



**PUBLIC NOTICE & AGENDA  
COMMUNITY DEVELOPMENT AUTHORITY  
City Hall Forum - 100 State Street, Beloit, WI 53511  
4:30 PM  
Wednesday, June 26, 2019**

1. CALL TO ORDER AND ROLL CALL
2. PUBLIC COMMENT
3. MINUTES
  - 3.a. Consideration of the minutes of the regular meeting held on May 22, 2019  
[Attachment](#)
4. BELOIT HOUSING AUTHORITY
  - 4.a. Presentation of the May Activity Report (Cole)  
[Attachment](#)
  - 4.b. Presentation of the April Financial Report (Cole)  
[Attachment](#)
5. COMMUNITY AND HOUSING SERVICES
  - 5.a. Consideration of Resolution 2019-15, Recommending 2020 Community Development Block Grant (CDBG) Local Funding Priorities (Downing)  
[Attachment](#)
6. ADJOURNMENT

\*\* Please note that, upon reasonable notice, at least 24 hours in advance, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information to request this service, please contact the City Clerk's Office at 364-6680, 100 State Street, Beloit, WI 53511.

## Minutes

### Beloit Community Development Authority

100 State Street, Beloit WI 53511

May 22, 2019

4:30 P.M.

The regular meeting of the City of Beloit Community Development Authority was held on Wednesday, May 22, 2019 in the Forum of Beloit City Hall, 100 State Street.

#### 1. Call to Order and Roll Call

Meeting was called to order by Commissioner Ellison at 4:30p.m.

**Present:** Commissioners Ellison, Forbeck, Kenitzer, Leavy and Murray

**Absent:** Commissioner Baker

**Staff Present:** Julie Christensen, Teri Downing, Clinton Cole and Ann Purifoy

#### 2. Public Comment

None

#### 3. Consideration of the Minutes of the Regular Meeting held on April 24, 2019 and the Special Meeting held on May 9, 2019

A motion was made by Commissioner Forbeck and seconded by Commissioner Murray to approve the minutes of the Regular Meeting held on April 24, 2019 and the Special Meeting held on May 9, 2019. Motion carried unanimously.

#### 4. Housing Authority:

##### a. Presentation of the April Activity Report

Clinton Cole, Beloit Housing Authority Director, gave a brief summary of the report.

The Beloit Housing Authority completed the Section 8 Management Assessment Program (SEMAP) certification process and received notification of a performance rating of High for 2018. SEMAP enables HUD to better manage the Section 8 tenant-based program by identifying PHA capabilities and deficiencies related to the administration of the Section 8 program.

The Beloit Housing Authority also received a follow-up letter regarding the HUD On-Site Monitoring review of April 24, 2018. All findings are considered closed out except for three which were recently submitted for HUD's review.

##### b. Presentation of the First Quarter 2019 Financial Report

Clinton Cole presented the staff report and recommendation.

Councilor Leavy inquired about the first quarter deficit balance in Low Income Public Housing (LIPH). Clint explained that maintenance supplies for Phase 1 and 2 are charged to the Public Housing account when ordered; they are then billed to the

appropriate account when used. We recently started ordering and charging maintenance supplies for each Phase separately in order to reflect an accurate balance.

c. Consideration of Resolution 2019-13 Awarding Contract for Tree Removal at Public Housing Sites

Clinton Cole presented the staff report and recommendation.

Clint stated that the majority of the trees being removed have an infestation of the emerald ash borer.

Commissioner Forbeck moved and Commissioner Murray seconded a motion to approve Resolution 2019-13. Motion carried unanimously.

5. **Community and Housing Services**

a. Consideration of Resolution 2019-14 Approving the 2019 Community Development Block Grant (CDBG) Substantial Amendment to the 2019 Annual Action Plan and CDBG Budget, and Appropriating the Funds Necessary for the Operation and Administration of the 2019 CDBG Program

Teri Downing, Housing Services Director, presented the staff report and recommendation.

Teri explained that the City had been allocated additional CDBG funds from HUD which requires a substantial amendment to the Annual Action Plan that had been approved in November, 2018. Additionally, we have unspent funds from prior years and additional program income that should be allocated to eligible projects. She went on to describe the activities where the additional funds in the 2019 CDBG Budget will be allocated.

