



# **PY 49 Annual Action Plan (2023)**

**DRAFT**

**Economic Development Department**

142 East Main Street

Meriden, CT 06450

Annual Action Plan  
2023

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# Executive Summary

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

### 1. Introduction

The City of Meriden is a federal entitlement community under the U.S. Department of Housing and Urban Development's (HUD) Community Development Block Grant (CDBG) Program. The City works to provide safe, decent and affordable housing, a suitable living environment and economic opportunities especially for low- to moderate-income (LMI) individuals and special needs groups.

As a HUD entitlement community, the City is required to submit a 5-Year Consolidated Plan which includes the Citizen Participation Process, the Needs Assessment, the Market Analysis and a Strategic Plan over the 5-Year planning period which explains how priority needs of the community identified in this plan translate to goals and objectives. The Strategic Plan includes broad strategies to advance goals related to improving public facilities and infrastructure, access to affordable housing, economic development opportunities and public services that will improve the quality of life of Meriden's residents. An Annual Action Plan (AAP) is submitted and outlines the City's planned projects and activities to address the identified priority needs and specific goal objectives during each program year of the 5-Year Consolidated Plan.

The 2023 AAP is the 4<sup>th</sup> program year of the 2020-2024 Consolidated Plan, which begins July 1, 2023, and ends June 30, 2024. The City expects to receive an estimated \$942,573 in CDBG funding from HUD in PY 2023. The City will also reallocate \$200,000 from unspent prior year funds, which were previously committed to the Commercial Façade Rehab Program. This program has now been completed and these funds will be reallocated towards the Sidewalk Repair program. This plan details the projects and activities that will take place in the program year.

### 2. Summarize the objectives and outcomes identified in the Plan

The City of Meriden has developed its strategic plan based on an analysis of the data presented in the Consolidated Plan and the community participation and stake holder consultation process. Through these efforts, the City has identified four priority needs and associated goals to address those needs. The priority needs include:

#### Expand/Improve Public Infrastructure & Facilities

- 1A. Expand Public Infrastructure
- 1B. Improve Public Infrastructure Capacity
- 1C. Improve Access to Public Facilities

## **Preserve & Expand Affordable Housing**

- 2A. Preserve Existing Homeowner & Rental Housing Units
- 2B. Provide Code Enforcement in LMI Neighborhoods
- 2C. Provide for Homeownership Assistance

## **Public Services & Quality of Life Improvements**

- 3A. Provide Supportive Services for Special Needs
- 3B. Provide Vital Services for LMI Households

## **Economic Development**

- 4A. Provide for Small Business Assistance
- 4B. Planned Repayment of Section 108 Loan

### **3. Evaluation of past performance**

The City of Meriden, with other public, private and non-profit community housing providers and non-housing service agencies have made significant contributions to provide safe, decent and affordable housing, a suitable living environment and economic opportunities especially for low- to moderate-income individuals in the community. However, improvements to public facilities and infrastructure, essential public services and economic development remain some of the most prolific needs facing the City of Meriden and its residents, as documented by the City's Consolidated Plan and the most recent PY 2021 Consolidated Annual Performance and Evaluation Report (CAPER).

According to the PY 2021 CAPER, the City made significant progress in all its housing and community development goals. These accomplishments are listed below:

**Affordable Housing:** Through the City's Neighborhood Preservation Program (NPP), there were 13 LMI households assisted with housing rehab. The City continues to identify projects, and some are in various stages of development. Code enforcement activities also went to benefit residents in low/mod tract areas in the City.

**Public Facility & Infrastructure Improvements:** An estimated 59,395 persons in LMI areas benefitted from improvements to sidewalks that provided for a safer walking environment. These activities included the completion of improvements at Caitlin St. and Griswold St. as well as new installations of sidewalks on Sherman St and Bunker St. These are important pathways for LMI communities in the inner city area. There was also an estimated 59,395 persons in LMI areas benefitted from improvements to public facilities with the Gallery 53 Meriden Mosaics activity.

**Public Services:** The City and its partners provided several public services which helped to improve the

quality of lives for the special needs and LMI population in Meriden. A total of 4,992 persons who were counted through intake were served in PY 2021. Services for special needs groups included senior services, services for persons with disabilities, mental health services, victims of domestic violence, and persons at-risk or experiencing homelessness. Services for LMI persons included youth enrichment and prevention, health services, employment services and childcare services. The City also had food programs and services which benefitted residents living in low/mod areas through the Meriden Soup Kitchen.

CARES Activities: CDBG-CV funds were allocated to a variety of programs which met the needs of residents during the pandemic. Assistance was provided for EasterSeals, which suffered a financial loss during the pandemic. EasterSeals provides a wide range of disability services to Meriden residents including medical rehabilitation, a Driver Assessment Center and Better Hearing Programs of which 209 persons were assisted. CDBG-CV funds also went to assist a total of 2,499 LMI youth and increase the capacity of youth service providers to facilitate social distancing and add PPE to programs and respond to the needs of youth isolating from the pandemic. There were 124 persons assisted with mental health services at Franciscan Life Center Network with technology preparedness improvements. In addition, distributing food safely for LMI persons isolating from COVID-19 was a high priority for the City. The City also made food more accessible through the Doubling Dollars Program. These food programs had a Citywide low/mod benefit. Finally, the City continued to assist 39 LMI small businesses with financial assistance through the Capitol for Change program for businesses negatively affected by COVID-19.

#### **4. Summary of Citizen Participation Process and consultation process**

The City followed its Citizen Participation Plan closely in soliciting citizen input for the PY 2023 Annual Action Plan. Public hearings were held so City residents could offer input into how proposed projects and activities fit with the City's housing and community development needs. A public comment and review period was held during which citizens were able to submit written comments on the draft Annual Action Plan. Members of the public were encouraged to share their thoughts and ideas as to how Meriden's CDBG funding could best serve the community and its needs at the public hearing and public comment review period. The following efforts were made:

- A public hearing will be held on March 7, 2023, 5:30 p.m. at the Human Services Committee meeting at Council Chambers, City Hall, 142 East Main Street, Meriden, CT 06450. For more information, please phone (203) 630-4105 or email: [vpasion@meridenct.gov](mailto:vpasion@meridenct.gov)
- The public comment period is scheduled to be held for 30-days starting on April 1, 2023, through May 1, 2023, and the plan will be available online at [www.meridenct.gov](http://www.meridenct.gov), or at the Community Development Office, Room 134, 142 East Main Street, Meriden, CT 06450. Written comments may be submitted to the Economic and Community Development Department at the address above or by email at: [vpasion@meridenct.gov](mailto:vpasion@meridenct.gov)

The AP-12 Citizen Participation section details the citizen participation outreach efforts of the City of Meriden.

**5. Summary of public comments**

A summary of comments will be included in this section after the public comment period.

All comments will also be attached to the AAP.

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

All comments will be accepted.

**7. Summary**

The 2023 AAP is the fourth year of the 5-Year 2020-2024 Consolidated Plan. The following is the proposed budget for the 2023 AAP.

