

COUNTY OF MILWAUKEE
Inter-Office Communication

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County Board
Chair

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DATE: October 26, 2015

TO: Theodore Lipscomb, Chairman, Milwaukee County Board of Supervisors

FROM: Héctor Colón, Director, Department of Health and Human Services
Prepared by James Mathy, Housing Administrator, Housing Division

SUBJECT: Report from the Director, Department of Health and Human Services, Requesting Approval to Allocate Anticipated 2016 Community Development Block Grant (CDBG) and HOME Funding

Background

As part of the annual Community Development Block Grant (CDBG) process, all applicants were invited to attend a public hearing and present their proposals to the Economic and Community Development Committee on September 14, 2015. For 2016 funds, a review process was put in place by staff to objectively rank projects. A panel was arranged to score each project based on this system. The panel members were chosen due to their experience with CDBG regulations as well as to avoid conflicts of interest. The panel consisted of a representative from the Milwaukee County Housing Division, a representative from the City of Milwaukee Community Development Grants Administration and a representative from the City of West Allis.

Pending approval by the County Board, the 2016 Annual Plan will be published for comment for 30-days, as required. Any public comments will be incorporated into the final 2016 Annual Plan and it will then be submitted to the Federal Department of Housing and Urban Development (HUD) for approval.

Issue

The 2016 Milwaukee County CDBG estimated award totals \$1,379,572. Of the total funds, 20 percent can be used for administration and 15 percent can be set aside for public service projects. For 2016, the allocation continues to be split between at-large competitive projects and municipal projects. Although the municipal projects were not scored and ranked for the purpose of this report, they are included to show the complete allocation. As in years past, County CDBG staff will continue to review municipal projects to ensure that applicants meet national objectives and are following the Consolidated Plan. If the funds awarded by HUD differ from the amount in this report, projects will be adjusted equally on a percentage basis.

For the competitive applications, the recommendations in this report are based on the total points received for each project. Projects were ranked based on the following criteria:

- Project approach
- Need and justification
- Benefit to low-and-moderate income persons
- Target population and jurisdiction
- Capacity and experience
- Financial controls and budget
- Past CDBG performance

For the 2016 HOME allocation process, applications were sought from outside agencies to provide first-time home buyer assistance and rental development similar to the Block Grant application process. The 2016 HOME funding is anticipated to be \$1,287,077. Two eligible applications were submitted from Select Milwaukee and Movin'Out and both are recommended for funding. Movin' Out will assist households with members with a disability to purchase suitable homes. Select Milwaukee will focus on working with employers and municipalities to assist first-time home buyers.

Two rental development applications were received and are under financial review. All rental development project must come back for Board approval. Over the years, annual funding has been set aside for these types projects and the board must approve each individual project.

West Allis has also submitted an application for use of their fair share of funding. This is done to ensure regulatory compliance and creates a scope of work for the written agreement the County is required to have with West Allis. Wauwatosa did not submit a HOME application, but Home Repair will continue to serve Wauwatosa and market to areas identified by the City of Wauwatosa.

Recommendation

The Director, Department of Health and Human Services, recommends that the County Board of Supervisors authorize the Housing Division to allocate the anticipated 2016 Community Development Block Grant and HOME funds to the following projects:

CDBG

County-wide Projects	Public Service	Non-Public Service
Metro. Milwaukee Fair Housing Council	\$35,000	
Interfaith	\$17,467	
Jewish Family Services – Peer Support	\$15,000	
Hope House – Housing Case Management	\$20,000	
United Community Center – Senior Outreach	\$16,000	
WWBIC – Job Creation		\$96,237
Milwaukee County Housing, Suburban Home Repair		\$136,470
Milwaukee County Housing, Architectural Barrier Removal		\$93,237
Grand Avenue Club - Employment		\$93,237
Hunger Task Force – Farm Irrigation		\$29,180
At large total	\$103,467	\$448,361

Suburban Set-Aside Projects	Public Service	Non-Public Service
Bayside – Senior Center Operations	\$5,141	
Brown Deer – Senior Club	\$10,267	
Cudahy – Property Maintenance	\$10,000	
Fox Point – Dunwood Center	\$4,793	
Franklin – Senior Health Education	\$4,124	
Greendale – Adult Program Services	\$5,221	
Greenfield – Senior Services Staff	\$16,321	
Interfaith Neighborhood Outreach (various municipalities)	\$16,542	
Oak Creek/Salvation Army – Homelessness	\$3,000	
Shorewood – Senior Resource Center	\$17,628	
St. Francis – Cudahy/St. Francis Interfaith	\$2,500	
St. Francis – Code Compliance	\$3,323	
West Milwaukee – Community Center Maintenance	\$4,608	
Cudahy – Bus Stop Improvements		\$60,000
Franklin – ADA Sidewalk		\$65,193
Glendale – Universal Playground		\$25,793
Greendale – Hose Tower Improvements		\$44,377
Greenfield – Konkol Park Shelter		\$90,000
Hales Corners/Milwaukee County Home Repair		\$6,302
South Milwaukee – Senior Center Improvements		\$68,000
St. Francis – Library Parking Lot		\$47,589

West Milwaukee – Fire House Improvements		\$41,108
Suburban Total	\$103,468	\$448,362
TOTAL – Public and Non-Public Service (not including admin)		\$1,103,658
Total Allocation from HUD including reallocation	\$1,379,572	
Administration cap per regulation, 20%	\$275,914	

HOME

Project	Amount
Administration	\$113,000
Community Housing Development Organization (CHDO) Set Aside	\$124,500
West Allis (including West Allis program income)	\$314,271
Home Repair Loans	\$200,000
Down Payment Assistance – Movin’ Out	\$208,000
Milwaukee County TBRA/Rapid Rehousing	\$147,306
Rental Development (final approval by Board)	\$150,000
HOME Total	\$1,257,077



Héctor Colón, Director
Department of Health and Human Services

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