Commissioner Forbeck moved and Commissioner Murray seconded a motion to approve Resolution 2019-14. Motion carried unanimously.

6. **Adjournment**

Motion by Commissioner Forbeck and seconded by Commissioner Murray to adjourn at 5 p.m. Motion carried.

Respectfully submitted,  
Ann Purifoy

# REPORTS AND PRESENTATIONS TO COMMUNITY DEVELOPMENT AUTHORITY



<b>Agenda Number:</b>	4a		
<b>Topic:</b>	May 2019 Activity Report		
<b>Date:</b>	June 26, 2019		
<b>Presenter:</b>	Clinton Cole	<b>Division:</b>	Beloit Housing Authority

## Overview/Background Information

Each month, the Housing Authority provides an activity report to the Community Development Authority. This report is for information only.

## Key Issues

**Public Housing:**  
 During this reporting period there were three public housing vacancies. 10 applicants were pulled from the public housing waiting list; eight applicants were briefed. Eight annual and 16 interim recertifications were completed. Seven annual public housing inspections were completed.

**Section 8:**  
 521 vouchers were housed on May 31, 2019, with 10 voucher holders either searching for units or waiting for passed inspections. 12 portable vouchers were paid by BHA, and seven port-in vouchers were administered. 56 Section 8 inspections were completed during this reporting period, and the Housing Specialists completed 42 annual and 40 interim recertifications. 57 applicants were notified; none were briefed.

**FSS:**  
 Through May 2019, four FSS Participants successfully completed their goals and graduated from the program, earning a combined \$35,164.03 in escrow disbursements.

## Conformance with Strategic Plan

Approval of this action would conform with the stated purpose of the following strategic goal:

- Goal #1 - Create and Sustain Safe and Healthy Neighborhoods
- Goal #2 - Create and Sustain a High Performing Organization
- Goal #3 - Create and Sustain Economic and Residential Growth
- Goal #4 - Create and Sustain a High Quality of Life
- Goal #5 - Create and Sustain High Quality Infrastructure and Connectivity
- Goal #6 - Create and Sustain a Positive Image, Enhance Communications and Engage the Community

## Sustainability

(If applicable, briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment. Consider whether the policy or program will reduce dependence upon fossil fuels, reduce dependence on chemicals and other manufacturing substances that accumulate in nature, reduce dependence on activities that harm life sustaining eco-systems, and/or meet the hierarchy of present and future human needs fairly and efficiently. Write N/A if not applicable)  
 N/A

## Action Required/Recommendation

No action required. Information only.

## Fiscal Note/Budget Impact

All fiscal/budget impacts are noted in the report.

## Attachments

May 2019 Activity Report



Section 8 Inspections

56 inspections were completed during this reporting period. 34 were annual inspections, six were initial inspections, and 16 were reinspections.

Section 8 Activities

New Participants:	1
Annual Recerts:	42
Interim Recerts:	40
Abatements:	3
Unit transfers:	4
Possible Program Violations:	3
End of Program	4
Port outs:	4

Section 8 Briefings

Number Notified:	57
Number Briefed:	0

**APPLICATIONS:**

Waiting List:	79	Public Housing East
	76	Public Housing West
	161	Parker Bluff
	82	Project-Based
	259	Sec. 8

0 Tenants removed for Repayment Default  
0 Tenants removed for unreported income  
0 Tenants removed for unauthorized occupants  
0 Applicants removed for debts owed  
Some applicants are on both lists, some are not  
**Section 8 waiting list opened 4/4/11**



**U.S. Department of Housing and Urban Development**

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

**Public Housing Assessment System (PHAS) Score Report for Interim Rule**

Report Date: 06/19/2019

PHA Code:	WI064
PHA Name:	Beloit Housing Authority
Fiscal Year End:	12/31/2018

PHAS Indicators	Score	Maximum Score
Physical	71	80
Financial	MXF	Excluded
Management	MXF	Excluded
Capital Fund	20	20
Late Penalty Points	0	
<b>PHAS Total Score</b>	<b>91</b>	<b>100</b>
<b>Designation Status:</b>	<b>Small PHA Deregulation</b>	

