Assisted
9	Universal Design	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing Rental Production		Other: 1 Other
10	Accessibility Improvements and Construction	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing Direct Homeownership Assistance Accessibility Improvements	CDBG: \$20,000 HOME: \$60,000	Homeowner Housing Added: 4 Household Housing Unit Homeowner Housing Rehabilitated: 6 Household Housing Unit Direct Financial Assistance to Homebuyers: 4 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	Transitional Housing	2010	2014	Affordable Housing		Acquisition of Real Property Homelessness	CDBG: \$170,000	Overnight/Emergency Shelter/Transitional Housing Beds added: 16 Beds
12	Homeless Prevention and Rental Assistance	2010	2014	Affordable Housing Homeless		Rental Housing Subsidies	HOME: \$75,000	Tenant-based rental assistance / Rapid Rehousing: 22 Households Assisted
13	Fair Housing	2010	2014	Affordable Housing		Fair Housing		Other: 2 Other
14	Homeownership Assistance	2010	2014	Affordable Housing		Direct Homeownership Assistance	HOME: \$67,597	Direct Financial Assistance to Homebuyers: 15 Households Assisted
15	Construction and Homeownership Financing	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing		Homeowner Housing Added: 4 Household Housing Unit
16	Housing Development Infrastructure	2010	2014	Affordable Housing		Public Facilities Improvement Flood Drain Improvements Street Improvements Construction of New Owner Occupied Housing Rental Production	CDBG: \$190,000	Rental units constructed: 60 Household Housing Unit Homeowner Housing Added: 6 Household Housing Unit
17	Section 8 Homeownership Assistance	2010	2014	Affordable Housing		Direct Homeownership Assistance		Direct Financial Assistance to Homebuyers: 5 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
18	Owner Occupied Rehabilitation	2010	2014	Affordable Housing		Owner Occupied Rehabilitation	CDBG: \$78,407 HOME: \$56,159	Homeowner Housing Rehabilitated: 12 Household Housing Unit
19	Code Enforcement	2010	2014	Affordable Housing		Code Enforcement	CDBG: \$30,000	Housing Code Enforcement/Foreclosed Property Care: 146 Household Housing Unit
20	Code Deficiency Abatement	2010	2014	Affordable Housing		Minor Home Repair		Homeowner Housing Rehabilitated: 6 Household Housing Unit
21	Demolition of Dilapidated Structures	2010	2014	Demolition and site clearance			CDBG: \$31,565	Homeowner Housing Rehabilitated: 3 Household Housing Unit
22	Neighborhood Stabilization Program	2010	2014	Affordable Housing		Construction of New Owner Occupied Housing		Homeowner Housing Added: 2 Household Housing Unit
23	Sidewalk Improvements	2010	2014	Non-Housing Community Development		Public Facilities Improvement	CDBG: \$50,000	Other: 3 Other
24	Homeless Day Center	2010	2014	Homeless		Acquisition of Real Property Homelessness		Other: 1 Other
25	Micro-enterprise	2010	2014	Non-Housing Community Development		Micro-enterprise Assistance	CDBG: \$71,636	Public service activities other than Low/Moderate Income Housing Benefit: 16 Persons Assisted

Table 6 – Goals Summary<TYPE=[text] REPORT_GUID=[9B4786E64DDAC839A8E119B13CB7DB46]>

Goal Descriptions

1	Goal Name	Affordable Housing Policy
	Goal Description	City Council is expected to adopt the City's Comprehensive Plan in 2013, including provisions for affordable housing. The City will begin the process of reviewing and amending zoning ordinances to match new policies in 2014.
2	Goal Name	Housing Trust Fund
	Goal Description	The Columbia Housing Authority has formed a subsidiary organization with 501(c)3 status as Columbia Community Housing Trust. City staff will be providing support in the development of Columbia Community Housing Trust in 2014.
3	Goal Name	Establishment of Committees
	Goal Description	Two working groups have been established to address the development of a housing trust fund and for to establish a fair housing website.
4	Goal Name	Minor Home Repair
	Goal Description	26 homes are proposed for 2014 through the City's Emergency Repair Program and Boone County Council on Aging's Senior Home Repair program.
5	Goal Name	Accessibility Improvements
	Goal Description	Accessibilty improvements to 6 homes are proposed to be completed in 2014.
6	Goal Name	Home Maintenance Education
	Goal Description	The City plans to provide home maintenance education to 30 persons in 2014. Home maintenance classes are required for rehabilitation program participants.
7	Goal Name	Consumer Education
	Goal Description	The City estimates 200 participants will recieve consumer education from at least one of the following classes: Moneysmart, Home Maintenance Seminars and Homebuyer classes. Moneysmart and the Homebuyer classes are provided by the Columbia Housing Authority.
8	Goal Name	Homebuyer Education
	Goal Description	They City estimates 150 participants will be provided homebuyer classes in 2014.

9	Goal Name	Universal Design
	Goal Description	The City will be adopting minimum Universal Design requirements for all HOME funded housing project.
10	Goal Name	Accessibility Improvements and Construction
	Goal Description	The City expects to complete 6 accessibility projects with Services for Independent Living in 2014. All CHDO funded homes will be required to meet minimum Universal Design requirements in 2014. The City anticipates the construction of 4 CHDO funded units in 2014.
11	Goal Name	Transitional Housing
	Goal Description	The purchase of one transitional housing facility for homeless youth is proposed for 2014. The City estimates 16 additional beds will result from this purchase.
12	Goal Name	Homeless Prevention and Rental Assistance
	Goal Description	The City anticipates service to 22 household containing persons with a mental illness. Service will be in the form of tenant based rental assistance through the Columbia Housing Authority.
13	Goal Name	Fair Housing
	Goal Description	The City will complete fair housing testing in 2014 and expects the completion of a new fair housing website for the City of Columbia.
14	Goal Name	Homeownership Assistance
	Goal Description	The City anticipates serving 15 households with homeownership assistance in 2014.
15	Goal Name	Construction and Homeownership Financing
	Goal Description	The City expects to complete 4 homes with construction financing and homeownership assistance financing being provided to local community housing development organizations.
16	Goal Name	Housing Development Infrastructure
	Goal Description	The City will be providing FY2014 CDBG funding for the Columbia Housing Authority's affordable housing development at Garth and Sexton. The development will consist of rental and owner occupied housing opportunities. CDBG funds will go towards streets, sewers, sidewalks, or additional infrastructure for the development.
17	Goal Name	Section 8 Homeownership Assistance
	Goal Description	The Columbia Housing Authority will continue its Section 8 Homeownership Assistance in 2014. 5 participants are proposed for 2014.

