

MONTANA CONSOLIDATED PLAN PUBLIC REVIEW MEETING

*Thursday
October 27, 2011*



MONTANA CONSOLIDATED PLAN PUBLIC REVIEW MEETING

Welcome, Thank you for attending!



MONTANA CONSOLIDATED PLAN PUBLIC REVIEW MEETING

This meeting will be recorded

When making comments...

Please speak up

Identify yourself

Identify your organization

Let's start with introductions please

Montana's Consolidated Plan

Consolidates planning, application, reporting, and citizen participation requirements for three programs in Montana receiving annual block grant funding from HUD:

- Community Development Block Grant (CDBG)
- Home Investment Partnerships (HOME)
- Emergency Shelter Grant (ESG)

Consolidated Annual Action Plan:

Action Plan prepared and submitted annually to HUD February 10th

- Detailed information on:
 - Resources expected to be available
 - Types of activities offered
 - Geographic distribution of funds
 - Planned actions for the upcoming year
- Plan years begin April 1 & end March 31

Consolidated Plan: Annual Performance Report

Details how funds were used during the Plan Year that ended on March 31, 2011

- Available on the CP website, along with HUD's evaluation of the report

<http://housing.mt.gov/content/CP/docs/CPDocsAndRpts/2010CAPER.pdf>

Consolidated Plan: Emergency Solutions Grant

- Administered by the Montana Department of Public Health & Human Services (MDPHHS)
- Funds are distributed on a formula basis to the state's 10 Human Resource Development Councils (HRDCs)
- The HRDCs use the funds to meet the needs of the homeless or those at risk of homelessness at the local level

Consolidated Plan: Emergency Solutions Grant

- Essential Services – Provide services to homeless persons living on the street, in emergency shelters or transitional housing.
- Shelter Maintenance – Maintenance, operation, insurance, utilities, food and furnishings.
- Homeless Prevention – Prevent homelessness for families who have received eviction notices or notices of termination of utilities.
 - This program will be rolled out in two phases this year.
 - ESG
 - Emergency Solutions Program – combines ESG with HPRP

Consolidated Plan: Home Investment Partnerships

- Administered by the Montana Department of Commerce (MDOC)
- Purpose is to expand the supply of affordable housing for low & very low income households
- Eligible applicants:
 - Local governments (cities, towns, and counties with the exception of entitlement cities)
 - Public housing authorities (PHAs)
 - Qualified nonprofit community housing development organizations (CHDOs)

Consolidated Plan: Home Investment Partnerships

Competitive Application Process

- Eligible Activities:
 - Multi-family and single family rehabilitation
 - Multi-family and single family new construction
 - Single family development
 - Acquisition
- Applications due each year in mid-February

Consolidated Plan: Home Investment Partnerships

Single Family Noncompetitive Program

- Eligible Activities
 - Homebuyer Assistance
 - Homeowner Rehabilitation
- Funds distributed statewide
 - Balance of funds is available on the HOME website
- Qualification package submitted to HOME
 - A qualified entity can provide homebuyer assistance without the burden of an application.

HOME PROGRAM

2012 Updates and Proposed Changes

Application Deadline



Friday

February 10, 2012

Proposal

Enhanced Accessibility Features

Require, rather than encourage, enhanced accessibility features for HOME-assisted units: new construction, including single family (homeowner) developments, and major rehabilitation

- 36” doors (32” of clear passage space) for all living areas (except pantry, storage, & closets)

Proposal

Enhanced Accessibility Features (cont'd)

- Levered handles for exterior & interior doors (except exterior swing doors)
- Outlets mounted not less than 15" above floor covering
- Light switches, control boxes and/or thermostats mounted no more than 48" above floor covering

Proposal

Enhanced Accessibility Features (cont'd)

- Walls adjacent to toilets, bathtubs & shower stalls require reinforcement for later installation of grab bars
- Lever style faucets for laundry hook-up, lavatory & kitchen sink
- A minimum of a ground level half-bath with a 30 x 48 inch turn space
- No-step entry to all ground floor units

Proposal

Homeowner Rehabilitation

Perform an analysis of an Applicant's income, assets, & liabilities, similar to the analysis performed for potential homebuyers

- Determine if the homeowner can reasonably contribute any funds to the proposed rehab
- HOME funds utilized as **gap financing**