Published 06/19/2019

Initial published 06/19/2019

Financial Score Details	Score	Maximum Score
Unaudited/Single Audit		
1. FASS Score before deductions	N/A	N/A
2. Audit Penalties		
Total Financial Score Unrounded (FASS Score - Audit Penalties)	N/A	N/A

Capital Fund Score Details	Score	Maximum Score
Timeliness of Fund Obligation:		
1. Timeliness of Fund Obligation %	90.00	
2. Timeliness of Fund Obligation Points	5	5
Occupancy Rate:		
3. Occupancy Rate %	97.71	
4. Occupancy Rate Points	5	5
Total Capital Fund Score (Fund Obligation + Occupancy Rate):	10	10

Notes:

- The scores in this Report are the official PHAS scores of record for your PHA. PHAS scores in other systems are not to be relied upon and are not being used by the Department.
- Due to rounding, the sum of the PHAS indicator scores may not equal the overall PHAS score.
- "0" FASS Score indicates a late presumptive failure. See 902.60 and 902.92 of the Interim PHAS rule.
- "0" Total Capital Fund Score is due to score of "0" for Timeliness of Fund Obligation. See the Capital Fund
- PHAS Interim Rule website - <http://www.hud.gov/offices/reac/products/prodphasinrule.cfm>

# REPORTS AND PRESENTATIONS TO COMMUNITY DEVELOPMENT AUTHORITY



<b>Agenda Number:</b>	4b		
<b>Topic:</b>	April 2019 Financial Report		
<b>Date:</b>	June 26, 2019		
<b>Presenter:</b>	Clinton Cole	<b>Division:</b>	Beloit Housing Authority

### Overview/Background Information

Each month, the Housing Authority provides a financial report to the Community Development Authority. This report is for information only.

### Key Issues

Attached is the Beloit Housing Authority Financial Statement prepared by the BHA Financial Assistant for the month ending April 30, 2019.

Through the month of April, the Low Income Public Housing (LIPH) program income was \$235,058.24 and the LIPH expenses were \$246,304.88. There was a deficit of \$(11,246.64) in LIPH. The Operating Reserve for LIPH at 2019 Period End is \$5,275,434.36.

Through the month of April, Inflows of revenue from LIPH Grants total \$35,968.70 and related grant expenses total \$35,968.70.

Through the month of April, the Project Based Voucher (PBV) program income was \$18,270.76 and the expenses were \$14,263.33. The PBV had a surplus of \$4,007.43. The PBV Operating Reserve at this Period End is \$81,853.43.

Through the month of April, Phase 1 and Phase 2 program income was \$281,536.03 and the expenses were \$282,787.05. Phase 1 and Phase 2 had a deficit of \$(1,251.02). The Operating Reserve for these programs at this Period End is \$268,893.98.

Through the month of April, the Housing Choice Voucher (HCV) program income was \$1,114,431.09 and expenses were \$1,085,393.57. The HCV program had a surplus of \$22,174.62. The HCV Operating Reserve at this Period End is \$318,364.62.

Debts owed BHA collected to date in 2019: \$14,449.60  
TRIP Program: \$11,902.17 Repayments: \$2,574.43

### Conformance with Strategic Plan

Approval of this agreement would conform with the stated purpose of the following strategic goal:

- Goal #1 - Create and Sustain Safe and Healthy Neighborhoods
- Goal #2 - Create and Sustain a High Performing Organization
- Goal #3 - Create and Sustain Economic and Residential Growth
- Goal #4 - Create and Sustain a High Quality of Life
- Goal #5 - Create and Sustain High Quality Infrastructure and Connectivity
- Goal #6 - Create and Sustain a Positive Image, Enhance Communications and Engage the Community



**Sustainability**

(If applicable, briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment. Consider whether the policy or program will reduce dependence upon fossil fuels, reduce dependence on chemicals and other manufacturing substances that accumulate in nature, reduce dependence on activities that harm life sustaining eco-systems, and/or meet the hierarchy of present and future human needs fairly and efficiently. **Write N/A if not applicable**)

N/A

**Action Required/Recommendation**

No action required. Information only.

**Fiscal Note/Budget Impact**

All fiscal/budget impacts are noted in the report.