Administration (20%): \$135,000

Public Facilities & Infrastructure (12%): \$292,394 (includes \$200,000 prior year funds)

Public Services (Max cap set at \$220,000): \$220,000

Code Enforcement (35%): \$400,000

Section 108 Loan Repayment (10%): \$95,179

Total: \$1,142,573

## 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
CDBG Administrator	MERIDEN	Economic Development Department

**Table 1 – Responsible Agencies**

### Narrative

The designated lead agency for overseeing the development and implementation of the Consolidated Plan and Annual Action Plans is the City's Economic Development Department. The Economic Development Director and Grants Administrator is primarily responsible for coordinating services of public, private, and non-profit entities, and activities related to housing and community development.

Meriden's City Council has responsibilities for the administration and allocation of CDBG funds. Two committees of the Meriden City Council oversee the implementation of projects related to housing and community development: Economic Development, Housing, and Zoning; and Human Services. The Meriden Housing Authority has the authority and responsibility for coordinating and implementing public housing projects referenced in this Plan. The Council of Neighborhoods coordinates various neighborhood association activities.

The Economic Development Director and Grants Administrator of the City of Meriden is responsible for the coordination, oversight and general monitoring of all activities funded with CDBG. In addition, the CDBG program is staffed with an Administrative Secretary who assists in application intake, contract management, financial management and general file maintenance. The Economic Development Director also assists with administration of specific CDBG funded activities and overall program compliance issues as necessary, and is also involved with the administration of the CDBG funded Neighborhood Preservation Program by reviewing applications, determining eligibility of applicants and projects, drafting contracts and loan documents, tracking projects, and ensuring adherence to all lead paint, procurement, and other HUD requirements for homeowner rehabilitation projects. As administrator of the CDBG funds, the Economic Development Director and Grants Administrator ensures compliance with Federal regulations through review of grant application funding requests, recipient contracts, quarterly performance reports, and subgrantee monitoring. All financial transactions are conducted through the City's Finance Department and are subject to the annual audit of the City's municipal finances.

## **Consolidated Plan Public Contact Information**

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## **AP-10 Consultation – 91.100, 91.200(b), 91.215(l)**

### **1. Introduction**

The HUD approved Citizen Participation Plan sets forth the City's policies and procedures for citizen participation in the development of Meriden's Consolidated Plan and Annual Plan documents. The City adheres closely to its Citizen Participation Plan. As part of the citizen participation process, the City consults with local stakeholders and organizations in the development of the Annual Action Plan. This section outlines the stakeholders that took part in consultation through meetings, interviews and the application process for annual CDBG grant funds.

### **Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))**

Several steps were taken to ensure coordination between public and private housing, health, and social service agencies during the program year. Each of these steps helped facilitate the exchange of information between the City and those providing critical services. The following details the planning process to enhance coordination amongst agencies and the City:

- The City staff met with sub-recipients in person during the program year. Sub-recipients attended an application workshop which sub-recipients presented a summary of their programs and activities, thereby providing a forum for organizations and City stakeholders to be informed as to programs and activities carried out by non-profit applicants/service providers.
- The City staff participated in and monitored several ongoing activities resulting in enhanced cooperation and coordination between the City, private and non-profit entities working to promote and develop affordable and special needs housing.
- The City staff and members of the City Council review, assess and make funding determinations based on need, as determined by the community, and allocate funds in a manner that aims to avoid duplication and connect eligible individuals and households with the specific services they need.
- The City staff made contact and met with various partners such as the local PHA, local homeless service providers as well as City departments, local agencies that helped to bridge the digital divide and/or provide of broadband internet access and provide emergency management or preparedness planning.

### **Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

Through its applicant organizations, the City aims to provide social and supportive services that address the needs of persons at risk of homelessness. Specifically, the Women and Families Center's "Project REACH" program targets runaway, homeless and at-risk youth throughout the City of Meriden and offers services aimed to get them off the streets and into safe, stable living environments. Joy Unlimited Outreach also addresses immediate needs of the homeless and those at-risk of homelessness by connecting them with critical services. Programs like the Change the Play Summer Meals, New Opportunities Security Deposit Program, and the Salvation Army Comprehensive Emergency Assistance Program aim to assist low- and moderate-income persons and families who are one financial setback away from homelessness. The New Opportunities Shelter NOW program also provides shelter to homeless individuals in the community, including potential spaces for families in need.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

The City of Meriden does not receive ESG funds. The City works with its partners such as the Meriden Housing Authority and local nonprofits such as Women and Families Center, The Salvation Army, and New Opportunities to address homelessness in the City.

**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**

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	Advocacy Academy
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
2	<b>Agency/Group/Organization</b>	Ball Headz Inc
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
3	<b>Agency/Group/Organization</b>	Beat The Street Community Center
	<b>Agency/Group/Organization Type</b>	Services-Health Services-Healthy Living
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
4	<b>Agency/Group/Organization</b>	Boys and Girls Club of Meriden
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. The Boys and Girls Club (Kids Club, Summer Basketball & Dance Programs) submitted an application for CDBG funding.
5	<b>Agency/Group/Organization</b>	Community Health Center
	<b>Agency/Group/Organization Type</b>	Services-Health Publicly Funded Institution/System of Care
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
6	<b>Agency/Group/Organization</b>	CATHOLIC CHARITIES, INC.-ARCHDIOCESE OF HARTFORD
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
7	<b>Agency/Group/Organization</b>	Change the Play
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding. The organization runs the Change The Play Summer Meals, Clubhouse and Job Training programs.
8	<b>Agency/Group/Organization</b>	Child Guidance Clinic for Central CT Inc
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
9	<b>Agency/Group/Organization</b>	Middlesex County Coalition on Housing & Homelessness United Way
	<b>Agency/Group/Organization Type</b>	Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
10	<b>Agency/Group/Organization</b>	Meriden Farmers Market
	<b>Agency/Group/Organization Type</b>	Services-Food
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
11	<b>Agency/Group/Organization</b>	Franciscan Home Care
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
12	<b>Agency/Group/Organization</b>	Gallery 53
	<b>Agency/Group/Organization Type</b>	Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
13	<b>Agency/Group/Organization</b>	GIRLS INC OF MERIDEN
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.

14	<b>Agency/Group/Organization</b>	The Curtis Home
	<b>Agency/Group/Organization Type</b>	Services-Persons with a Disability Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
15	<b>Agency/Group/Organization</b>	LITERACY VOLUNTEERS
	<b>Agency/Group/Organization Type</b>	Services-Literacy Programs
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
16	<b>Agency/Group/Organization</b>	New Opportunities of Greater Meriden (NOGM)
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. The New Beginnings Shelter and the Rent/Mortgage/Utilities Assistance were part of the application process.
17	<b>Agency/Group/Organization</b>	Our House Meriden
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
18	<b>Agency/Group/Organization</b>	Joy Unlimited Outreach Ministries
	<b>Agency/Group/Organization Type</b>	Meal Services
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
19	<b>Agency/Group/Organization</b>	Salvation Army
	<b>Agency/Group/Organization Type</b>	Services-Children Non-profit
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. The organization submitted an application for CDBG funding.
20	<b>Agency/Group/Organization</b>	Meriden-Wallingford Chrysalis, Inc.
	<b>Agency/Group/Organization Type</b>	Services-Health Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. The organization submitted an application for CDBG funding.