18	Goal Name	Owner Occupied Rehabilitation
	Goal Description	The City anticipates assisting 12 homeowners with comprehensive rehabilitation services in 2014.
19	Goal Name	Code Enforcement
	Goal Description	The City will maintain funding for half of a position to conduct code enforcement activities in the NRT area. 146 units are proposed for code enforcement activities in 2014.
20	Goal Name	Code Deficiency Abatement
	Goal Description	The anticipates serving 6 households through the Code Deficiency Abatement program in 2014.
21	Goal Name	Demolition of Dilapidated Structures
	Goal Description	The City anticipates the demolition of 3 properties in 2014. The demolition program addresses dilapidated and dangerous structures located in the NRT area.
22	Goal Name	Neighborhood Stabilization Program
	Goal Description	The City antiicipates completing redevelopment projects on 2 additional properties purchased with NSP funds. Redevelopment will consist of single family residential.
23	Goal Name	Sidewalk Improvements
	Goal Description	The City is funding design costs for 3 new sidewalk projects in 2014 with construction expected to begin in 2015.
24	Goal Name	Homeless Day Center
	Goal Description	The City will be completing the purchase of a homeless day center facility site by 2014. A request for proposals for reuse will be sent out in the spring of 2014. The site will be purchased with City general revenue funds.
25	Goal Name	Micro-entreprise
	Goal Description	Continue to provide matching funding for micro-enterprise programs to assist 10 businesses with five or fewer employees create or retain jobs for the purpose of accessing economic opportunities. Funding can also include training and technical assistance.

AP-35 Projects – 91.220(d)

Introduction

The following projects will be undertaken by the City of Columbia with FY2014 funding.

#	Project Name
1	Owner Occupied Rehabilitation
2	BCCA Senior Home Repair
3	Neighborhood Response Team Demolition
4	SIL RAMP Program
5	Neighborhood Response Team Code Enforcement
6	CHA Housing Infrastructure
7	Public Works Sidewalk Projects
8	Rainbow House Facility Purchase
9	Reality House
10	HUD Mandated Fair Housing Set-Aside
11	HVAC and Pharmacy Technician Training
12	Homeownership Assistance Program
13	CHA Lincoln Unity
14	Community Housing Development Organizations
15	Rehab Admin
16	CDBG Administration
17	CDBG Planning
18	HOME Administration

Table 7 – Project Information

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

Allocation priorities were based on priority needs in the Consolidated Plan, proposals submitted by local organizations and strength of proposals and organizations submitting projects through the annual application process. The main obstacle for addressing underserved needs is the lack of funding available to meet growing community needs.

Projects

AP-38 Projects Summary

Project Summary Information

1	Project Name	Owner Occupied Rehabilitation
	Target Area	
	Goals Supported	Home Maintenance Education Owner Occupied Rehabilitation
	Needs Addressed	Owner Occupied Rehabilitation
	Funding	HOME: \$50,000
	Description	Comprehensive rehabilitation of owner occupied housing. Repairs may include code compliance, electrical, HVAC, structural, lead remediation and energy efficiency.
	Planned Activities	Comprehensive rehabilitation of 12 owner occupied units. All rehabilitation program participants must attend the City's Home Maintenance Seminar.
2	Project Name	BCCA Senior Home Repair
	Target Area	
	Goals Supported	Minor Home Repair
	Needs Addressed	Owner Occupied Rehabilitation Minor Home Repair
	Funding	CDBG: \$16,000
	Description	Boone County Council on Aging provides minor home repairs to income eligible seniors. The program provides emergency repairs and necessary repairs to help seniors age in place and maintain their home.

	Planned Activities	Minor home repairs including plumbing leaks, sewer leaks, accessibility and general home maintenance and repairs for seniors.
3	Project Name	Neighborhood Response Team Demolition
	Target Area	
	Goals Supported	Demolition of Dilapidated Structures
	Needs Addressed	Clearance and Demolition
	Funding	CDBG: \$31,565
	Description	Demolition of dilapidated and hazardous structures in the Neighborhood Response Team area.
	Planned Activities	Demolition of 3 dilapidated residential structures in the NRT area. Demolition will likely assist local community housing development organizations in the redevelopment of properties.
4	Project Name	SIL RAMP Program
	Target Area	
	Goals Supported	Accessibility Improvements
	Needs Addressed	Accessibility Improvements
	Funding	CDBG: \$20,000
	Description	Services for Independent Living (SIL) operates the RAMP program which provides ramps and accessibility improvements in the homes of persons with disabilities.
	Planned Activities	Construction of ramps and other home accessibility modifications.
5	Project Name	Neighborhood Response Team Code Enforcement
	Target Area	

	Goals Supported	Code Deficiency Abatement
	Needs Addressed	Code Enforcement
	Funding	CDBG: \$30,000
	Description	Funding will fund 1/2 fte for code enforcement activities. Code enforcement activities will include exterior property maintenance violations in the Neighborhood Response Team area.
	Planned Activities	Code enforcement of exterior property maintenance violations in the Neighborhood Response Team area.
6	Project Name	CHA Housing Infrastructure
	Target Area	
	Goals Supported	Construction and Homeownership Financing Housing Development Infrastructure
	Needs Addressed	Construction of New Owner Occupied Housing Rental Production
	Funding	CDBG: \$190,000
	Description	CDBG funds will go towards housing infrastructure costs for the Columbia Housing Authority's affordable housing development project at Garth and Sexton Avenue. Infrastructure costs may include streets, sewers, sidewalks, water and other necessary infrastructure. The housing development will consist of 6 owner occupied units and 60 rental opportunities.
	Planned Activities	Construction of streets, sewers, sidewalks and other infrastructure costs at the Columbia Housing Authority's affordable housing development at Garth and Sexton Avenue.
7	Project Name	Public Works Sidewalk Projects
	Target Area	
	Goals Supported	Sidewalk Improvements

	Needs Addressed	Public Facilities Improvement Accessibility Improvements
	Funding	CDBG: \$50,000
	Description	Funding is for the design of 3 sidewalk projects in low to moderate income neighborhoods. Sidewalks will be constructed to ADA compliance. Project design will take place in 2014 with construction to begin in 2015.
	Planned Activities	Design of 3 sidewalk public works projects to take place at intersection of Worley and Clinkscapes, Garth Avenue and Elleta Boulevard.
8	Project Name	Rainbow House Facility Purchase
	Target Area	
	Goals Supported	Transitional Housing
	Needs Addressed	Homelessness
	Funding	CDBG: \$170,000
	Description	The purchase of a transitional housing facility for homeless youth. Rainbow house will house up to approximately 16 additional homeless youth, while providing them with supportive services.
	Planned Activities	Purchase of transitional housing facility for homeless youth.
9	Project Name	Reality House
	Target Area	
	Goals Supported	Transitional Housing
	Needs Addressed	Homelessness
	Funding	CDBG: \$40,000
	Description	CDBG funds will be provided for further renovations to their transitional housing facility. The facility serves ex-offenders with transitional housing in order to avoid homelessness.