**Attachments**

N/A

## Consolidated 2019 Budget Report for Beloit Housing Authority - April 2019

	YTD Actual							Annual Board Approved Budget			
	Income	Approved YTD	LIPH	LIPH Grants	PBV	Phase 1 & 2	HCV	Agency Total	LIPH/LLC/PBV	HCV	Total
1 Dwelling Rental	102,791.00				18,117.00	79,445.00		97,562.00	308,373.00		308,373.00
2 Excess Utilities	-							-			-
3 Interest on Unrestricted Fund Investments	401.00	23.85				257.48	747.53	1,028.86	770.00	433.00	1,203.00
4 Income - Transfer In from Other Funds	-	90,842.21				74,579.14	44.65	165,466.00			-
5 Other Income - Tenants	2,475.33				153.76	15,360.76		1,350.00	7,426.00		7,426.00
6 HAP Fraud Recovery & FSS Forfeitures	-	29.00					4,013.25	4,042.25			-
7 Other Income - Bad Debt Collections	-	11,156.75						11,156.75			-
8 Other Income - Laundry/Copy Fees/Misc	15,906.00	6,074.43				34.42	12,067.66	18,176.51	47,718.00		47,718.00
9 Other Income - CFP Operation Money	20,000.00							-	60,000.00		60,000.00
10 Other Income - Sale of Asset Gain/Loss	-							-			-
11 Admin Fees Earned - HUD	105,171.00						101,626.00	101,626.00		315,513.00	315,513.00
12 Incoming Billable Admin Fees/Oper Sub	91,666.67					111,859.23		111,859.23	275,000.00		275,000.00
13 ROSS/CFP Grant	-		35,968.70								
14 HAP Subsidy	931,345.00						994,582.00	994,582.00		2,794,035.00	2,794,035.00
15 Operating Subsidy	134,191.00	126,932.00						126,932.00	402,573.00		402,573.00
<b>Total Income</b>	<b>1,403,947.00</b>	<b>235,058.24</b>	<b>35,968.70</b>	<b>18,270.76</b>	<b>281,536.03</b>	<b>1,114,431.09</b>	<b>1,649,296.12</b>	<b>1,101,860.00</b>	<b>3,109,981.00</b>	<b>4,211,841.00</b>	
Expenses	Approved YTD	LIPH	LIPH Grant	PBV	Phase 1 & 2	HCV	Agency Total	LIPH/LLC/PBV	HCV	Total	
<b>Administrative Expenses</b>											
16 Admin Salaries	135,406.67	17,197.05	4,572.00	3,889.96	39,874.81	54,782.09	120,315.91	209,528.00	196,692.00	406,220.00	
17 FSS Coordinator Admin Salaries	-		10,623.91				10,623.91			-	
18 Admin Employee Benefits	58,262.33	9,958.68		1,822.06		24,509.14	36,289.88	96,915.00	77,872.00	174,787.00	
19 FSS Coordinator Admin Benefits	-		3,981.98				3,981.98			-	
20 Advertising & Marketing	766.67				18.95		18.95	1,300.00	1,000.00	2,300.00	
21 Legal	1,166.67				245.00		245.00	3,250.00	250.00	3,500.00	
22 Staff Training	1,666.67		5,790.60				5,790.60	2,500.00	2,500.00	5,000.00	
23 Travel	166.67					41.69	41.69	250.00	250.00	500.00	
24 Accounting Consultants	11,236.67	2,408.00		492.00	3,516.00	2,660.00	9,076.00	26,460.00	7,250.00	33,710.00	
25 Audit Fee	12,666.67	1,708.50			21,765.00	1,708.50	25,182.00	29,000.00	9,000.00	38,000.00	
26 Telephone	4,068.00	365.90				340.26	706.16	5,472.00	6,732.00	12,204.00	
27 Postage	2,166.67	785.46					785.46	2,145.00	4,355.00	6,500.00	
28 Office Supplies	1,833.33	108.62					236.14	3,420.00	2,080.00	5,500.00	
29 Memberships & Publications	873.33	247.98					425.97	685.00	1,935.00	2,620.00	
30 Bank Fees	1,066.67				44.01	1,117.34	1,161.35	-	3,200.00	3,200.00	
31 Computer Maintenance	-						-			-	
32 Copier Expenses	2,000.00	1,009.32					1,009.31	2,018.63	2,815.00	6,000.00	
33 Office Equipment Maintenance	-						-	-	-	-	
34 Postage Machine	-					1,240.43	1,240.43			-	
35 Software Maintenance	4,166.67	1,751.96				2,515.44	4,267.40	6,250.00	6,250.00	12,500.00	
36 Outgoing Portable Admin Fees	-						-			-	
37 Sundry Administration/Compliance Fees	3,166.67			902.12	6,493.11		7,395.23	9,500.00	-	9,500.00	
38 Management Improvements	-						-			-	
39 Management Fees	6,000.00				6,074.43		6,074.43	18,000.00		18,000.00	
40 Eviction & Collection Agent Fees	-						-	-	-	-	
41 HAP Expense (net fraud recovery to HUD)	-						991,777.00	991,777.00	-	-	
HAP Overfunding (Underfunding)	-						6,862.90			-	
<b>Maintenance Expenses</b>											
42 Maintenance Salaries	53,047.00	2,027.97		2,177.18	47,617.99		51,823.14	159,141.00		159,141.00	
43 Casual Labor - Maintenance	-						-			-	
44 Maintenance Benefits	18,490.33	154.41		786.30			940.71	55,471.00		55,471.00	
45 Maintenance Materials & Supplies	7,416.67	50.74		198.32	9,691.89		9,940.95	22,250.00		22,250.00	
46 Plumbing Supplies	-						-			-	
47 Locks, Locksets & Keys	-						-			-	
48 Electrical Supplies	-						-			-	
49 Painting Supplies	-						-			-	
50 Cleaning Supplies	-	500.42					500.42			-	