21	<b>Agency/Group/Organization</b>	WOMEN AND FAMILIES CENTER
	<b>Agency/Group/Organization Type</b>	Services-Children Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. The Center submitted an application for funding for Project Reach.
22	<b>Agency/Group/Organization</b>	Open DOHR
	<b>Agency/Group/Organization Type</b>	Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs. Open DOHR provides Employment Training for Women and Families and was an applicant for CDBG funds.
23	<b>Agency/Group/Organization</b>	Children First Initiative
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Community Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
24	<b>Agency/Group/Organization</b>	Meriden Senior Center
	<b>Agency/Group/Organization Type</b>	Services-Elderly Publicly Funded Institution/System of Care
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
25	<b>Agency/Group/Organization</b>	Middlesex Community College
	<b>Agency/Group/Organization Type</b>	Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Community Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
26	<b>Agency/Group/Organization</b>	MidState Arc Inc.
	<b>Agency/Group/Organization Type</b>	Services-Persons with a Disability Services-Mental Health Services
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
27	<b>Agency/Group/Organization</b>	Chrysalis Center
	<b>Agency/Group/Organization Type</b>	Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.

28	<b>Agency/Group/Organization</b>	Meriden Department of Public Works
	<b>Agency/Group/Organization Type</b>	Agency - Managing Flood Prone Areas Agency - Management of Public Land or Water Resources Agency - Emergency Management Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-housing Community Development Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the organization on community and housing development needs, and the organization submitted an application for CDBG funding.
29	<b>Agency/Group/Organization</b>	Meriden Department of Development & Enforcement
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-housing community development strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the department on community and housing development needs.
30	<b>Agency/Group/Organization</b>	Meriden Department of Economic Development
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Anti-poverty Strategy Non-housing Community Development Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City is engaged with the department on community and housing development needs.
31	<b>Agency/Group/Organization</b>	BroadbandNow

<b>Agency/Group/Organization Type</b>	Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide
<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis Non-Housing Community Development
<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	BroadbandNow is a research organization which publishes data on the digital divide and impact of highspeed internet in society. It believes broadband internet should be available to all Americans and its mission is to help find and compare internet options with a goal to bring attention to underserved areas. The City consulted with the BroadbandNow website for broadband access and identified high speed internet providers in the City. There are seven broadband internet providers offering residential services, and 100% of the City has broadband coverage.

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

There were no agency types that were intentionally not consulted. All comments were welcome.

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	City of Meriden	The City works with its partners such as the Meriden Housing Authority and local nonprofits such as Women and Families Center, The Salvation Army, and New Opportunities to address homelessness in the City.
Meriden Choice Neighborhood Plan	City of Meriden	The Meriden Choice Neighborhood Plan is the revitalization plan for downtown and as well as overall for the City of Meriden.
Making Meriden Business Center Partners	City of Meriden	This joint venture with the Meriden Economic Development Corporation, the Midstate Chamber of Commerce, City Staff, and other local funders provides a visible presence in the downtown and seeks to link prospective businesses to available business development programs and potential properties.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2020 Analysis of Impediments	City of Meriden	The 2020 AI serves as a comprehensive look at fair housing issues in Meriden. The report includes an analysis of various demographic, economic, and housing indicators; a review of public and private sector policies that affect fair housing; and a review of the efforts the City has made to create fair housing choice. It is to be used as a resource document the city can reference for insights into community needs and strategies that can help address those needs.

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

The City works with its partners such as the Meriden Housing Authority (MHA) and the City Housing Code Division to help with affordable housing programs in the City. The City with the MHA and local nonprofits such as Women and Families Center, The Salvation Army, and New Opportunities to address homelessness in the City. Through coordination of City partners and other agencies, the City is able to implement the activities in the Consolidated Plan.

**AP-12 Participation – 91.105, 91.200(c)**

**1. Summary of citizen participation process/Efforts made to broaden citizen participation  
Summarize citizen participation process and how it impacted goal setting**

The City followed its Citizen Participation Plan closely in soliciting citizen input for the PY 2023 Annual Action Plan. A public hearing was held so members of the public could offer input into how proposed projects and activities fit with the City's housing and community development needs. A public comment and review period was held during which citizens were able to submit written comments on the draft Annual Action Plan. Members of the public were encouraged to share their thoughts and ideas as to how Meriden's CDBG funding could best serve the community and its needs at the public hearing and public comment review period.

The following table details the citizen participation outreach efforts of the City of Meriden for the PY 2023 AAP.

**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
1	Public Hearing	Non-targeted/broad community	A public hearing will be held to discuss the PY 2023 AAP. The hearing will be held at the Human Services Committee meeting on March 7, 2023, at 5:30 PM at Council Chambers, City Hall, 142 East Main Street, Meriden, CT 06450. For more information, please phone (203) 630-4105 or email: <a href="mailto:vpasion@meridenct.gov">vpasion@meridenct.gov</a>	A summary of comments will be made available after the public hearing.	All comments were accepted.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL
2	30 Day Public Comment Period	Non-targeted/broad community	The public comment period is scheduled to be held starting on April 1, 2023, through May 1, 2023, and the proposed plan will be available online at <a href="http://www.meridenct.gov">www.meridenct.gov</a> , and at the Community Development Office, Room 134, 142 East Main Street, Meriden, CT 06450. Written comments may be submitted to the Community Development Department at the address above or by email at: <a href="mailto:vpastion@meridenct.gov">vpastion@meridenct.gov</a>	A summary of comments will be made available after the public comment period.	All comments were accepted.	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Introduction

The City anticipates receiving an annual CDBG allocation for Program Year 49 (PY 2023) in the amount of \$942,573. The City will also reallocate \$200,000 in prior year funds from unspent PY 2017 and PY 2018 funds, which were previously committed to the Commercial Façade Rehab Program. This program has now been completed and these funds will be reallocated towards the Sidewalk Repair program.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder 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	942,573	0	200,000	1,142,573	942,573	Expected amount available for the remainder of the ConPlan is estimated to be one more year of the annual allocation.

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 City makes efforts to leverage federal and state agency resources to meet the needs identified in its Consolidated Plan. Recently, the City received a \$2,000,000 grant from the Connecticut Department of Economic and Community Development for demolition of the Mills Public Housing Project in downtown Meriden so that it can be turned into an extension of the Meriden Green. The relocation of Mills residents, as part of the overall housing and development plans for the TOD district in Meriden, has also resulted in millions of dollars of private investment in mixed use projects such as 24 Colony Street, Meriden Commons 1 & 2, and 11 Crown Street.

The City leverages other sources of funding, when possible, to supplement CDBG projects and provide maximum assistance in meeting community needs. The Rental Assistance/Security Deposit Program run by New Opportunities, has been able to leverage additional grant funds as a result of the CDBG funds allocated to them in the past.