Proposal

TBRA

Tenant Based Rental Assistance will no longer be an eligible activity

- Eliminate the noncompetitive set-aside for TBRA Security Deposit Assistance Program
- Return the \$500,000 set-aside in 2010 & 2011 to the 2012 competitive pool of funds
 - Administering a TBRA Program is very labor intensive & time consuming
 - HUD regulations prohibit the HOME Program from providing soft costs to Grantees

Proposal

Single Family Noncompetitive Program-HBA

Allow a HOME Qualified Entity/Grantee, which is not an instrumentality of government, providing homebuyer assistance to close the assistance loan funded with HOME funds in the name of the MDOC

2012 Estimated Amount Available for Grants

Total Available for Distribution (est) \$3,111,171

Noncompetitive Grants:

- Single Family Noncompetitive Program \$ 777,793

Competitive Grants:

- CHDO Set Aside (15%) \$ 466,676
- Other Competitive (non-CHDO) Grants \$ 1,555,586

*Assumes proposed 25% reduction in HOME funding

Public Comment Period

- **HOME Newsletters, Vol. 11, Issues 3 & 4;**
available on the web at:
http://housing.mt.gov/Hous_HM_Happenings.asp
- Public comment period through 10/31/2011
- Submit written comments to:
Maureen Martin, Chief
Housing Assistance Bureau
Montana Dept of Commerce
P.O. Box 200545
Helena, MT 59620-0545

Consolidated Plan: Community Development Block Grant

Administered by the MDOC

- Business Resources Division (BRD)
 - Economic Development
 - Planning

- Community Development Division (CDD)
 - Housing & Neighborhood Renewal
 - Public Facilities
 - Planning

Consolidated Plan:

Community Development Block Grant

- Eligible applicants: Local governments (with the exception of Billings, Great Falls & Missoula)
- Applications accepted:
 - BRD: continuous basis as long as funding is available
 - CDD: generally accepted:
 - ✓ Changes Proposed

Consolidated Plan: Community Development Block Grant

- Primary objective is to develop viable communities by:
 - providing decent housing
 - providing a suitable living environment
 - expanding economic opportunities
- Must principally benefit low and moderate income (LMI) persons

CDBG PROGRAM

2012 Proposed Changes

Proposal

Enhanced Accessibility Features

- New Accessibility Requirement
 - All CDBG new construction housing projects will be required to incorporate enhanced accessibility features.
- Enhanced Accessibility Standards
 - 36” doors (32” of clear passage space) for all living areas (except pantry, storage & closets)

Proposal

Enhanced Accessibility Features (cont'd)

- Levered handles for exterior & interior doors (except exterior swing doors)
- Outlets mounted not less than 15" above floor covering
- Light switches, control boxes and/or thermostats mounted no more than 48" above floor covering

Proposal

Enhanced Accessibility Features (cont'd)

- Walls adjacent to toilets, bathtubs & shower stalls require reinforcement for later installation of grab bars
- Lever style faucets for laundry hook-up, lavatory & kitchen sink
- A minimum of a ground level half-bath with a 30 x 48 inch turn space
- No-step entry to all ground floor units

Proposal

Application Deadlines

Community Development Division CDBG Due Dates

- Public Facility applications due mid-March for funds in the same federal fiscal year
- Housing applications due mid-March for funds in the same federal fiscal year
- Planning Grants due Mid-September for funds in the same federal fiscal year

Proposal

Application Deadlines

- Remove 'Fast Forward' Application Deadline
- Public Facilities & Housing
 - Applications Due: March 16, 2012 for FFY 2012
 - Applications submitted on September 22, 2011 will be allowed to submit updates or modify their grant proposal until March 16, 2012
 - Applications that were due November 10, 2011 will now be due March 16, 2012
- Planning Grants
 - Applications Due: September 14, 2012

Proposal

Method of Distribution

Public Facility and Housing Distribution

- Remove ‘two-year’ look back
 - Previously determined funding distribution based on the number of PF and HS applications from the previous two years
- Disbursement of CDBG funds based on number of applications received from both Public Facilities and Housing

Consolidated Plan:

Neighborhood Stabilization Program

- Provides financial assistance to Local Governments and Indian Reservations for housing projects to address properties that are foreclosed, abandoned, blighted or vacant.
- All NSP projects will benefit low (up to 50% of area median income), moderate (up to 80% of area median income), and middle income (up to 120% of area median income) households and persons.