51	Equipment Repair Parts	-					-			-	
52	Maintenance Contracted Services	5,057.33	1,522.85	1,214.48	9,879.48		12,616.81	15,172.00		15,172.00	
53	Refuse Removal Services	1,583.33	100.00		1,757.50	690.19	2,547.69	4,750.00		4,750.00	
54	Plumbing Repair Services	500.00		538.22			538.22	1,500.00		1,500.00	
55	Heating/AC Repair Services	1,066.67			1,005.50		1,005.50	3,200.00		3,200.00	
56	Electric Repair Service	166.67	121.24				121.24	500.00		500.00	
57	Window Repair Service	333.33					-	1,000.00		1,000.00	
58	Automotive Repairs/Fuel	1,666.67	1,381.29		370.12		1,751.41	5,000.00		5,000.00	
59	Elevator Repair & Maintenance	2,666.67					-	8,000.00		8,000.00	
60	Pest Control Services	2,000.00					-	6,000.00		6,000.00	
61	Cable TV	-			569.08		569.08	-		-	
62	Answering Service	733.33	499.21				499.21	2,200.00		2,200.00	
63	Misc Contracts	1,000.00					-	3,000.00		3,000.00	
64	Clean/Paint Units	266.67					-	800.00		800.00	
	<b>Utilities Expenses</b>	-									
65	Water/Sewer	7,483.33	435.40	409.51	2,553.46		3,398.37	22,450.00		22,450.00	
66	Electricity	8,333.33	1,924.54	213.53	5,731.25		7,869.32	25,000.00		25,000.00	
67	Natural Gas	3,833.33	1,004.03	617.13	3,569.55		5,190.71	11,500.00		11,500.00	
	<b>Other Operating Expenses</b>	-									
68	Protective Services Contract	15,133.33	12,182.46		488.00		12,670.46	45,400.00		45,400.00	
69	Insurance	14,023.00	2,375.83	928.84	8,978.77	1,140.00	13,423.44	38,547.00	3,522.00	42,069.00	
70	PILOT	8,620.67		73.68	6,857.52		6,931.20	25,862.00		25,862.00	
71	Compensated Absences	-					-	-		-	
72	Collection Losses	3,666.67			8,296.67		8,296.67	11,000.00		11,000.00	
73	Replacement Reserves & Debt Pmt-Princ	-					-	-		-	
74	Other General Expense/Asset Mgmt Fees	92,417.00	111,859.23		6,961.48	1,141.94	119,962.65	277,251.00		277,251.00	
75	Casualty Losses - Non Capitalized	-					-	-		-	
76	Capital Expenditures	-		9,919.42			9,919.42	-		-	
77	Transfer In / Out	-	74,623.79	1,080.79	90,427.48	414.73	166,546.79	-		-	
	<b>Total Expense</b>	<b>496,185.67</b>	<b>246,304.88</b>	<b>35,968.70</b>	<b>14,263.33</b>	<b>282,787.05</b>	<b>1,085,393.57</b>	<b>1,664,717.53</b>	1,162,484.00	326,073.00	1,488,557.00