	Planned Activities	Renovations to transitional housing facility. Renovations will include code compliance, accessibility and interior building improvements. Renovations will not expand the number of available units.
10	Project Name	HUD Mandated Fair Housing Set-Aside
	Target Area	
	Goals Supported	Fair Housing
	Needs Addressed	Fair Housing
	Funding	CDBG: \$10,000
	Description	Fair housing counseling, education and outreach.
	Planned Activities	Fair housing counseling for low to moderate income individuals. Hosting City fair housing events and conducting fair housing education and outreach in the community.
11	Project Name	HVAC and Pharmacy Technician Training
	Target Area	
	Goals Supported	Consumer Education
	Needs Addressed	Employment Training
	Funding	CDBG: \$71,636
	Description	Vocational training to at-risk youth and young adults. Primary participants will be lower income minority populations. Training will include job training, certifications and life skills. Vocational areas of training will be HVAC and Pharmacy.
	Planned Activities	Vocational training and life skills training in the areas of HVAC and Pharmacy Technician.
12	Project Name	Homeownership Assistance Program
	Target Area	

	Goals Supported	Homebuyer Education Homeownership Assistance
	Needs Addressed	Direct Homeownership Assistance
	Funding	HOME: \$67,597
	Description	The City will provide direct homebuyer assistance in the form of downpayment assistance or assistance with closing costs. All program participants are required to attend the City sponsored first time homebuyer class.
	Planned Activities	Direct homebuyer assistance through downpayment assistance and closing cost assistance.
13	Project Name	CHA Lincoln Unity
	Target Area	
	Goals Supported	Accessibility Improvements and Construction
	Needs Addressed	Rental Production
	Funding	HOME: \$325,000
	Description	This project will consist of conversion of public housing to project based vouchers through HUD's Rental Assistance Demonstration program. The project will include major renovations and reconfiguring of housing units. The City is considering this project as Rental Production do to the units being converted from public housing to rental units.
	Planned Activities	Comprehensive rehabilitation of public housing units and conversion to project based vouchers through HUD's Rental Assistance Demonstration program.
14	Project Name	Community Housing Development Organizations
	Target Area	
	Goals Supported	Construction and Homeownership Financing
	Needs Addressed	Construction of New Owner Occupied Housing Direct Homeownership Assistance

	Funding	HOME: \$60,000
	Description	Development of affordable housing with local community housing development organizations.
	Planned Activities	
15	Project Name	Rehab Admin
	Target Area	
	Goals Supported	Home Maintenance Education Owner Occupied Rehabilitation
	Needs Addressed	Owner Occupied Rehabilitation Rehabilitation Administration
	Funding	CDBG: \$78,407
	Description	Provides funds for staffing, inspections and administrative project costs associated with the City's internal housing programs.
	Planned Activities	Staffing costs, inspection services, appraisal fees, recording fees and home maintenance class costs.
	16	Project Name
Target Area		

Goals Supported	Minor Home Repair Accessibility Improvements Home Maintenance Education Accessibility Improvements and Construction Homeless Prevention and Rental Assistance Fair Housing Homeownership Assistance Construction and Homeownership Financing Housing Development Infrastructure Owner Occupied Rehabilitation Code Deficiency Abatement Demolition of Dilapidated Structures Neighborhood Stabilization Program Homeless Day Center Micro-entreprise
Needs Addressed	Acquisition of Real Property Public Facilities Improvement Homelessness Clearance and Demolition Fair Housing Construction of New Owner Occupied Housing Direct Homeownership Assistance Owner Occupied Rehabilitation Rental Production Administration and Planning Costs Employment Training Micro-enterprise Assistance Minor Home Repair Accessibility Improvements

	Funding	CDBG: \$101,086
	Description	Administrative and staffing costs for the CDBG program.
	Planned Activities	
17	Project Name	CDBG Planning
	Target Area	
	Goals Supported	Establishment of Committees Minor Home Repair Accessibility Improvements Universal Design Accessibility Improvements and Construction Homeless Prevention and Rental Assistance Fair Housing Neighborhood Stabilization Program
	Needs Addressed	Administration and Planning Costs
	Funding	CDBG: \$33,696
	Description	Covers costs of planning activities required for receiving CDBG and HOME funding.
	Planned Activities	Completion of Annual Action Plan and CAPER for 2015. Completion of new Consolidated Plan for 2015-2019.
18	Project Name	HOME Administration
	Target Area	
	Goals Supported	Housing Trust Fund Homeownership Assistance Construction and Homeownership Financing Owner Occupied Rehabilitation Neighborhood Stabilization Program

Needs Addressed	Acquisition of Real Property Rental Housing Subsidies Construction of New Owner Occupied Housing Direct Homeownership Assistance Owner Occupied Rehabilitation Rental Production Administration and Planning Costs
Funding	HOME: \$40,000
Description	Administrative and staffing costs for operating the HOME program.
Planned Activities	Support HOME program activities such as homeownership assistance, new home construction, rental production, CHDOs and property acquisition.

Table 8 – Project Summary

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

A majority of the City's program funding is open Citywide to activities that support low to moderate income households and neighborhoods. The demolition program only operates within the Neighborhood Response Team area due to a high concentration of need for the program. Neighborhood Stabilization Program funding is targeted to an area that has been significantly impacted by foreclosure and vacant housing. Approximately \$25,000 in unallocated NSP funds remains for 2014 and the City expects to expend this money on additional land bank property purchases.

Geographic Distribution

Target Area	Percentage of Funds
NEIGHBORHOOD RESPONSE TEAM AREA	5
NSP Area	5
Citywide	90

Table 9 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City provides a majority of program funding Citywide to allow funds to be directed towards needs as they are identified and to ensure timely expenditure of funds. A majority of the City's projects will fall within the NRT area, however some projects are expected to be undertaken outside the NRT area through the City's internal housing programs. Maps of planned projects, local target areas, income and race distribution are included in the attached appendix.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The City of Columbia will undertake several affordable housing projects in FY2014. HUD funding will help continue the operation of SIL's RAMP Program, BCCA's Senior Home Repair Program and the City's internal housing programs (Owner Occupied Rehabilitation, Code Deficiency Abatement, Emergency Repair, and Homeownership Assistance). The City will also continue to fund tenant based rental assistance through the Columbia Housing Authority. The City is funding two larger affordable housing projects being undertaken by the Columbia Housing Authority resulting in 144 new rental opportunities and 6 homeownership opportunities.

One Year Goals for the Number of Households to be Supported	
Homeless	56
Non-Homeless	147
Special Needs	22
Total	225

Table 10 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	22
The Production of New Units	150
Rehab of Existing Units	38
Acquisition of Existing Units	15
Total	225

Table 11 - One Year Goals for Affordable Housing by Support Type

Discussion

Approximately 225 households will be served through home rehabilitation projects, new construction (single family or multi-rental) and rental subsidies in FY2014. The City will also be re-evaluating all of its affordable housing strategies in 2014, as part of formulating its new Consolidated Plan for 2015-2019.

AP-60 Public Housing – 91.220(h)

Introduction

The City of Columbia works closely with the Columbia Public Housing Authority (CHA) on a variety of housing and community development activities. The City of Columbia annually provides funding to CHA annually in order to operate tenant based rental assistance (TBRA) and the FY2014 Annual Action Plan includes funding for TBRA. TBRA helps persons exiting treatment facilities secure safe housing and avoid the risk of homelessness. The City also plans to fund CHA in FY2014 with housing infrastructure funds through CDBG. This funding will go towards roads, sidewalks and other infrastructure costs of a large affordable housing development that will potentially involve low-income housing tax credits (LIHTC). The City of Columbia also plans to provide a significant amount of HOME funds to assist CHA with the RAD program and renovations to several housing units. The FY2014 Annual Action Plan outlines plans for continued partnership between the City of Columbia and the Columbia Housing Authority in addressing housing and community development needs for low to moderate income citizens.