Consolidated Plan:

Neighborhood Stabilization Program

- NSP1 has provided over 250 housing units through the award of \$19.6 million from HUD.
 - Eight awardees carried out housing projects to address foreclosed and abandoned properties
- NSP3 anticipates creating 2 multifamily residences and over 15 single family housing units through the award of \$5 million from HUD.
 - Three grantees were approved to carry out NSP activities
- NSP is administered by the Community Development Division

PROGRAM CONTACTS

Montana Department of Public Health & Human Services Emergency Shelter Grant & Homeless Prevention Rapid Re-Housing Programs

Manager: Jim Nolan

HRDC Field

Location: 1400 Carter Dr
Helena, MT 59601

Supervisor: Sheri L. Shepherd

Location: 218 West Bell

Mailing PO Box 2956

Suite 207

Address: Helena, MT
59620-2956

Glendive, MT 59330

Phone: 406.377.1300

Phone: 406.447.4260

Fax: 406.377.1814

FAX: 406.447.4287

<http://www.dphhs.mt.gov/hcsd/>

Montana Dept. of Commerce

Housing Division

Administrator: Bruce Brensdal

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing PO Box 200528

Address: Helena, MT 59620-0528

Phone: 406.841.2840

FAX: 406.841.2841

TDD: 406.841.2702

<http://housing.mt.gov/>

Montana Dept. of Commerce

HOME Program

Bureau Chief: Maureen Martin
Housing Assistance Bureau

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing Address: PO Box 200545
Helena, MT 59620-0545

Phone: 406.841.2840

FAX: 406.841.2810

TDD: 406.841.2702

<http://housing.mt.gov/>

Montana Dept. of Commerce Community Development Division

Administrator: Kelly Casillas

Location: 301 S. Park Ave.

Helena, MT 59601

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Address: Helena, MT 59620-0523

Phone: 406.841.2770

FAX: 406.841.2771

TDD: 406.841.2702

<http://comdev.mt.gov>

Montana Dept. of Commerce Community Development Division

Bureau Chief: Jennifer Olson

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing PO Box 200523

Address: Helena, MT 59620-0523

Phone: 406.841.2770

FAX: 406.841.2771

TDD: 406.841.2702

<http://comdev.mt.gov/grantsbureau/grantsbureau.mcp>

Montana Dept. of Commerce

Grants Bureau

Consolidated Plan

Coordinator: Maria Jackson

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing Address: PO Box 200523
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Phone: 406.841.2770

FAX: 406.841.2771

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<http://comdev.mt.gov/grantsbureau/grantsbureau.mcp>

Montana Dept. of Commerce

CDBG Program

Housing & Public Facilities

Manager: Gus Byrom

Location: 301 S. Park Ave.

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Mailing PO Box 200523

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Phone: 406.841.2770

FAX: 406.841.2771

TDD: 406.841.2702

<http://comdev.mt.gov/CDBG/default.mcpix>

Montana Dept. of Commerce Neighborhood Stabilization Program

Bureau Chief: Jennifer Olson

Location: 301 S. Park Ave.
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Mailing PO Box 200523

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Phone: 406.841.2770

FAX: 406.841.2771

TDD: 406.841.2702

<http://comdev.mt.gov/NSP/default.mcpix>

Montana Dept. of Commerce Business Resources Division

Administrator: Andy Poole

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing: PO Box 200505

Address: Helena, MT 59620-0505

Phone: 406.841.2730

FAX: 406.841.2731

TDD: 406.841.2702

<http://businessresources.mt.gov>

Montana Dept. of Commerce

CDBG - Economic Development

Asst. Division

Administrator: Karyl Tobel

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing Address: PO Box 200505
Helena, MT 59620-0505

Phone: 406.841.2732

FAX: 406.841.2731

TDD: 406.841.2702

<http://cdbged.mt.gov/default.mcpix>

Montana Board of Housing

Exec Dir.: Bruce Brensdal

Location: 301 S. Park Ave.
Helena, MT 59601

Mailing PO Box 200528

Address: Helena, MT 59620-0528

Phone: 406.841.2840

FAX: 406.841.2841

TDD: 406.841.2702

<http://housing.mt.gov/about/mboh/default.mcpix>

Comments?

The phone line is open for any public comments, which will be recorded as part of the public hearing and will be included as part of the public record.

Questions or Comments?

**The Draft 2012 – 2013 Action Plan will be available for review from Nov. 15th to Dec. 31st, 2011 at:
<http://housing.mt.gov/CP/cpdocuments.mcp>**

**Submit written comments to:
Maria Jackson
Montana Dept. of Commerce
Community Development Division
PO Box 200523
Helena, MT 59620
*DOCConPlan@mt.gov***



Montana's Official State Website