The City's Neighborhood Preservation Program (NPP) is funded by the Revolving Loan Fund (RLF). It is funding that is used solely for NPP, which provides low-interest, forbearance loans for owner occupied rehabilitation projects. This fund is administered by the Rehabilitation Administration activity, as well as the general CDBG administration activity. The amount in the account is subject to change unexpectedly based on when new applications for loans are approved or when properties that received loans are transferred, hence triggering repayment. The RLF was initially capitalized with CDBG funds.

Additionally, the City has received a \$200,000 EPA Brownfields Grant for the remediation of the vacant Meriden Wallingford Hospital at 1 King Place. This structure is slated to be turned into mixed-use market rate development, with funds for the conceptual site reuse plan coming from a \$100,000 DECD Brownfield Area-wide Revitalization Planning Grant.

The City is a recipient of the Lead Hazard Reduction Grant from the HUD Office of Lead Hazard Control and Healthy Homes Department. The City will receive \$1,000,000 from the grant as well as a \$300,000 Healthy Homes Supplement Grant. With these funds, the City estimates it will abate lead in 214 housing units over a four year grant period. These funds will also help the City to leverage additional funding that will address low/mod and deteriorating areas in Meriden, which align with the overall housing goals in the plan.

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

The City has limited developable land, thus greatly affecting the ability to construct new affordable housing units. The City is actively involved in redevelopment efforts in its downtown area that will provide new affordable housing as part of mixed-use development centered on an updated transit hub. Brownfield sites and vacant buildings including 116 Cook Avenue, 1 King Place, 69 East Main Street, 11 Crown Street, and 121 Colony Street Rear have been assessed for environmental contaminants, remediated, repurposed and transferred to private partner organizations to be developed into usable, mixed-used developments with housing and economic development opportunities. The City is also assisting in completing site re-use planning projects by working with landowners of vacant or underutilized parcels in the downtown area.

**Discussion**

The City secured a Section 108 Loan of \$1,500,000 to leverage a \$300,000 DECD Brownfields Pilot grant and \$400,000 in U.S. EPA Brownfields funds to complete demolition and environmental remediation of the former Insilco Factory H building at 77 Cooper and 104 Butler Streets. Redevelopment of the Meriden Green, Meriden Transit Center, and Factory H areas are projects that are being or were facilitated with HUD Challenge Grant funding as well as significant investment by the State of Connecticut.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	1A. Expand Public Infrastructure	2020	2024	Non-Housing Community Development	Central Downtown Area	Expand/Improve Public Infrastructure & Facilities	CDBG: \$116,750	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted
2	1B. Improve Public Infrastructure Capacity	2020	2024	Non-Housing Community Development	Central Downtown Area	Expand/Improve Public Infrastructure & Facilities	CDBG: \$116,750	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted
3	1C. Improve Access to Public Facilities	2020	2024	Non-Housing Community Development	Central Downtown Area	Expand/Improve Public Infrastructure & Facilities	CDBG: \$116,750	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted
4	2B. Provide Code Enforcement in LMI Neighborhoods	2020	2024	Affordable Housing	Central Downtown Area	Preserve & Expand Affordable Housing	CDBG: \$419,286	Housing Code Enforcement/Foreclosed Property Care: 10000 Household Housing Unit
5	3A. Provide Supportive Services for Special Needs	2020	2024	Non-Homeless Special Needs	Central Downtown Area	Public Services & Quality of Life Improvements	CDBG: \$129,286	Public service activities other than Low/Moderate Income Housing Benefit: 18000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	3B. Provide Vital Services for LMI Households	2020	2024	Non-Housing Community Development	Central Downtown Area	Public Services & Quality of Life Improvements	CDBG: \$129,286	Public service activities other than Low/Moderate Income Housing Benefit: 18000 Persons Assisted
7	4B. Planned Repayment of Section 108 Loan	2020	2024	Non-Housing Community Development	Central Downtown Area	Economic Development	CDBG: \$114,465	Other: 1 Other

Table 6 – Goals Summary

### Goal Descriptions

1	<b>Goal Name</b>	1A. Expand Public Infrastructure
	<b>Goal Description</b>	Expand public infrastructure through development activities for LMI persons and households. Activities can include adding ADA compliance for curb ramps and sidewalks and roadway expansion projects.
2	<b>Goal Name</b>	1B. Improve Public Infrastructure Capacity
	<b>Goal Description</b>	Improve access to public infrastructure through development activities for LMI persons and households. Public infrastructure activities include improvements to infrastructure in the jurisdiction such as roadway resurfacing and improvements to curbs and ramps on sidewalks for ADA compliance.
3	<b>Goal Name</b>	1C. Improve Access to Public Facilities
	<b>Goal Description</b>	Expand and improve access to public facilities through development activities for LMI persons and households and for special needs population (elderly, persons with a disability, victims of domestic abuse, etc.). Public facilities may include neighborhood facilities, community centers and parks and recreation facilities.
4	<b>Goal Name</b>	2B. Provide Code Enforcement in LMI Neighborhoods
	<b>Goal Description</b>	Provide for residential code enforcement activities in the jurisdiction for LMI households. These activities will help to maintain the housing in the community and assist them to avoid code violations that help to keep homes safe.

5	<b>Goal Name</b>	3A. Provide Supportive Services for Special Needs
	<b>Goal Description</b>	Provide supportive services for low income and special needs populations in the jurisdiction. Public services will target LMI citizens and may include services to address homelessness, persons with physical and mental health disabilities, the elderly, and the youth. Services may also include recreational programs for special needs populations, and education and health programs for special needs households.
6	<b>Goal Name</b>	3B. Provide Vital Services for LMI Households
	<b>Goal Description</b>	Provide supportive services for low- to moderate-income households in the jurisdiction. Public services will include fair housing awareness, crime prevention programs, case management for emergency assistance, employment programs, and health programs.
7	<b>Goal Name</b>	4B. Planned Repayment of Section 108 Loan
	<b>Goal Description</b>	Provide funds for the repayment of the Section 108 loan in connection with demolition and environmental remediation of the former Insilco Factory H building site.

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

Projects to be carried out in Program Year 49 (PY 2023) are listed below. The City’s projects are funded with \$942,573 from the PY 2023 CDBG annual allocation and \$200,000 from reallocated prior year funds.

Administration: \$135,000

Public Facilities & Infrastructure: \$292,394 (includes \$200,000 prior year funds)

Public Services (Max cap set at \$220,000): \$220,000

Housing Programs & Code Enforcement: \$400,000

Section 108 Loan Repayment: \$95,179

Total: \$1,142,573

### Projects

#	Project Name
1	CDBG: Administration (2023)
2	CDBG: Public Facilities & Infrastructure (2023)
3	CDBG: Public Services (2023)
4	CDBG: Housing Programs & Code Enforcement (2023)
5	CDBG: Section 8 Loan Repayment (2023)

Table 7 - Project Information

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

All funding allocations have been made consistent with priority needs in the City of Meriden pursuant to the Consolidated Plan, Citizen Participation Plan, Annual Plan Allocation Process, and the Allocation Contingency Plan. The Citizen Participation Plan and the Allocation Contingency Plan were submitted in the Appendices of the 5-Year 2020-2024 Consolidated Plan.