	LIPH	LIPH Grant	PBV	Phase 1 & 2	HCV	Agency Total	Budget LIPH	Budget HCV	Budget Total
Operating Reserve - FYE 12/31/18	5,286,681.00	-	77,846.00	270,145.00	296,190.00	5,930,862.00	5,634,672.00		5,634,672.00
Change in Operating Reserve FYE 12/31/18 (reserve/deficit)	(11,246.64)	-	4,007.43	(1,251.02)	22,174.62	13,684.39	(60,624.00)	2,783,908.00	2,723,284.00
Operating Reserve at end Period for 2019	5,275,434.36	-	81,853.43	268,893.98	318,364.62	5,944,546.39	5,574,048.00	2,783,908.00	8,357,956.00

**\*\*LIPH Operating Reserve includes \$5,380,074.02 of money unavailable due to tax credit revenue on paper only**

Physical Operating Reserve at end of Period for 2019	(104,639.66)	-	81,853.43	268,893.98	318,364.62	564,472.37			
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**SECTION 8 Funding Analysis**

<b>HAP</b>	
HAP Funding received from HUD YTD	994,582.00
Fraud Recovery/FSS Forfeitures	4,013.25
Restricted Net Asset Interest Earned	44.65
HAP Payments made YTD	991,777.00
<b>Under (Over) spending YTD</b>	<b>6,862.90</b>
HAP Reserve FYE 12/31/18 *	25,600.00
HAP Reserve Balance at end of Period for 2019	32,462.90
<b>ADMIN FEES</b>	
Administrative Funding received from HUD YTD	101,626.00
Income from other funding sources	14,165.19
Administrative Expenses YTD	93,616.57
<b>Under (Over) spending YTD</b>	<b>22,174.62</b>
Admin Fee Reserve FYE 12/31/18	270,590.00
FSS Grant Shortage at end of Period for 2019	-
Admin Fee Reserve Balance at end of Period for 2019	292,764.62

**Additional Notes: FY 2018 books are not completely closed as of 12 June 2019, which is the completion date of this report.**

# REPORTS AND PRESENTATIONS TO COMMUNITY DEVELOPMENT AUTHORITY



<b>Agenda Number:</b>	5a		
<b>Topic:</b>	Consideration of Resolution 2019-15, Recommending 2020 Community Development Block Grant (CDBG) Local Funding Priorities		
<b>Date:</b>	June 26, 2019		
<b>Presenter:</b>	Teri Downing	<b>Division:</b>	Community & Housing Services

## Overview/Background Information

HUD recommends that municipalities establish local funding priorities in order to guide the allocation of local CDBG funds. The funding priorities approved at this CDA meeting will be recommended to City Council for approval during the July 15, 2019 City Council meeting. The priorities will then be incorporated into the 2020 application process which begins in mid to late July.

The City is currently preparing its 2020-2024 Consolidated Plan, which is a 5-year strategic plan for the use of CDBG funds. Staff held three Steering Committee meetings with local agencies and community leaders to obtain input about the needs of the community and gaps in services. The following needs were identified in these meetings:

- Meeting 1: Housing and Homelessness
  - Need for Emergency, Transitional, and Supportive Housing (long-term and short-term)
  - Need for long-term and specialized case management services
  - Need for advocacy services: Systems/resource navigation, legal advocacy, and housing conditions advocacy.
  - Need for preventative eviction/emergency rental assistance
  - Need for education in life skills, tenant rights and protections.
  - Need for more diversity in staff providing supportive resources/services
  