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

The Columbia Housing Authority (CHA) has submitted an application to HUD to participate in the Rental Assistance Demonstration (RAD) Program which will allow the CHA to convert its Public Housing operating subsidies and Capital Project funding to a fixed contract rent equal to the funding received from HUD for Public Housing in FYE2012. The fixed contract rent will be allocated through the Project-Based Housing Choice Voucher Program.

The approval of the RAD application will allow the CHA to apply for Low-Income Housing Tax Credits from the Missouri Housing Development Commission (MHDC) to provide financial support for renovations to the CHA's Public Housing properties.

On September 6, 2013, the CHA submitted an application to the MHDC for the funding to complete major renovations to 84 family-site townhomes and garden-style apartments located on Lincoln, Unity, Worley, Oak, and Hicks Street and modest renovations to the 200 units of Paquin Tower.

The CHA requested the following funding from the MHDC to support these Public Housing renovations referred to as the Stuart Parker Apartments and Paquin Tower:

1. \$852,000 of Federal LIHTC Credit
2. \$700,000 of State LIHTC Credit
3. \$1,250,000 of HOME funds

The total construction and development costs for the Stuart Parker – Paquin Tower renovations are estimated as follows:

- Total Construction = \$10,574,996
- Total Development Costs = \$23,652,811

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

The CHA has two Resident Services Coordinators that support the operation of Public Housing Resident Associations at each of our four Public Housing sites. CHA Public Housing Resident Associations received Resident Participation funding from HUD to support their operation and encourage their participation in providing resident input in the management of the CHA. The CHA has also partnered with the City of Columbia to provide organizational and leadership training to the CHA's Resident Associations.

The CHA also provides staff support to the Resident Advisory Board which is composed of a mix of Public Housing Residents and Housing Choice Voucher Program Participants. All modifications to the Public Housing Admissions and Continued Occupancy Policy and the Housing Choice Voucher Program Administrative Plan are presented to the Resident Advisory Board for their review and to provide comments to the CHA Board of Commissioners. These modifications are also posted for a 45 day public comment period.

CHA Public Housing Residents have several opportunities to participate in homeownership programs. These include the Money Smart Program, the City sponsored Homeownership Program, the Public Housing Family Self-Sufficiency Program, and the Section 8 Housing Choice Voucher Program Homeownership Programs.

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

Not applicable.

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

Introduction

The City of Columbia's Division of Human Services coordinates City efforts in addressing homelessness. The Division of Human Services historically has overseen ESGP funds and contracted with local non-profit organizations. In 2012, the City changed its involvement regarding ESGP funding. Local non-profit organizations now apply directly for ESGP funds and are provided a letter of support at the time of their application for funding. The Division of Human Services provides direct staff support to the Basic Needs Coalition. Community Development Department staff also participate in the BNC and provide additional staff support.

The Basic Needs Coalition (BNC) is a group of local service providers and faith based organizations working to address homelessness. The BNC continues to support outreach activities to the chronically homeless, including providing bundles of supplies to unsheltered homeless individuals. The BNC is also continuing its point in time count in the summer and winter to assist in identifying the level of need in serving homeless populations in Columbia.

The Columbia Interfaith Resource Council is a non-profit organization formed specifically for establishing a new drop-in center that provides a safe location and access to services for homeless persons. The City Council has set aside approximately \$123,000 in general revenue to purchase a site for the homeless drop-in center that will be later developed with the use of CDBG funding. Community Development Department staff and the Division of Human Services is working in partnership to identify a site.

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

The City Division of Human Services provides staff support to the Basic Needs Coalition, which will continue reaching out to homeless populations and assessing the needs of the homeless community. The BNC will complete 2 point in time counts, conduct other awareness activities through out the year, and provide bundles in the colder months. The City of Columbia has set aside \$123,000 in general revenue for the purpose of purchasing a site to house a homeless drop in center. The City expects to later use CDBG funding develop the facility. The drop in center will provide a safe place for homeless individuals to reduce exposure to the elements and provide services and referrals to additional services to address their needs. The main goals between City efforts and the efforts of the BNC will be to work towards eliminating deaths due to exposure, eliminating youth homelessness and ensuring there are no homeless veterans.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City of Columbia FY2014 Annual Action Plan provides CDBG funding for a homeless transitional housing facility housing ex-offenders re-entering the community, as well as a transitional housing facility for homeless youth. The transitional housing facility for ex-offenders will see renovations to the building that will improve accessibility, safety and code compliance. Funding for transitional housing for homeless youth will expand living space and up to 16 beds for youth experiencing or at risk of homelessness.

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

Continuum of Care – Continuum of Care NOFA was only recently issued for 2012 and the organizations planning on submitting an application through the Balance of State Continuum of Care have not yet been decided; therefore, the Continuum of Care Section discussed below may be subject to change.

Salvation Army Case Management Services, Phoenix Programs to address case management and housing placement services for persons with substance abuse problems through Project Bridge in collaboration with the Voluntary Action Center; the renewal of Phoenix Program's "At Home" and Modified Therapeutic Communities Program providing permanent housing for persons with substance abuse problems; renewal of the Shelter plus Care Program operated by the Columbia Housing Authority providing rental assistance to homeless persons with special needs.

RAIN-Central Missouri will continue to use HOPWA funds to provide rental assistance to homeless persons with AIDs. RAIN provides permanent housing options through 12 units of housing it developed with HOME funding from the City. Housing units are not restricted to the homeless; however, a significant number of homeless persons with AIDs are housed in housing units owned by RAIN.

Rainbow House currently leases and operates a transitional housing facility for 8 homeless youth. The City of Columbia is providing funds for the purchase of an additional facility to house up to 16 additional beds in 2014.

City of Columbia Division of Human Services funding administered by the City's Division of Human Services includes funding for homeless supportive services and housing operational costs for the following organizations: emergency shelter and transitional housing for victims of

domestic violence through provide by “The Shelter”, supportive services through mental health counseling provided by the Family Counseling Center, funding for the Salvation Army and Welcome Home’s emergency and transitional housing programs, and Rainbow House’s Emergency Shelter and Transitional Housing Programs for children and youth.

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 will continue to provide HOME funding to the Columbia Housing Authority (CHA) for its tenant based rental assistance (TBRA) program. TBRA provides rental assistance to low-income individuals and family being discharged from institutions in order to avoid homelessness. TBRA typically provides assistance for approximately 22 households. CHA will also operate the Shelter Plus Care Program providing rental assistance to homeless persons with special needs.

The Salvation Army Case Management Services, and Phoenix Programs will provide case management and housing placement services for persons with substance abuse problems through Project Bridge in collaboration with the Voluntary Action Center; the renewal of Phoenix Program’s “At Home” and Modified Therapeutic Communities Program providing permanent housing for persons with substance abuse problems. renewal of the Shelter plus Care Program operated by the Columbia Housing Authority providing rental assistance to homeless persons with special needs.