Every effort was made to ensure that the most vulnerable residents of Meriden (youth, elderly, disabled, homeless/at-risk of homelessness, non-English speakers, individuals and families battling substance

abuse, individuals/families experiencing domestic abuse) are the beneficiaries of PY 2023 CDBG funding.

Other considerations include a 20% CDBG grant cap for administration and an allocation cap of \$220,000 for public services. Public facilities and infrastructure improvement must target low/mod tracts as described in detail in the AP-50.

The City's CDBG allocation is the primary funding for the housing and community development projects identified in the plan each year, however unfortunately the amount of funds requested for activities significantly exceeds the amount of funds available. The general lack of funds to address all the housing and community needs in the City remains an obstacle to address underserved needs in Meriden.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	CDBG: Administration (2023)
	<b>Target Area</b>	Central Downtown Area
	<b>Goals Supported</b>	1A. Expand Public Infrastructure 1B. Improve Public Infrastructure Capacity 1C. Improve Access to Public Facilities 2B. Provide Code Enforcement in LMI Neighborhoods 3A. Provide Supportive Services for Special Needs 3B. Provide Vital Services for LMI Households 4B. Planned Repayment of Section 108 Loan
	<b>Needs Addressed</b>	Expand/Improve Public Infrastructure & Facilities Preserve & Expand Affordable Housing Public Services & Quality of Life Improvements Economic Development
	<b>Funding</b>	CDBG: \$135,000
	<b>Description</b>	Citywide administration of the CDBG program in PY 2023.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	Central Downtown Area & Citywide LMI Areas
	<b>Planned Activities</b>	Planned Activities Staff salaries, planning, general admin of the CDBG program in PY 2023 (21A).
	2	<b>Project Name</b>
<b>Target Area</b>		Central Downtown Area
<b>Goals Supported</b>		1A. Expand Public Infrastructure 1B. Improve Public Infrastructure Capacity 1C. Improve Access to Public Facilities
<b>Needs Addressed</b>		Expand/Improve Public Infrastructure & Facilities
<b>Funding</b>		CDBG: \$292,394



	<b>Description</b>	The City will work to expand and improve access to public infrastructure through development activities that target low/mod areas. The City will also expand and improve access to public facilities through development activities for LMI persons and for special needs population (elderly, persons with a disability, victims of domestic abuse, etc.) living in low/mod areas.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Public Facility or Infrastructure Activities Benefit: 15,000 LMI Persons Assisted
	<b>Location Description</b>	Central Downtown Area & Citywide LMI Areas
	<b>Planned Activities</b>	Planned activities include: Meriden-Wallingford Chrysalis, facility improvements (03C): \$25,000 Gallery 53, facility improvements (03E): \$3,000 Department of Public Works, replacement and improvements to sidewalks (03L): \$64,394 from annual allocation and \$200,000 from prior year funds.
<b>3</b>	<b>Project Name</b>	CDBG: Public Services (2023)
	<b>Target Area</b>	Central Downtown Area
	<b>Goals Supported</b>	3A. Provide Supportive Services for Special Needs 3B. Provide Vital Services for LMI Households
	<b>Needs Addressed</b>	Public Services & Quality of Life Improvements
	<b>Funding</b>	CDBG: \$220,000
	<b>Description</b>	The City will work to provide supportive services for LMI and special needs populations in the City. Public services will target LMI citizens and also includes services to address homelessness, persons with physical and mental health disabilities, the elderly, and the youth.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Public service activities Benefit: 36,000 LMI Persons Assisted
	<b>Location Description</b>	Central Downtown Area & Citywide LMI Areas

	<p><b>Planned Activities</b></p> <p>Planned activities include:</p> <p>Meriden Senior Center services (05A): \$6,500</p> <p>Catholic Charities Inc - Archdiocese of Hartford (05D): \$6,000</p> <p>Meriden Farmers Market (05Z): \$5,000</p> <p>Literacy Volunteers of Greater New Haven (05Z): \$5,000</p> <p>Middlesex Community College Foundation (05D): \$4,500</p> <p>New Opportunities Inc - Rent and Mortgage Assistance (05Q): \$13,000</p> <p>New Opportunities, New Beginnings shelter services (03T): \$20,000</p> <p>Ball Headz (05D): \$5,000</p> <p>Our House Meriden (05D): \$6,000</p> <p>Beat the Street (05D): \$12,000</p> <p>Boys and Girls Club of Meriden (05D): \$28,000</p> <p>Child Guidance (05D): \$10,000</p> <p>Chrysalis Center LLC (03T): \$5,000</p> <p>Change the Play (05D): \$10,000</p> <p>Franciscan Home and Hospice Care (05A): \$17,000</p> <p>Girls Incorporated of Meriden (05D): \$14,000</p> <p>The Salvation Army (05W): \$8,000</p> <p>Women &amp; Families Center CDBG - Project REACH (03T): \$18,500</p> <p>Women &amp; Families Center CDBG - Open DOHR (03T): \$7,000</p> <p>Joy Unlimited Outreach Ministries - Meal Service (05W): \$3,500</p> <p>Advocacy Academy A.E. (05O): \$7,000</p>												
<p><b>4</b></p>	<table border="1"> <tr> <td data-bbox="558 1381 883 1440"><b>Project Name</b></td> <td data-bbox="883 1381 1430 1440">CDBG: Housing Programs &amp; Code Enforcement (2023)</td> </tr> <tr> <td data-bbox="558 1440 883 1499"><b>Target Area</b></td> <td data-bbox="883 1440 1430 1499">Central Downtown Area</td> </tr> <tr> <td data-bbox="558 1499 883 1558"><b>Goals Supported</b></td> <td data-bbox="883 1499 1430 1558">2B. Provide Code Enforcement in LMI Neighborhoods</td> </tr> <tr> <td data-bbox="558 1558 883 1617"><b>Needs Addressed</b></td> <td data-bbox="883 1558 1430 1617">Preserve &amp; Expand Affordable Housing</td> </tr> <tr> <td data-bbox="558 1617 883 1675"><b>Funding</b></td> <td data-bbox="883 1617 1430 1675">CDBG: \$400,000</td> </tr> <tr> <td data-bbox="558 1675 883 1839"><b>Description</b></td> <td data-bbox="883 1675 1430 1839">The City will provide for residential code enforcement activities in the jurisdiction for LMI households living in low/mod areas. These activities will help to maintain the housing in the community and assist them to avoid code violations that help to keep homes safe.</td> </tr> </table>	<b>Project Name</b>	CDBG: Housing Programs & Code Enforcement (2023)	<b>Target Area</b>	Central Downtown Area	<b>Goals Supported</b>	2B. Provide Code Enforcement in LMI Neighborhoods	<b>Needs Addressed</b>	Preserve & Expand Affordable Housing	<b>Funding</b>	CDBG: \$400,000	<b>Description</b>	The City will provide for residential code enforcement activities in the jurisdiction for LMI households living in low/mod areas. These activities will help to maintain the housing in the community and assist them to avoid code violations that help to keep homes safe.
<b>Project Name</b>	CDBG: Housing Programs & Code Enforcement (2023)												
<b>Target Area</b>	Central Downtown Area												
<b>Goals Supported</b>	2B. Provide Code Enforcement in LMI Neighborhoods												
<b>Needs Addressed</b>	Preserve & Expand Affordable Housing												
<b>Funding</b>	CDBG: \$400,000												
<b>Description</b>	The City will provide for residential code enforcement activities in the jurisdiction for LMI households living in low/mod areas. These activities will help to maintain the housing in the community and assist them to avoid code violations that help to keep homes safe.												