- Meeting 2: Non-homeless Special Needs
  - Elderly, frail elderly, and persons with disabilities:
    - Need for transportation
    - Need for better access to food
    - Need for better awareness and education regarding available resources and services
  - Persons experiencing AODA (alcohol and other drug addiction)
    - Need access to immediate assistance
    - Need access to mental health care, and medications
  - Persons with HIV/AIDS
    - Need for access to mental and dental health services
    - Need for educations and preventative services
    - Need for Advocacy
  
- Meeting 3: Community and Economic Development Needs
  - Need for affordable, quality childcare/early literacy programs
  - Need for better access to Transportation: increase in public transportation, assistance with Drivers Licenses, fines, registrations, insurance.
  - Need for Future-ready Skills: soft skills, life skills, sex education

The City also held listening sessions with the public in the two NRSA neighborhoods, in which the following needs were identified:

- Hackett Neighborhood:

1. Neighborhood Revitalization Needs:
  - Increase number of long-term residents, and quality/responsible landlords
  - Better maintenance on private property, and increased enforcement of these issues
  - Better public maintenance, i.e. alleys, street sweeping, sidewalks, increase street lighting, snow clearing
  - Need “large-item” pick-ups once or twice per year
2. Resident Empowerment Needs:
  - Improved public communications with residents who may not have internet or electronic devices (i.e. elderly population.)
  - Increased options for after-school student safety
  - Improved transportation
  - Resources navigation, outreach, education regarding resources and services
  - Credit education, so people can obtain rental housing
  - More education on how to reach Code Enforcement to report issues
  - Increased resident involvement in their neighborhoods
3. Public Safety Needs:
  - More information regarding Neighborhood Watch
  - Increase police presence
  - Increase number of ways to report crime electronically
  - Decrease or inhibit vandalism
  - Reduce speeding
  - Increase parking enforcement

- Merrill Neighborhood:

1. Neighborhood Revitalization Needs:
  - Better public maintenance: Roads need resurfacing, more street cleaning/sweeping, snow removal
  - Better enforcement of private property maintenance issues, such as snow removal
  - Increase accessibility and eligibility for utilizing the City’s Housing Rehab Loan Program
  - Need assistance with cost of sidewalk repairs
  - Need better options or enforcement for illegal trash dumping
  - Increase lighting around Hemlock area
2. Resident Empowerment Needs:
  - Increase options and services for seniors regarding property maintenance
  - Small business incubator
  - Increase programming for homeless youth
  - Increase variety of youth programming, such as apprenticeships, PD sponsored programs, usable skills
  - Assistance program for non-profits to maintain their offices, and buildings
3. Public Safety Needs:
  - Better enforcement for speeding
  - Better enforcement of parking, alternate overnight, blocking driveways, parking too close to stop signs
  - Reduce congestion at White and Harrison
  - Better public engagement with police

The City also distributed surveys to residents and service providers, with priority results shown below:

- Transitional Homeless Shelters
- Anti-crime Programs
- Health Services
- Tenant/Landlords Counseling
- Employment Training
- Substance Abuse Services

## Key Issues

Based on the information above, staff recommends the following funding priorities:

1. Public Service Programs that provide comprehensive case management services, with priority given to supportive housing programs, resource navigation, advocacy, education in life skills, job training, transportation, and activities which meet one of the NRSA objectives.
2. Code Enforcement
3. Housing Rehabilitation
4. Public Facility Improvements
5. Fair Housing

Eligible CDBG project categories are also attached for your information.

## Conformance with Strategic Plan

Approval of this agreement would conform with the stated purpose of the following strategic goal:

- Goal #1 - Create and Sustain Safe and Healthy Neighborhoods
- Goal #2 - Create and Sustain a High Performing Organization
- Goal #3 - Create and Sustain Economic and Residential Growth
- Goal #4 - Create and Sustain a High Quality of Life
- Goal #5 - Create and Sustain High Quality Infrastructure and Connectivity
- Goal #6 - Create and Sustain a Positive Image, Enhance Communications and Engage the Community

## Sustainability

(If applicable, briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment. Consider whether the policy of program will reduce dependence upon fossil fuels, reduce dependence on chemicals and other manufacturing substances that accumulate in nature, reduce dependence on activities that harm life sustaining eco-systems, and/or meet the hierarchy of present and future human needs fairly and efficiently. Write N/A if not applicable)

N/A

## Action Required/Recommendation

Staff recommends approval of the attached resolution.