One year goals for the number of households to be provided housing through the use of HOPWA for:
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family
Tenant-based rental assistance
Units provided in housing facilities (transitional or permanent) that are being developed, leased, or operated
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds
Total

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

Introduction

The City of Columbia completed a survey of local low to moderate income citizens regarding barriers to affordable housing in the spring of 2013. This survey and analysis was completed in partnership with MU Truman School of Public Affairs students, as a part of their capstone class requirements. Completion of the survey was identified as a 5 year goal/objective in the 2010-2014 Consolidated Plan. The information from this survey has helped shape the annual action plan and will be used in the formulation of the City's 2015-2019 Consolidated Plan goals.

The City of Columbia has a demonstrated need to remove barriers to affordable housing. According to the 2007-2011 American Communities Survey, the housing stock consists of 69,250 units, of which 57.6% are owner-occupied while the other 42.4% are renter occupied. Approximately 57% of individuals live in owner occupied homes with 22.8% paying more than the HUD defined cost burdened threshold of 30% of total household income in mortgage costs to own the home. 49.7% of Columbia individuals residing in rental units pay more than 30% of total household income in rent. Results from the Barriers to Affordable Housing survey indicate needs associated with housing quality, crime, employment wages, and accessibility.

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 of Columbia City Council has recently adopted the City's new Comprehensive Plan, which will guide policy decisions for growth and redevelopment in the future. The comprehensive plan includes provisions for affordable housing which may include amending zoning ordinance to include smaller lot size requirements for redevelopment, accessory dwelling provisions and additional provisions to reduce development costs and encourage the development of affordable housing. The City expect to begin efforts to amend the zoning in 2014, which will likely extend into 2015.

Discussion

Results from the City's recent Barriers to Affordable Housing Survey demonstrate greatest need in the areas of housing quality, crime, employment wages and accessibility. The most common problems associated with housing quality concerns were reported to be broken windows and doors and incomplete plumbing facilities. A large majority of survey respondents indicated that plumbing problems consisted of leaks within the house as opposed to the lack of service. Renters indicated a much greater disproportionate concern for crime associated with their housing or neighborhood. Many rental respondents indicated the need to move due to

the level of crime near their home. Respondents of all backgrounds and household types indicated a strong need for adequate employment. 60% of all respondents indicated that adequate employment wages is a significant barrier to affordable housing. 40% of disabled survey respondents identified accessibility needs as a barrier to affordable housing, indicating a need for increased affordable housing inclusive to persons with accessibility needs.

The City is addressing each of the prominent barriers highlighted in the Barriers to Affordable Housing survey results. The City will continue operating its internal housing programs to assist with emergency repairs, code violations and comprehensive rehabilitation needs for owner occupied housing. The City Council has also formed an anti-violence task force to address growing concerns with crime and violence. The City will also be funding several economic development initiatives with CDBG funds and City general revenue in 2014 to assist at risk youth in employment services.

AP-85 Other Actions – 91.220(k)

Introduction

The City of Columbia provides a significant amount of funding to meet additional needs unserved or underserved through HUD funds. The City typically allocates approximately \$900,000 in City general revenue to fund social services activities. For FY2014, the City also allocated an additional \$50,000 in general revenue for Central Missouri Community Action's Microloan Program, \$75,000 in general revenue for Job Point's Youth Build Program and \$123,000 for the purchase of a homeless drop in center site.

Actions planned to address obstacles to meeting underserved needs

The largest obstacle to meeting underserved needs is the level of need and available resources. Actions taken to address obstacles to underserved needs during 2014 will include, but are not restricted to the following:

The City will provide \$75,000 in general revenue to Job Point for the purpose of providing vocational training to at risk youth and young adults. There has been a growing concern with crime in Columbia and ensuring that youth are provided opportunities obtain skills for employment, rather than following a path of crime and violence.

The City will provide \$50,000 in general revenue to fund Central Missouri Community Action's Microloan program. These efforts will result in increased employment opportunities for low to moderate income entrepreneurs.

The City will continue to address the need for sidewalks in CDBG eligible areas in order to renovate and rebuild sidewalks to allow accessible paths for persons with disabilities and those using non-motorized transportation. Two of the sidewalk projects are located adjacent to public housing units.

The City will provide \$123,000 in general revenue for the purchase of a homeless drop in center site. The City expects to utilize CDBG funding in Fy2015 for the development of the site.

The City has provided a letter of support and made preliminary commitments of CDBG and HOME funding to the Columbia Housing Authority's low-income housing tax credit application to MHDC. City staff has also been directly involved in the development of the project to be potentially funded, which will increase affordable rental opportunities by 60 units and affordable ownership opportunities by 6 units.

The City has also provided a letter of support for JES Dev Co for its low income housing tax credit application through MHDC for the development of Gentry Estates II.

The City of Columbia Water and Light continue its partnership with Boone Electric to provide additional resources to improve efficiency for low to moderate income housing.

Actions planned to foster and maintain affordable housing

The City Council has adopted a new comprehensive plan, including affordable housing elements. The City will begin the process of review and rewriting zoning and land use ordinances in FY2014 and will likely extend well into FY2015. Changes discussed will include changes to the City's zoning ordinance with the goal increasing housing density in the central City, including developing a "cottage housing" provision in the ordinance. Research has been completed for the "cottage housing" provision in the ordinance and accessory dwelling units (ADU).

The City will continue to use properties acquired through Neighborhood Stabilization Act funding in Census Tracts 8 and 9 to begin the process of establishing a land bank and housing trust organization for the purpose of developing affordable housing and revitalizing neighborhoods. The Columbia Housing Authority has incorporated an organization named Columbia Community Housing Trust to fill the role of the new Housing Trust organization. The Columbia Housing Authority has transferred 5 NSP properties donated to them from the City to use as resources to form and grow the Columbia Community Housing Trust organization.

The City will continue the operation of the following internal housing programs: Owner Occupied Housing Rehabilitation, Emergency Repair, Code Deficiency Abatement, Demolition, and Homeownership Assistance. The City is also continuing to provide funding to Services for Independent Living's RAMP program and Boone County Council on Aging's Senior Home Repair Program.

The City conducted a survey targeted towards low to moderate income households, concerning barriers to affordable housing. The City will utilize results from this data in the development of its new Consolidated Plan for years 2015-2019.

Actions planned to reduce lead-based paint hazards

The City will continue to reduce the number of units containing lead-based paint hazards, primarily through its housing rehabilitation programs; and through the demolition of dilapidated un-safe structures that contain lead paint. The City requires all houses to be lead-safe on completion of rehabilitation activities. The City continues to contract with a licensed risk assessor to provide lead hazard evaluation. The city will hold EPA Certified Lead Abatement Supervisor training again in FY 2014 for all contractors permanently abating lead services. The City also provides EPA Training to benefit participants in the Columbia Builds Youth Program. The City will continue to bring houses into lead safe condition through its Owner Occupied Housing Rehabilitation Program and continually educate contractors and applicants concerning lead hazards.