	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Housing Code Enforcement: 10,000 Household Housing Unit
	<b>Location Description</b>	Central Downtown Area & Citywide LMI Areas
	<b>Planned Activities</b>	Planned activities include: Code enforcement, Department of Development & Enforcement (15): \$350,000 Neighborhood Preservation Program (14H): \$50,000
<b>5</b>	<b>Project Name</b>	CDBG: Section 8 Loan Repayment (2023)
	<b>Target Area</b>	Central Downtown Area
	<b>Goals Supported</b>	4B. Planned Repayment of Section 108 Loan
	<b>Needs Addressed</b>	Economic Development
	<b>Funding</b>	CDBG: \$95,179
	<b>Description</b>	The City Funds will make payments towards the Section 108 Loan. The repayment of the Section 108 loan is in connection with demolition and environmental remediation of the former Insilco Factory H building site and was intended to provide economic development support to revitalize the site to support to small businesses in the area.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Other: 1 (Section 108 Loan Repayment)
	<b>Location Description</b>	Central Downtown Area & Citywide LMI Areas
	<b>Planned Activities</b>	Section 108 Loan Repayment: Repayment of the Section 108 loan in connection with demolition and environmental remediation of the former Insilco Factory H building site (19F).

## 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

CDBG investment in Meriden is targeted primarily in its downtown neighborhoods, which contain low- to moderate-income households, sub-standard housing conditions, and a concentration of vacant or underutilized properties. The City recognizes that the revitalization of its downtown neighborhoods is linked to the revitalization of its economy as a whole. This is also the area of focus for the Meriden Choice Neighborhood Plan, the Connecticut Main Street Center “Come Home to Downtown, Act II” program, portions of the Meriden Plan of Conservation and Development, and the cooperative efforts of the Meriden Economic Development Corporation, the Midstate Chamber of Commerce, City Staff, and other local funders. This joint venture provides a visible presence in the downtown area and seeks to link prospective businesses to available business development programs and potential properties. This Annual Action Plan supports these goals to revitalize the downtown neighborhoods and the local economy while also allowing for services to be provided to income-eligible recipients in other eligible parts of the City as needed.

CDBG allocations provide support for activities that benefit low- to moderate-income households, concentrated in the following census block group tracts:

15000US090091701001, 15000US090091701002, 15000US090091702002, 15000US090091702003, 15000US090091703001, 15000US090091703002, 15000US090091706001, 15000US090091707001, 15000US090091708001, 15000US090091708003, 15000US090091708004, 15000US090091708005, 15000US090091709001, 15000US090091710001, 15000US090091711002, 15000US090091711004, 15000US090091713002, 15000US090091713004, 15000US090091714001, 15000US090091714002, 15000US090091715002, 15000US090091715003, 15000US090091716003.

These areas comprise a large portion of the central downtown area. Eligible census block group tracts have been determined as those having greater than 51% of households with an income less than 80% of HAMFI. This data is compiled by HUD and available on the HUD exchange website through the Low- and Moderate-income Summary Data (LMISD) as part of CPD Notice 19-02.

### Geographic Distribution

Target Area	Percentage of Funds
Central Downtown Area	100

Table 8 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

The City has several mechanisms in place to ensure that funds go to the neediest individuals. First, City

Code Enforcement activities funded by CDBG are limited to the low-income census tracts outlined above. The Rehabilitation Administration activity administers the NPP program which provides low-interest loans to qualifying low income individuals/households, with funding targeted at the central downtown area & low-income census tracts. Additionally, all sub-grantees under the Public Services category must document that the service being provided benefits low- and moderate-income families. Finally, geographic investment in the downtown area helps to leverage much needed public and private funding as Meriden revitalizes this critical target area. Such CDBG funded investment includes the Inner-City Sidewalks activities.

The City has been able to obtain millions of dollars in grants/loans from the CT Department of Economic & Community Development and the US Environmental Protection Agency for brownfield remediation projects that encourage future economic development and quality of life in central downtown area. By prioritizing investment into low/mod tracts in the Central Downtown Area, the City has been able to utilize federal CDBG funds as leverage to attract additional funds into the target area.

## **Discussion**

Percentage of funds shown in the geographic distribution table is an approximation. Included in the Central Downtown area funds are the Public Infrastructure and Facilities, Housing Program and Code Enforcement, and the Section 108 repayment projects. Also included are several Public service activities that are specifically located in the downtown, or predominantly serve the residents of downtown.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The City of Meriden has ongoing housing rehab programs that have been funded by previous funds, however no PY 2023 funds will directly support affordable housing projects in the program year. The City however still funds the Code Enforcement activities, and these activities will continue to benefit LMI households living in low/mod areas and the City's Central Downtown Area.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	0
Non-Homeless	0
Special-Needs	0
Total	0

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	0

**Table 10 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

N/A

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Housing Authority of the City of Meriden (MHA) is responsible for providing decent, safe and sanitary housing for individuals residing in Meriden who have low- and moderate-incomes. MHA is an autonomous corporation which is allowed to act as a municipal entity and participate in municipal benefits. The City's Economic Development Department (EDD) and the MHA operate independently, and therefore the EDD's direct role in providing public housing is very limited.

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

The MHA has the following strategies in PY 2023 to address the needs of public housing in Meriden.

#### **Need: Shortage of affordable housing for all eligible populations**

Strategy #1: Maximize the number of affordable units available to the MHA within its current resources by:

- Reducing turnover time for vacated public housing units;
- Seeking replacement of public housing units lost to the inventory through mixed-finance development;
- Maintaining or increasing Section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction;
- Undertaking measures to ensure access to affordable housing among families assisted by MHA, regardless of unit size required;
- Maintaining or increasing Section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration; and
- Participating in the Consolidated Plan development process to ensure coordination with broader community development strategies.

Strategy #2: Increase the number of affordable housing units by:

- Applying for additional Section 8 units should they become available;
- Leveraging affordable housing resources in the community through the creation of mixed - finance housing;
- Pursuing housing resources other than public housing or Section 8 tenant-based assistance;
- Implementing project-based Section 8 voucher program consistent with revised statutes; and
- Amending Section 8 Admin Plan to allow and promote use of project-based vouchers in neighborhoods that are under a comprehensive revitalization and at other mixed-finance

developments.

**Need: Specific Family Types: Families at or below 50% of Median Area Income**

- Adopt rent policies to support and encourage work.

**Other Housing Needs & Strategies:**

The MHA will continue to implement a project-based Section 8 Program (PBV) track designed to work in tandem with other sources of affordable housing finance.