## Fiscal Note/Budget Impact

These funding priorities will allow the City to fund the highest priority needs with the CDBG grant dollars.

## Attachments

Resolution 2019-15, Recommending 2020 Community Development Block Grant Local Funding Priorities, Attachments A and B.

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COMMUNITY DEVELOPMENT AUTHORITY

**RESOLUTION 2019-15  
RECOMMENDING 2020 COMMUNITY DEVELOPMENT BLOCK GRANT  
LOCAL FUNDING PRIORITIES**

**WHEREAS**, the City of Beloit will be allocating Community Development Block Grant (CDBG) funds to eligible projects for 20120, and

**WHEREAS**, CDBG funds awarded to the City of Beloit are limited, and

**WHEREAS**, the Community Development Authority recommends that setting priorities for funding will ensure allocation to projects which will meet the greatest needs for the dollars spent.

**NOW THEREFORE BE IT RESOLVED**, that the 2020 CDBG local funding priorities are recommended to the City Council as shown on Attachment A.

Adopted this 26th day of June, 2019.

**Community Development Authority**

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David Baker, Chairman  
Beloit Community Development Authority

ATTEST:

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Clinton Cole, Assistant Executive Director

**Attachment A**  
To CDA RESOLUTION 2019-15  
RECOMMENDING 2020 COMMUNITY DEVELOPMENT BLOCK GRANT  
LOCAL FUNDING PRIORITIES  
(6-26-2019)

1. Public Service Programs that provide comprehensive case management services, with priority given to supportive housing programs, resource navigation, advocacy, education in life skills, job training, transportation, and activities which meet one of the NRSA objectives.
2. Code Enforcement
3. Housing Rehabilitation
4. Public Facility Improvements
5. Fair Housing



## Eligible CDBG Projects

**Public Services:** Provision of public services (including labor, supplies, and materials) including but not limited to those concerned with employment, crime prevention, child care, health, drug abuse, education, fair housing counseling, energy conservation, homebuyer down payment assistance, or recreational needs.

**Housing:** This includes labor, materials, and other costs of rehabilitating houses; loans for financing indebtedness secured by a property being rehabilitated with CDBG funds; improvements to houses to increase energy efficiency; improvement to houses to increase water efficiency; connection of residential structures to water or sewer mains; administrative expenses related to a rehabilitation project funded with CDBG; and improvements to houses to improve the accessibility.

**Property Acquisition:** Acquisition of property for any public purpose which meets one of the national objectives.

**Demolition:** Clearance, demolition or removal of buildings and improvements, including movement of structures to other sites.

**Code Enforcement:** Costs incurred for inspection for code violations and enforcement of codes in deteriorating or deteriorated areas when such enforcement together with public or private improvements, rehabilitation or services to be provided maybe expected to arrest the decline of the area.

**Commercial or Industrial Rehabilitation:** The acquisition, construction, rehabilitation or installation of commercial or industrial buildings, structures and other real property equipment and improvements, including railroad spurs or similar extensions.

**Micro-enterprise Assistance:** The provision of assistance to businesses having five or fewer employees.

**Planning:** Activities that consist of data gathering, studies, analysis, and preparation of plans and the identification of actions that will implement such plans.

**Public Facilities and Improvements:** Acquisition, construction, reconstruction, rehabilitation, or installation of public facilities and improvements.

**Special Economic Development Activities:** Provision of assistance to a private for-profit business and economic development services related to the provision of assistance.

**Fair Housing:** Provision of fair housing service and fair housing enforcement, education and outreach

**Interim Assistance:** In areas where there are signs of physical deterioration and immediate action is needed, the repair of public infrastructure and special garbage, trash, and debris removal may

be completed. Additionally, in emergency situations where public health and safety is at risk, the repair of streets, sidewalks, publicly owned utilities, and public buildings; the clearance of streets, and the improvement of private properties may be completed. These activities can only be completed to extent necessary to alleviate the emergency conditions.

**Privately-owned Utilities:** Acquire, construct, reconstruct, rehabilitate, or install distribution lines and facilities of privately-owned utilities.

**Technical Assistance:** Provide technical assistance to public or nonprofit entities to increase the capacity of such entities to carry out eligible neighborhood revitalization or economic development activities.