Actions planned to reduce the number of poverty-level families

In addition to the Federal Sources of funding mentioned above, including Emergency Repair and Continuum of Care funds, the following sources of funding are being used to address poverty level families in the community:

- Mental Health Block Grant funding for substance abuse and mental health treatment;
- HOPWA funding for persons living with HIV/AIDS provide through RAIN-Central Missouri;
- USDA Commodity Foods Program;
- Funding provided through the City and County Department and Division of Human Services for a variety of health and social service programs as indicated in the Consolidated Plan document, including the Family Health Center and the Family Dental Center, serving uninsured populations;
- The Woman's Infants and Children (WIC Program) administered through the City/County Department of Public Health and Human Services;
- City and County funding administered by the Division of Human Services for multiple social service programs;
- Funding through the United Way for multiple social service agencies;
- Donations leveraged through the Neighborhood Assistance Program and other private sources.
- Faith based funding administered by the Voluntary Action Center to help meet the basic needs of low-income Boone County residents;
- Funding for homeless prevention activities through the Federal Emergency Management Agency and through the Missouri Housing Trust Fund.

Actions planned to develop institutional structure

The City will be completing a new Consolidated Plan for 2015-2019 during most of FY2014. The City will be using this opportunity to re-evaluate community needs and prioritize strategies for addressing community needs with HUD funding.

The City will be reviewing its institutional structure regarding the ability to acquire, purchase, and redevelop properties in the Neighborhood Response Team area; and for other purposes. The City is currently working with the Columbia Housing Authority in the development of a new Housing Trust organization.

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

The Community Development Department will continue to work in partnership and coordinate housing efforts with the Columbia Housing Authority (CHA). City staff is represented on a team lead by CHA staff for the development of a significantly sized affordable housing development

at Garth and Sexton. The development will feature 60 additional affordable rental options and 6 additional affordable homeownership opportunities.

The Community Development Department has also provided a letter of support to a private developer (JES Dev Co) for low income housing tax credit financing through MHDC for the development of Gentry Estates II. The City will also be more closely involved and provide additional support if the project is funded.

Coordination of actions for social services will primarily be through the Boone County Basic Needs Coalition (BNC) and the City Division of Human Services. The Coalition includes representatives from City Departments, including the Division of Human Services, Community Development; as well as a large number of other social services organizations. Subcommittees of this group are actively addressing the needs of offenders and ex-offenders, needs of homeless youth, outreach to homeless persons, and provide assistance in the preparation of information needed to apply for Continuum of Care funding. The Division of Human Services currently provides significant staff support to the BNC.

The Basic Needs Coalition is the primary point of contact with the Balance of State Continuum of Care and will coordinate the State's efforts at identifying and reporting homeless needs for possible funding.

The City is working closely with the Division of Community Services to coordinate funding opportunities for public service activities and fair housing activities. For public service activities, a specific CDBG funding policy covering who can and cannot apply for CDBG public service activities is included as part of the administrative guidelines for CDBG programs and is part of a Council Resolution for the distribution of CDBG funding. The types of activities that will be funded with CDBG or City Community Service funding will closely follow priority needs that are specified in the City's five year plan document.

The City's Division of Human Services is working closely with the United Way to coordinate funding with that organization as well.

Program Specific Requirements

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

Introduction

The City of Columbia receives a significant amount of CDBG and HOME program income annually. These funds are typically used to support additional owner occupied rehabilitation projects, however 4 times to normal amount of CDBG funds was received in 2013 and the additional funds were reprogrammed into sidewalk projects. The City of Columbia typically receives approximately \$30,000 in CDBG program income and \$90,000 in HOME program income.

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

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

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
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
3. The amount of surplus funds from urban renewal settlements	0
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
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
---	---

2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum 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.

95.00%

This Action Plan covers FY2014 and the City of Columbia operates by calendar year. This Action Plan is for January 1, 2014 through December 31, 2014.

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(I)(2)**

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

The City of Columbia is supporting 2 low income housing tax credit applicants to be funded in 2014. The City is supporting the Columbia Housing Authority's application to develop affordable rental housing at Garth and Sexton, as well as their Rental Assistance Demonstration (RAD) project involving the conversion of public housing to project based vouchers. The City is also supporting JES Dev Co in their low income housing tax credit application that includes the development of senior housing at Gentry Estates Phase II.

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:

The City of Columbia's Homeownership Assistance program provides 5% or up to \$5,000 in assistance for eligible homebuyers. Assistance is in the form of a 5 year forgivable loan, forgiven at 20% per year of occupancy. The City's Homeownership Assistance Neighborhood Development program allows homebuyer assistance levels to go up to \$30,000 and extends the loan period to 10 years. The City uses recapture provisions in its HOME agreements involving direct homebuyer activities in accordance with 92.253(a)(5)(ii). If an eligible program participant sells their home within the affordability period, the unforgiven balance is recaptured by the City of Columbia and used for future projects.

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 City uses recapture provisions in its HOME agreements involving direct homebuyer

activities in accordance with 92.253(a)(5)(ii). If an eligible program participant sells their home within the affordability period, the unforgiven balance is recaptured by the City of Columbia and used for future projects.

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:

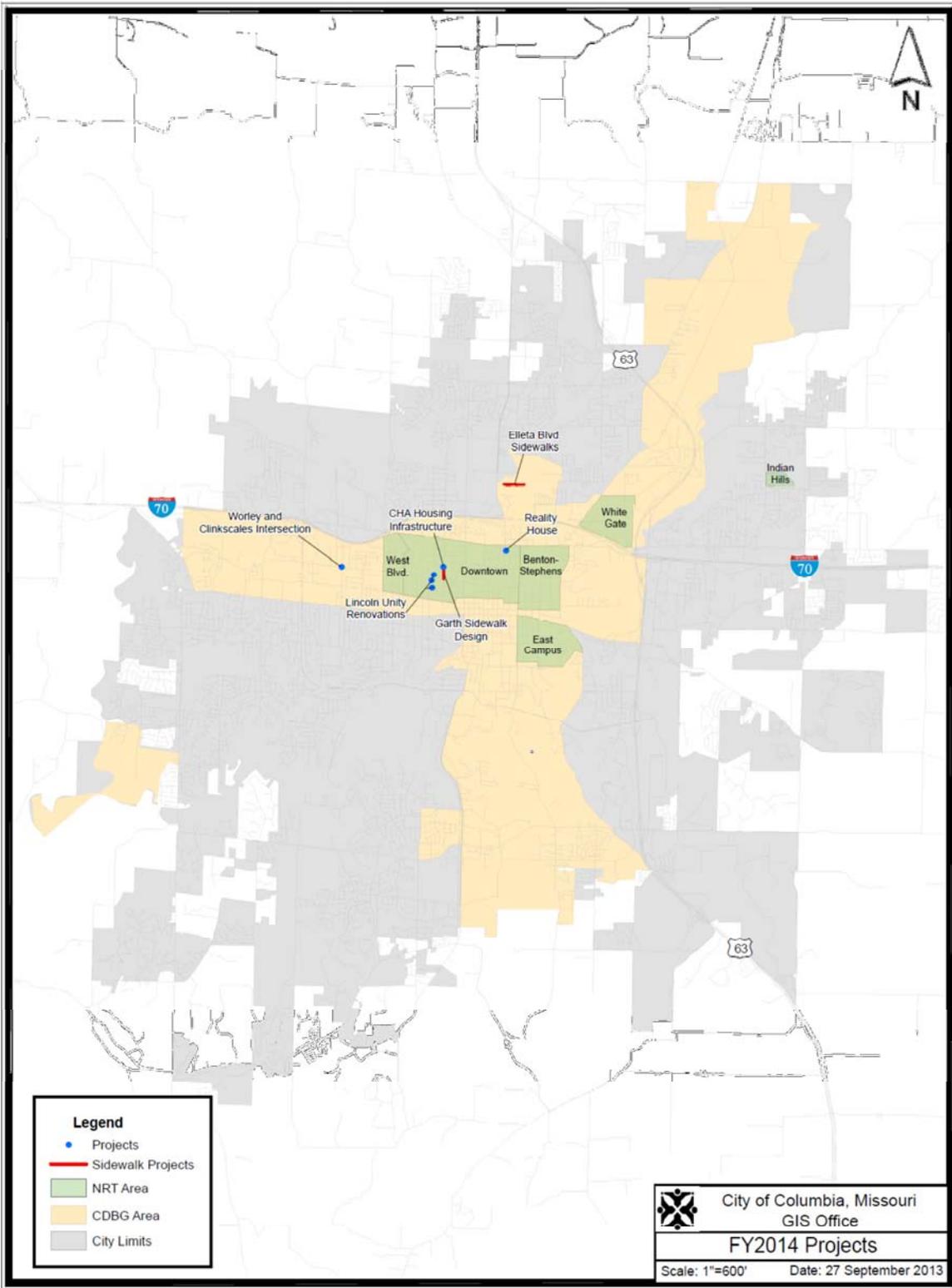
The City does not plan to use HOME funds to refinance existing debt secured by multi-family housing.