Given the historic under-funding of modernization, the MHA will be looking at ways to leverage resources to redevelop its public housing portfolio. Re-establishing a stable and viable housing portfolio is a major priority for the MHA over the development of incremental units but will not preclude supporting opportunities to assist other entities in the expansion of affordable housing in Meriden.

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

MHA conducts board meetings with residents and management staff. These meetings bring up main areas of concern voiced by residents as: 1.) safety and security, and 2.) major repairs or replacement. With specific resident concerns, the MHA can continue to work with residents to address concerns.

The MHA has a Family Self-Sufficiency (FSS) Program, which is designed to assist Section 8 and Public Housing families achieve economic independence. This HUD initiative refers participating families to services for education, career counseling, money management, job training, and placement services and much more. FSS Program Coordinators help eligible families to define goals and the steps needed to achieve them, connect to the services in need and also offer support.

The majority of the participants receive a savings account that grows as the family's earned employment income rises. Upon completion of the FSS Program the family receives the accumulated money. This money may be used to purchase a home, pay for higher education, start a business, or pursue other personal goals. Families join the program when the head of household commits to achieving personal goals within the FSS participation contract. The participant selects goals that are realistic, measurable and will help increase their income which can help them move ahead.

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

Not applicable as the PHA is not designated as troubled.



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

### **Introduction**

During PY 2023 the City of Meriden will implement projects that impact homelessness and relieve cost burden on LMI and special needs populations. The City intends to allocate CDBG funds in PY 2023 funds to two separate organizations (New Opportunities and the Women and Families Center) that provide services to homeless individuals and families, as well as youth that are at risk of homelessness. Through its public services grants, the City also supports the operations of several non-profit organizations whose mission is to provide temporary housing services and other related counseling services for the homeless in Meriden.

### **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**

To address its homelessness objectives, the City will allocate resources towards the provision of housing and counseling services to individuals who are either homeless or are at risk of becoming homeless.

The New Opportunities Shelter Now activity provides shelter to homeless persons while also supporting a portion of the full-time case management position. This position provides support and coordinates service assistance for Shelter residents. Services including implementing individual evaluations, working with participants to develop activities to reach their goals, providing necessary intervention and cultivating and maintaining program links with area social service agencies, medical providers and appropriate support programs, helping to get residents into treatment, securing a job and enrolling in school

The Women and Families Center’s “Project Reach” directly benefits runaway, homeless and at-risk youth ages 12-24 by seeking out youth where they congregate and providing supportive services to build self-sufficiency and identify stable, long-term housing. The program also provides transitional housing services to young adults, economic training, and independence through job readiness programs and education.

#### **Addressing the emergency shelter and transitional housing needs of homeless persons**

While the City does not directly fund emergency shelters and transitional housing, the City works with homeless service providers to meet the needs of this population group. The following organizations

specifically address the homeless needs identified in the Plan:

- Joy Unlimited Outreach Ministries - Breaking of Bread
- Meriden-Wallingford Chrysalis, Inc. Self Sufficiency Program
- New Opportunities Security Deposit Program
- New Opportunities Shelter Now Program
- Meriden Soup Kitchen
- Child Guidance Clinic
- Women and Families Center – Project Reach
- The Salvation Army Comprehensive Emergency Assistance Program

The Meriden Housing Authority (MHA) also works to address homelessness in the City of Meriden. MHA is responsible for providing decent, safe and sanitary housing for LMI individuals and families residing in Meriden. The MHA has the following goals to address homeless needs and to prevent homelessness:

- “Expand the supply of assisted housing”
- “Increase assisted housing choices”
- “Promote self-sufficiency and asset development of families and individuals”
- “Ensure equal opportunity in housing for all Americans”

**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**

To end chronic homelessness, and help homeless individuals, families and unaccompanied youth to transition into stable housing situations, the City intends to support public service projects that provide counseling and support services to the homeless. These programs include New Opportunities Shelter NOW, and Women and Family Center - Project Reach. In addition, the City will support the Child Guidance Clinic and Project Reach, which provide counseling to at-risk youth in order to alleviate future behavioral and other developmental problems that could lead to chronic homelessness.

The New Opportunities Shelter NOW activity provides full-time case management that works to support and coordinate service assistance for Shelter residents. Services include goals such as securing a job and enrolling in school and help homeless individuals and families transition into permanent or independent living.

The Women and Families Center’s Project Reach works with homeless and at-risk youth ages 12-25 by providing supportive services to build self-sufficiency and identify stable, long-term housing. The program

also provides transitional housing services to young adults, economic training, and independence through job readiness programs and education.

The Meriden Housing Authority will also address homelessness by providing Section 8 vouchers and to provide first time homeowner loan assistance aimed at transitioning residents from public housing into the private housing market. The Meriden Housing Authority will apply if funds are available for new Section 8 Certificates or vouchers for households experience severe cost burden.

**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 Meriden Housing Authority has found that providing rental subsidies to households below 80% of the median income level for the area is the most cost effective and practical means to address individuals and families at risk of homelessness. The Meriden Housing Authority will secure additional Section 8 Housing Assistance vouchers as they become available so that more individuals can be served.

The Women and Families Center's Project Reach will also play a critical role in identifying youth who are in unstable living environments and are at risk of becoming homeless in order to divert them from the shelter system. Advocacy Academy will also receive support for its programming to provide necessary services to Spanish-speaking families, with a focus on families and children with mental health disabilities.

The Salvation Army Emergency Assistance Program and the New Opportunities Rental Assistance/Security Deposit Program can also provide payments directly to landlords or utility companies to assist renters in jeopardy of becoming homeless due to a financial emergency.

The following agencies are not funded by the City CDBG programs but are local resources.

The Workforce Alliance collaborates with local police, Department of Corrections, Adult Probation, S.T.R.I.V.E, and other community-based agencies to individuals discharged from correctional facilities with employment, training and supportive services. These activities help these individuals re-enter the community and allow them to avoid situations which may lead to homelessness.

American Job Centers offer job finding assistance to ex-offenders, and also offer workshops for ex-offenders that are designed to assist them in their efforts to re-enter the community and the workforce. Workshops focus on education and training, job search and networking techniques, resume preparation and job applications, effective job interviewing techniques, how to handle employer felony questions, and special employment programs for persons discharged from correctional facilities.

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

### **Introduction:**

Though public policies are meant to address the overall needs of citizens in Meriden, there are times where they may have a negative effect on certain aspects of the community, which in this case, are affordable housing and residential investment. Affordable housing and public and private residential investments are key components in furthering fair housing in any community. In part, to identify these negative effects and further the purposes of the Fair Housing Act, the U.S. Department of Housing and Urban Development (HUD) made it a legal requirement that entitlement grantees, such as the City of Meriden, to affirmatively further fair housing. The primary tool communities have for identifying contributing factors for these barriers to fair housing is the Analysis of Impediments to Fair Housing Choice (AI). The overall goal of the AI is to review and assess impediments to fair housing within Meriden. HUD recently proposed an updated definition of “fair housing choice” as allowing individuals and families to have the opportunity and options to live where they choose, within their means, without unlawful discrimination related to race, color, religion, sex, familial status, national origin, or disability.” Fair housing choice would consist of three components:

- Protected Choice (Absence of discrimination)
- Actual Choice (Affordable housing options exist; information and resources available)
- Quality Choice (Available and affordable housing is decent, safe, and sanitary, and accessible)

On October 15, 2020, the City’s AI report was completed in conjunction with the 5-Year 2020-2024 Consolidated Plan. It evaluates Meriden’s current fair housing legal status, and its and public and private fair housing programs and activities and provides recommendations for fair housing initiatives critical to ensuring equal housing opportunity within the City. The following impediments to fair housing related were identified:

- Concentration of Sub-Standard Housing
- Shortage of Public Housing Funds
- High Number of Cost Burdened Renter Households
- Lack of Vacant Developable Land
- Older Housing Stock
- Shortage of Affordable Housing
- The City Faces a Growing Aging Population

The full 2020 AI can be found on the City’s Community Development webpage at the following link: <https://www.meridenct.gov/government/departments/economic-development/community-development/>

### **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 must be diligent in working with the private and non-for-profit housing sectors to offer up solutions with an increased emphasis on public/private partnerships that meet a range of changing housing needs. These efforts include intensifying residential density near transit hubs; accommodating working from home as that becomes more common; and employer housing supported programs.

The City of Meriden has identified the following as strategic actions to address barriers to affordable housing:

- Expand the Boundaries of Active Adult Cluster Development Zone.
- Continue the NPP Program offering Low Interest Loans.
- Expand the Meriden Match Boundaries and Uses to Include Affordable Housing.
- Increase the Supply of Decent and Affordable Housing.
- Continue Strong Support for Homeless and Related Housing Need Activities.
- Incentivize New Affordable Housing and Renovation Permit Fees.
- Support Rehabilitation Projects Within the Target Area.
- Facilitate Approval Process for Affordable Housing Projects.
- Reform Development, Zoning and Regulatory Policies to Facilitate Increased Housing.
- Expand Public Incentives for Development that Offer Above Median Wages.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The projects included in PY 2023 Annual Action Plan were chosen for the range and quality of services and programs geared toward the most vulnerable Meriden residents, and for their alignment with the priorities detailed in the City's Consolidated Plan. These projects will address a number of the planning objectives of the City of Meriden to address obstacles to meeting underserved needs; foster and maintain safe and affordable housing; reduce the number of poverty-level families; develop institutional structure; and enhance coordination between public and private housing and social service agencies.

### **Actions planned to address obstacles to meeting underserved needs**

The allocation of funding in PY 2023 aims to provide Meriden's LMI and special needs populations, including the elderly, non-native English speakers, and persons with a disability, access to services used by the public at large. Projects will provide a suitable living environment by making services accessible to needy individuals. Examples include:

- Youth sports, arts, after school, and empowerment activities.
- Literacy training and translation services for residents who do not speak English as their first language, including those needing mental health counseling.
- Employment and entrepreneurship training.
- Employment opportunities for mentally disabled adults.
- Homelessness prevention and outreach.
- Emergency shelter and referral services.
- Homecare for the elderly.
- Outreach, education and treatment related to the opioid crisis.

PY 2023 will also include funding to continue the City's Inner City Sidewalk improvement activities. This project will remove deteriorated sidewalks and make improvements that provide a safer walking environment for the residents in qualifying census tracts in central downtown area neighborhoods of Meriden. The City has seen improvements in these neighborhoods where the City has invested in new sidewalks.

### **Actions planned to foster and maintain affordable housing**

In PY 2023, the City did not add any new rehab activities, however the City will continue ongoing activities in the Neighborhood Preservation Program (NPP) with funds from previous program years and revolving loan funds. The NPP works to increase affordable, decent housing in the City's central downtown area by providing low-interest forbearance loans for single-unit and multi-unit residential rehabilitation projects

within the target area.

This program is administered as part of the Rehabilitation Administration activity, with the loans to be funded by the NPP program's Revolving Loan Fund. Interested property owners may be eligible if their residential structures are located within the designated strategy areas and meet the income eligible guidelines of the program.

The goals of the program are to continue in the recovery of the downtown area residential areas through housing rehab; bring housing units in the downtown area up to housing, building and fire safety code standards; increase the stability and attractiveness of older residential neighborhoods; and ultimately enhance the quality of life for residents in Meriden.

### **Actions planned to reduce lead-based paint hazards**

Funding provided to City staff through the Housing category will in part cover housing inspections throughout targeted geographic areas in Meriden and will address lead paint hazards as needed. Households with CDBG-backed loans through the Neighborhood Preservation Program with children younger than six years old residing in them will be tested for lead based paint hazards if any work is to be performed that would pose a potential hazard to occupants.

The City also provides Childhood Lead Poisoning Prevention through the Health and Human Services Department's clinical services. The clinic office provides free childhood lead poisoning prevention screening.

### **Actions planned to reduce the number of poverty-level families**

The activities describe in the AP-35/38 work directly to address and reduce the number of poverty level families in Meriden. The City will work to provide those in need of temporary housing and counseling services, including adults and children who are victims of domestic violence and sexual abuse, access to needed services in Meriden. Projects will provide a suitable living environment by making services accessible to needy individuals. Further, employment training, entrepreneurship programming, literacy training for both children and non-English speakers are all designed to provide residents with the skills and knowledge to improve the quality of their life as well as their families.

### **Actions planned to develop institutional structure**

CDBG administrative funds will contribute to the administration of the CDBG Program and help ensure that the City meets the statutory and regulatory objectives outlined as a condition of participation in the program. The Economic Development Director and Grants Administrator will take the following actions to ensure that needed services are coordinated between the City, subrecipient organizations carrying out

CDBG activities, and the public who benefit from the CDBG-funded activities:

- Post CDBG Program materials and announcements, such as the availability of the Annual Plan, CAPER, and RFP documents in the local newspaper and on the City's website [www.meridenct.gov](http://www.meridenct.gov)
- Distribute copies of all materials to the general public, non-profit organizations, and elected officials when available or requested.
- Hold one-on-one meetings with sub-recipients to discuss quarterly report accomplishments and overall programming, as needed.
- Provide referrals to appropriate City departments and local organizations, such as the Neighborhood Preservation Program and the Meriden Housing Authority.

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

The City of Meriden's Economic Development Department (EDD) will continue to work with the Meriden Housing Authority and local housing and community development providers. The Meriden Housing Authority will continue to reduce the barriers to affordable housing by providing Section 8 vouchers and to provide first-time homeowner loan assistance aimed at transitioning residents from public housing into the private housing market. EDD will also work with developers of new rental housing construction in the targeted Transit Oriented Development (TOD) zoning district area to ensure that historic tax credits and other state and federal programs leverage adequate affordable housing opportunities for residents.



## Program Specific Requirements

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

#### Introduction:

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 housing rehab activities to be carried out.

#### 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
<b>Total Program Income:</b>	<b>0</b>

#### 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.	100.00%