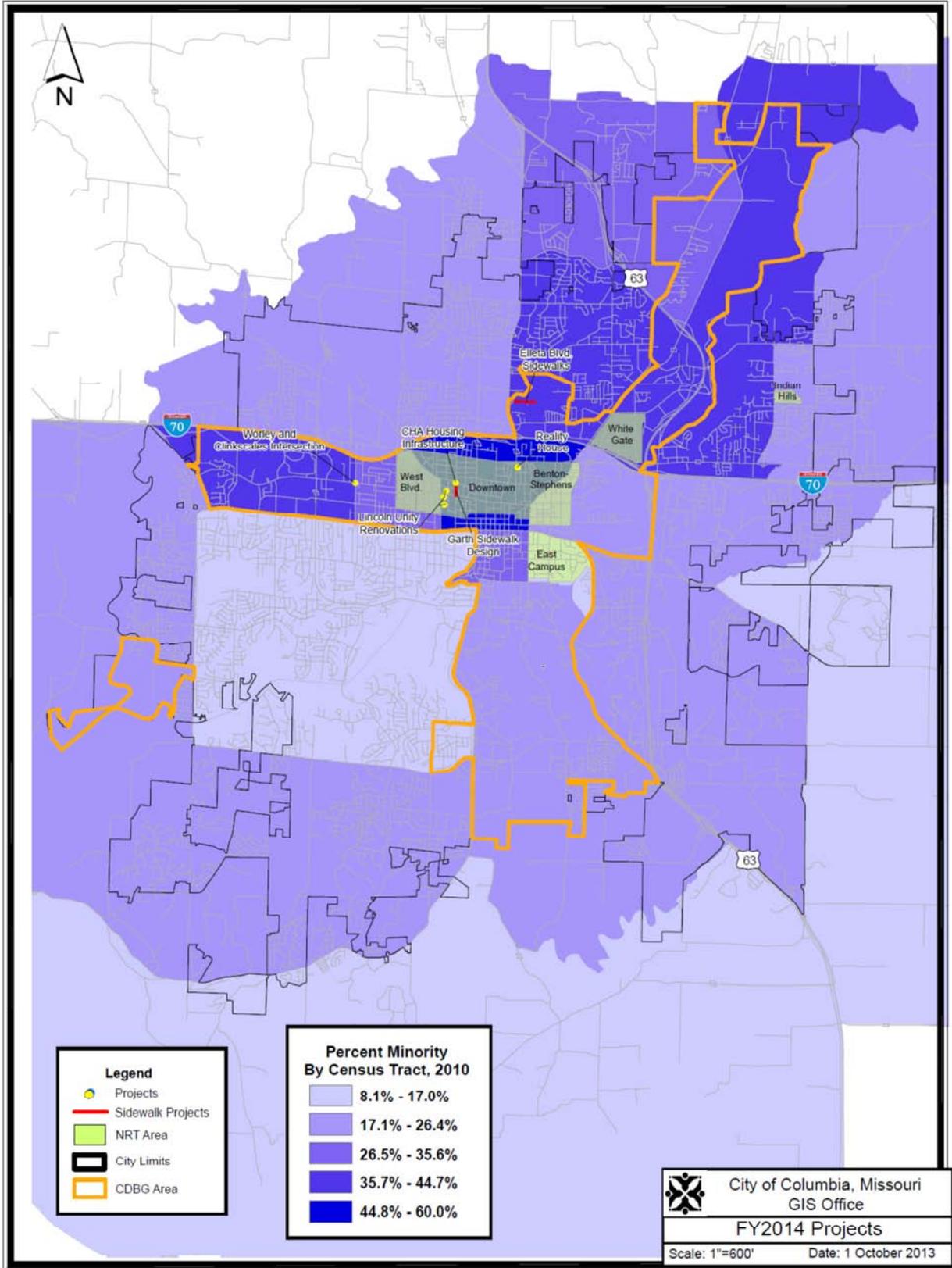
Appendix A: GIS Maps

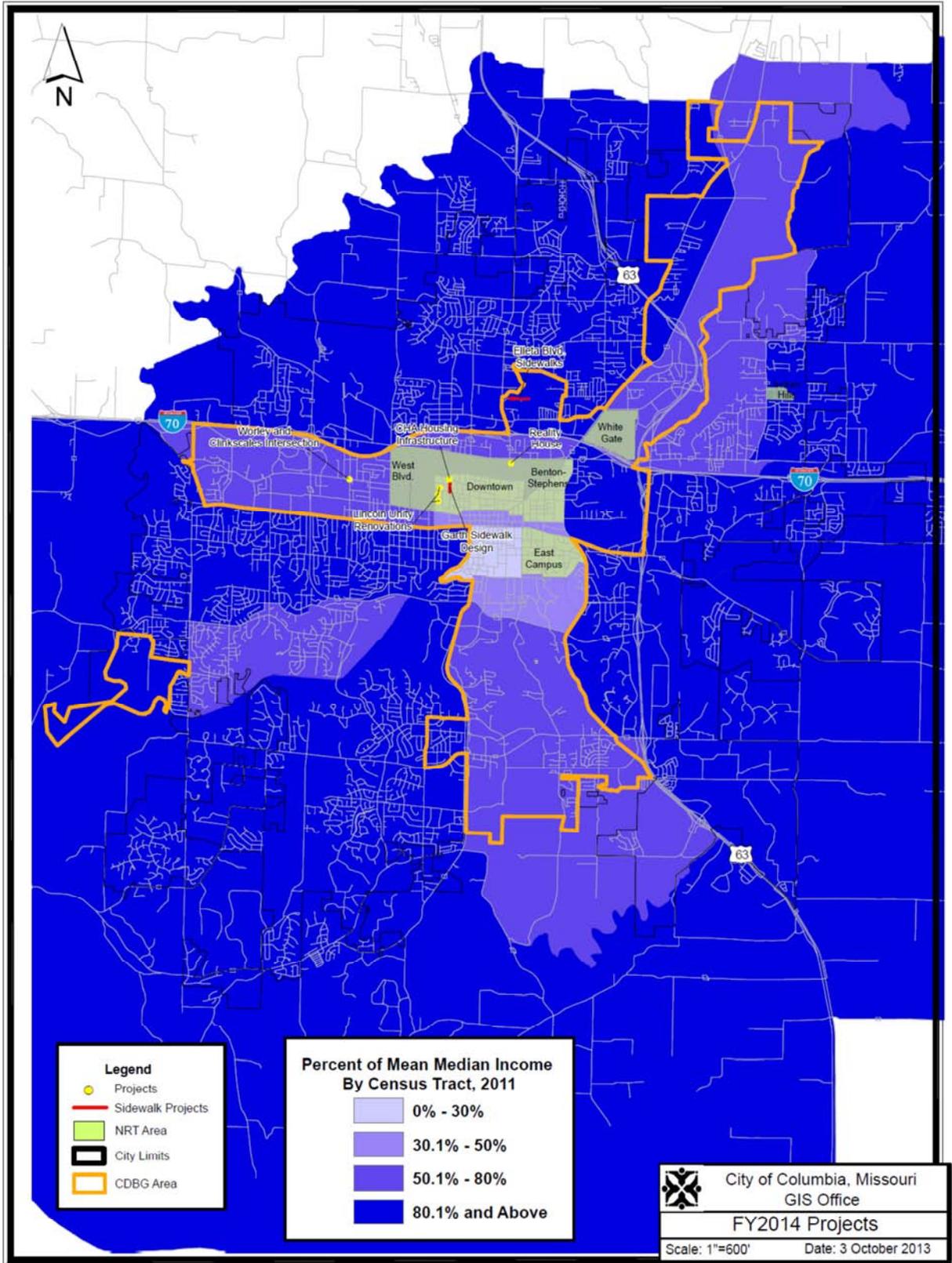
Map 1: Project and Area Map

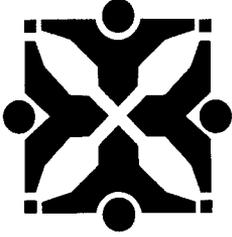
Map 2: Minority Distribution and 2014 Projects

Map 3: Income Distribution and 2014 Projects









Source: Community Development - CDBG/Home  Agenda Item No:

To: City Council
From: City Manager and Staff 

Council Meeting Date: Oct 21, 2013

Re: Approval of the FY 2014 Annual Action Plan for CDBG and HOME Funds

EXECUTIVE SUMMARY:

Staff has prepared a resolution for the Council to approve the 2014 Action Plan. The 2014 Action Plan must be submitted to the Department of Housing and Urban Development (HUD) in order to receive CDBG and HOME funds. A public hearing is required by HUD in accordance with the City's Citizen Participation Plan. A draft of the 2014 Action Plan is attached to this report (Attachment A). The 2014 Action Plan supplements the Consolidated Housing and Community Development Plan for 2010-2014. A draft 2014 Action Plan has been made available for public review.

DISCUSSION:

HUD requires that the City's 2014 Action Plan be submitted before November 15th in order to receive CDBG and HOME funds. The Action Plan is also required for other organizations to receive HUD funding, including Columbia Housing Authority Programs and funding for the homeless through the Continuum of Care. A 30 day public comment period is required, which will end on November 1, 2013. Any comments received after the public hearing, and responses, will be provided to the City Council. Approval of the Action Plan is required for submission to HUD.

In May of 2012, the Federal Department of Housing and Urban Development's Office of Community Planning and Development introduced the eCon Planning Suite, a collection of new online tools to assist grantees in creating market-driven, leveraged housing and community development plans. One of these tools, the Annual Action Plan Template, allows grantees to develop and submit their Annual Action Plans online. For FY 2014, the City of Columbia utilized the online Action Plan for the first time. The following document is an exported version of the Annual Action Plan entered into HUD's reporting database (Integrated Disbursement and Information System (IDIS)).

Highlights to the FY2014 Annual Action Plan include the following:

1. Continued funding for the City's Owner Occupied Rehabilitation Program
2. Continued funding for Services for Independent Living's RAMP Program
3. Continued funding for Boone County Council on Aging's Senior Home Repair Program
4. Continued funding for the City's NRT Code Enforcement activities and Demolition Program.
5. Funding for Housing Infrastructure costs for the Columbia Housing Authority's affordable housing project at Garth and Sexton.
6. Funding to Rainbow House for the purchase of a transitional housing facility for homeless youth.
7. Additional funding for renovations at Reality House's transitional housing facility.
8. Continued funding for Job Point's vocational training for at risk youth and young adults.
9. Continued funding for the City's Homeownership Assistance Program.
10. Funding for the Columbia Housing Authority's Rental Assistance Demonstration (RAD) project involving renovations and the conversion of public housing to project based vouchers.
11. Continued funding for the Columbia Housing Authority's Tenant Based Rental Assistance (TBRA) Program.
12. HUD Mandated Community Housing Development Organization funds (15% of HOME funds).
13. Funding for the City Law Department to provide fair housing counseling and outreach.

Upon Council approval of the attached Resolution, the 2014 Action Plan will be submitted to HUD along with any public comments received and Council meeting minutes. Staff will advise the Council of any public comments received after the October 21th public hearing during the 30 day comment period at the November 4th Council meeting. The attached resolution authorizes the City Manager to respond to any

additional public comments, on behalf of the City, through end of the comment period for the Action Plan on November 1. The approved Action Plan must be received by HUD no later than November 15, 2013.

FISCAL IMPACT:

There is no fiscal impact as all projects were included as part of the City's 2014 budget.

VISION IMPACT:

<http://www.gocolumbiamo.com/Council/Meetings/visionimpact.php>

5.3.3, 7.3.2, 11.1,

SUGGESTED COUNCIL ACTIONS:

The attached resolution approving the 2014 Action Plan should be approved.

FISCAL and VISION NOTES:					
City Fiscal Impact Enter all that apply		Program Impact		Mandates	
City's current net FY cost	\$0.00	New Program/ Agency?	No	Federal or State mandated?	Yes
Amount of funds already appropriated	\$0.00	Duplicates/Epands an existing program?	No	Vision Implementation impact	
Amount of budget amendment needed	\$0.00	Fiscal Impact on any local political subdivision?	No	Enter all that apply: Refer to Web site	
Estimated 2 year net costs:		Resources Required		Vision Impact?	No
One Time	\$0.00	Requires add'l FTE Personnel?	No	Primary Vision, Strategy and/or Goal Item #	11.1
Operating/ Ongoing	\$0.00	Requires add'l facilities?	No	Secondary Vision, Strategy and/or Goal Item #	7.3.2, 5.3.3
		Requires add'l capital equipment?	No	Fiscal year implementation Task #	